

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

JUN 18 2018

Jill Thompson  
Athens County Auditor

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: Branner J. Branner 082  
DATE: 6/14/18

## DESCRIPTION OF A 8.263 ACRE TRACT

Situated in Fraction 30, Section 21, Trimble Township, T-11, R-14, Athens County, Ohio, being all of the land as described in the Athens County Official Records Volume 526, Page 2054, and being more particularly described as follows:

**Commencing** at the Northwest Corner of Fraction 30, thence S 79° 59' 26" E, 3135.02 feet (calculated) to an iron pin set on the South line of Gilkey (122-800 O.R.) and also being the **Point of Beginning** for the survey herein described:

Thence continuing along the South line of Gilkey,  
S 85° 23' 02" E, 56.90 feet to an iron pin found with plastic cap stamped "Dennis P. Hagan #6917";  
Thence along the lines of Wright (516-2509 O.R.),  
S 82° 25' 48" E, 52.67 feet to an iron pin found;  
N 29° 56' 05" E, 250.82 feet to an iron pin found on the Right of Way of State Route 78;  
Thence along said State Right of Way, along a curve to the right with an arc length of 292.38 feet, a radius of 1832.09 feet, a chord bearing of S 40° 53' 58" E, and a chord length of 292.07 feet, to a point in Mud Fork (creek);  
Thence continuing along said State Right of Way,  
S 62° 48' 36" W, 72.11 feet to an iron pin set, passing an iron pin set at 20 feet;  
Thence continuing along said State Right of Way along a curve to the right with an arc length of 100.41 feet, a radius of 1799.86 feet, a chord bearing of S 34° 28' 38" E, and a chord length of 100.39 feet to an iron pin set on the West line of Shady Grace Enterprises, INC (78-764 O.R.);  
Thence along the lines of Shady Grace Enterprises, INC,  
S 22° 49' 05" W, 122.24 feet to an iron pin set;  
S 43° 10' 55" E, 80.00 feet to an iron pin set on the West line of McMillan (14-739 O.R.);  
Thence along the lines McMillan,  
S 22° 49' 15" W, 743.50 feet to an iron pin set;  
N 89° 40' 57" W, 171.59 feet to a 40" Red Oak on the Southeast corner of Burk (240-539 O.R.);  
Thence along the East lines of Burk and Christman (28-1232 O.R.),  
N 02° 00' 39" E, 986.59 feet, passing an iron pin found at 498.68 feet, to the point of beginning and containing 8.263 acres of which 0.935 acres are contained within Parcel M010210110100 and 7.328 acres are contained within Parcel M010010076500.

Subject to all easements and rights of way of record.

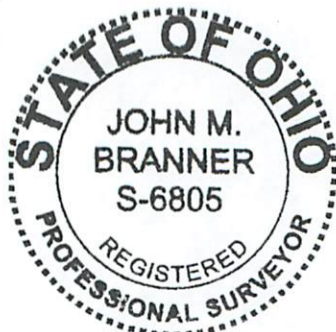
Iron pins set are 5/8 inch by 30 inch long rebar w/ plastic I.D. Cap stamped Branner P.S. 6805

Bearing: N.A.D. 83 - Grid North - Ohio South Zone

The above description is based on a field survey completed June, 2018

by Jeb Branner, S.I., E.I., under the supervision of:

John M. Branner P.S. 6805





Gilkey  
Earl L. & Fonda R.  
122-800 O.R.

Wright  
John Alan Jr.  
516-2509 O.R.

State Route 78

Capped  
"Dennis P. Hagan #6917"

1/2" iron pins  
found

S 85° 23' 02" E  
403.12'

N 29° 05' 41" E  
121.31'

250.82'

S 62° 48' 36" W  
72.11'

M010210110100 (0.935 ac.)  
M010010076500 (7.328 ac.)

S 82° 25' 48" E  
52.67'

S 85° 23' 02" E  
56.90'

P.O.B.  
(N:548260.33, E: 2077338.74)

Bears  
S 79° 59' 26" E, 3135.02'  
(calculated)  
from Northwest corner  
of Fraction 30

Christman  
Rebecca  
28-1232 O.R.

Curve Table				
CURVE	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	292.38'	1832.09'	S 40° 53' 58" E	292.07'
C2	100.41'	1799.86'	S 34° 28' 38" E	100.39'

**8.263 Acres**

Survey of a 8.263 Acre tract  
Sited in Fraction 30,  
Section 21, T.11, R.14,  
Trimble Twp., Athens Co., OH  
Surveyed June, 2018  
by Jeb Branner, S.I., E.I.,  
under the supervision of:

By: *John M. Branner*  
John M. Branner, P.S. 8605  
P.O. Box 274  
The Plains, OH 45780

Burk  
James A. & Connie Ann  
240-539 O.R.

Description Checked for  
Mathematical Accuracy  
Athens County

ENGINEER'S OFFICE

BY: *William & Shirley McMillan*  
DATE: *6/14/18*

McMillan  
William & Shirley  
14-739 O.R.



Scale 1"=100'

- = Iron pin set 5/8" rebar w/ plastic ID cap
- = Iron pin found

Bearings: N.A.D. Grid North - Ohio South Zone  
Ref. Docs.: Tax Plats, Deeds, Existing Surveys

N 89° 40' 57" W  
171.59'

N 02° 00' 39" E  
986.59'

+498.68'

S 22° 49' 15" W  
743.50'

S 22° 49' 05" W  
722.24'

S 43° 10' 55" E  
80.00'

Shady Grace  
Enterprises INC  
78-764 O.R.

Mud Fork