

BY: Pruned Walker
DATE: 6/12/19

Description of 8.178 Acres

Description of a tract of land situate the Ohio Company Purchase Town 11, Range 14, Section 17, Trimble Township, Athens County, Ohio.

Being all of the lands deeded to Federal National Mortgage Association, Official Record Book 551, pages 1133-1136,

First Parcel, Second Parcel First Tract, Second Parcel Second Tract, Third Tract, Auditor Parcels: M010010038700, M010010038400, M010010038600, M010010038500, and being more fully described as follows:

Commencing at a Steel Channel Beam at the northwest corner of said Section 17;
Thence S03°51'53"W 651.17 feet along the west boundary of said Section to a point in the center of Township Road 312 and State of Ohio Wildlife Trial and being the point of beginning of the tract herein described;

1.) Thence N54°48'32"E 185.76 feet to a point at the intersection of T-312 and Oakdale Road, C-31;

2.) Thence S61°38'26"E 257.49 feet to a point in the center of County Road 31;

3.) Thence S57°44'00"E 233.24 feet to a point in the center of County Road 31;

4.) Thence S59°24'13"E 179.17 feet to a point in the center of County Road 31;

5.) Thence S51°43'39"E 90.74 feet to a point in the center of County Road 31;

6.) Thence S40°16'59"E 64.53 feet to a point in the center of County Road 31;

7.) Thence S31°33'19"E 57.94 feet to a point at the center of County Road 31 and the western right-of-way boundary of an abandoned railroad of Graham 145-665;

8.) Thence along a curve to the right having a radius of 1399.36 feet and a length of 122.66 feet with a chord bearing of S00°27'40"W and chord length of 122.62 feet to an iron pin set at a railroad post on said right-of-way;

9.) Thence N85°59'14"W 904.42 feet along a common boundary to Federal National Mortgage Association 551-1133 and Lowery 206-134 to an iron pin set at a railroad tie post;

10.) Thence N03°51'53"E 446.11 feet along a common boundary to Federal National Mortgage and the State of Ohio 185-325 to the point of beginning containing a total of 8.178 acres.

Plat of Survey is attached herewith and made a part thereof.


Subject to all easements, rights-of-way, covenants and agreements of record.

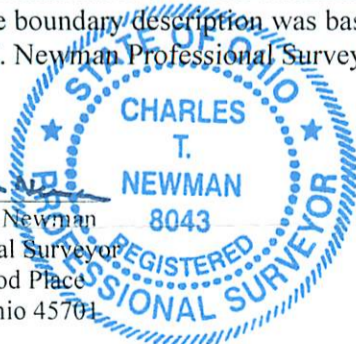
Iron pins set are #5 rebar of 30 inches capped NEWMAN 8043.

Basis of bearings is the western line of Section 17.

A true meridian has NOT been determined.

The above boundary description was based on an actual field survey and completed by Charles T. Newman Professional Surveyor Registered PS-8043 on June 10, 2019.


Charles T. Newman
Professional Surveyor
66 Elmwood Place
Athens, Ohio 45701



Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

JUN 12 2019

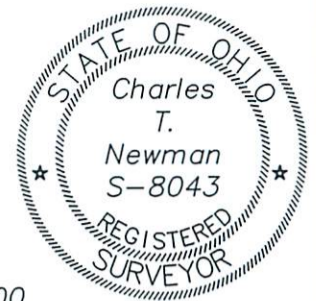
Jill Thompson
Athens County Auditor

C. TIM NEWMAN
Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

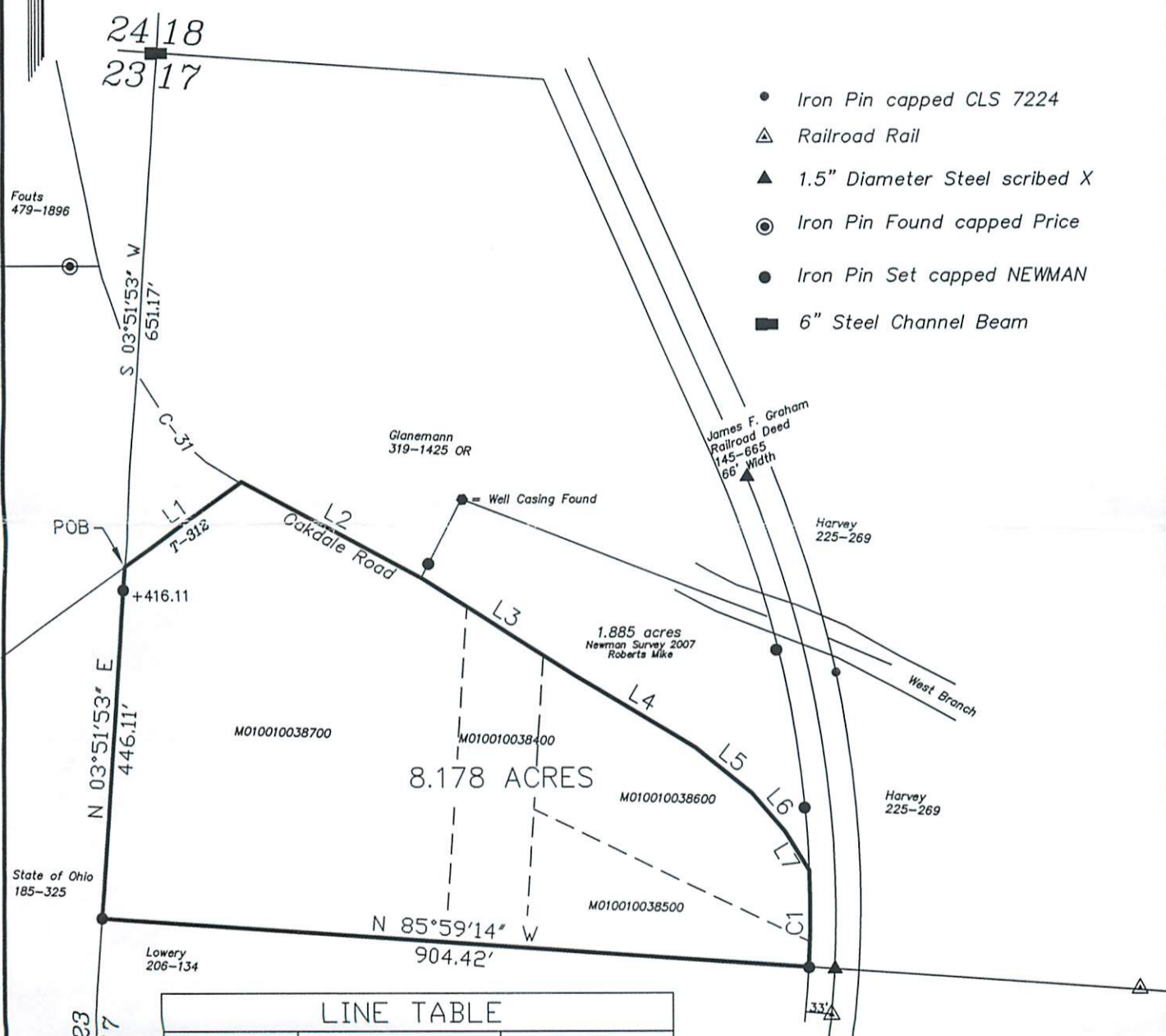
740-594-1884
FAX 740-594-9413

Plat of Survey of 8.178 Acres
Situating Ohio Company Purchase Town 11, Range 14, Section 17,
Trimble Township, Athens County, Ohio.
Being all of the lands deeded to:
Federal National Mortgage Association,
Official Record Book 551, pages 1133-1136.
First Parcel, Second Parcel First Tract,
Second Parcel Second Tract, and Third Tract.
Auditor Parcels:
M010010038700, M010010038400, M010010038600, M010010038500.



Basis of Bearings:
Denoted West Line of Section 17
A True Meridian has NOT been determined

Charles T. Newman
Charles T. Newman
Surveyed 6/10/2019



LINE TABLE		
LINE	BEARING	LENGTH
L1	N54°48'32"E	185.76
L2	S61°38'26"E	257.49
L3	S57°44'00"E	233.24
L4	S59°24'13"E	179.17
L5	S51°43'39"E	90.74
L6	S40°16'59"E	64.53
L7	S31°33'19"E	57.94

CURVE TABLE				
CURVE	RADIUS	CURVE LENGTH	CHORD BEARING	CHORD LENGTH
C1	1399.36'	122.66'	S 00°27'40" W	122.62'

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *William*
DATE: *6/10/19*

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.