

5.000 Acres

Situate Ohio Company Purchase, Town 11, Range 14, Section 3, Trimble Township,  
Athens County, Ohio.

Being a new tract created from lands deeded to: Michael L. Ward and Tamara L. Spencer-Ward,  
Official Record Book 513, pages 2563-2565.

Parent Parcel M010010010000.

Commencing at a notched stone found at the southwest corner of the Southeast Quarter of Section 3;  
Thence S84°01'57"E 1566.65 feet along the assumed south line of Section 3 to an iron pin found capped  
England at the point of beginning of the tract herein described;

- 1.) Thence N08°58'37"E 487.83 feet along a common boundary to Tressel 369-1907 to an iron pin set;
- 2.) Thence S83°42'36"E 424.45 feet to a point in the center of Fierce Ridge Road, Township Rd. 346,  
passing iron pins set at 248.90 feet and at 394.45 feet;
- 3.) Thence S02°44'28"W 213.33 feet to a point in the center of Township Road 346;
- 4.) Thence S05°43'52"W 274.39 feet to a point in the center of Township Road 346;
- 5.) Thence N83°42'36"W 463.20 feet, (passing an iron pin found capped Swoyer at 26.72 feet) to the point  
of beginning containing a total of 5.000 acres.


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

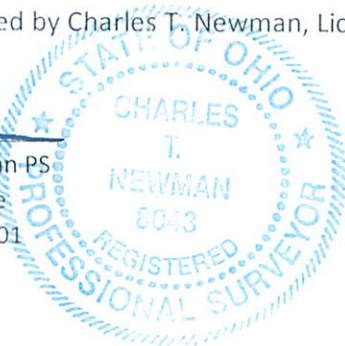
Subject to all easements, rights-of-way, covenants and agreements of record.

Iron Pins Set are number 5 rebar, 30-inches in length capped NEWMAN PS-8043

Basis of bearings : The south line of said Section 3 where a true meridian has NOT been determined.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on October 27, 2022.

  
Charles T. Newman-PS  
66 Elmwood Place  
Athens, Ohio 45701



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: 

DATE: 10/31/22

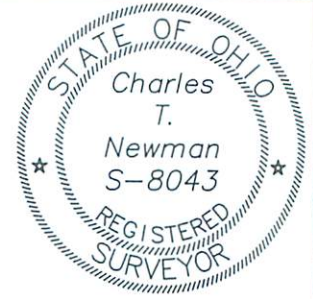
Legal Description Pre-Approval  
**APPROVED**  
All transfers are subject to  
Athens County Conveyance Standards

OCT 31 2022

Jill Thompson  
Athens County Auditor



Plat of Survey of (2) Tracts  
Situating Ohio Company Purchase, Town 11, Range 14, Section 3,  
Trimble Township, Athens County, Ohio.  
Being all the lands deeded to:  
Michael L. Ward and Tamara L. Spencer-Ward,  
Official Record Book 523, pages 2442-2446,  
Official Record Book 513, pages 2563-2565,  
Parent Parcels M010010010003 and M010010010000.

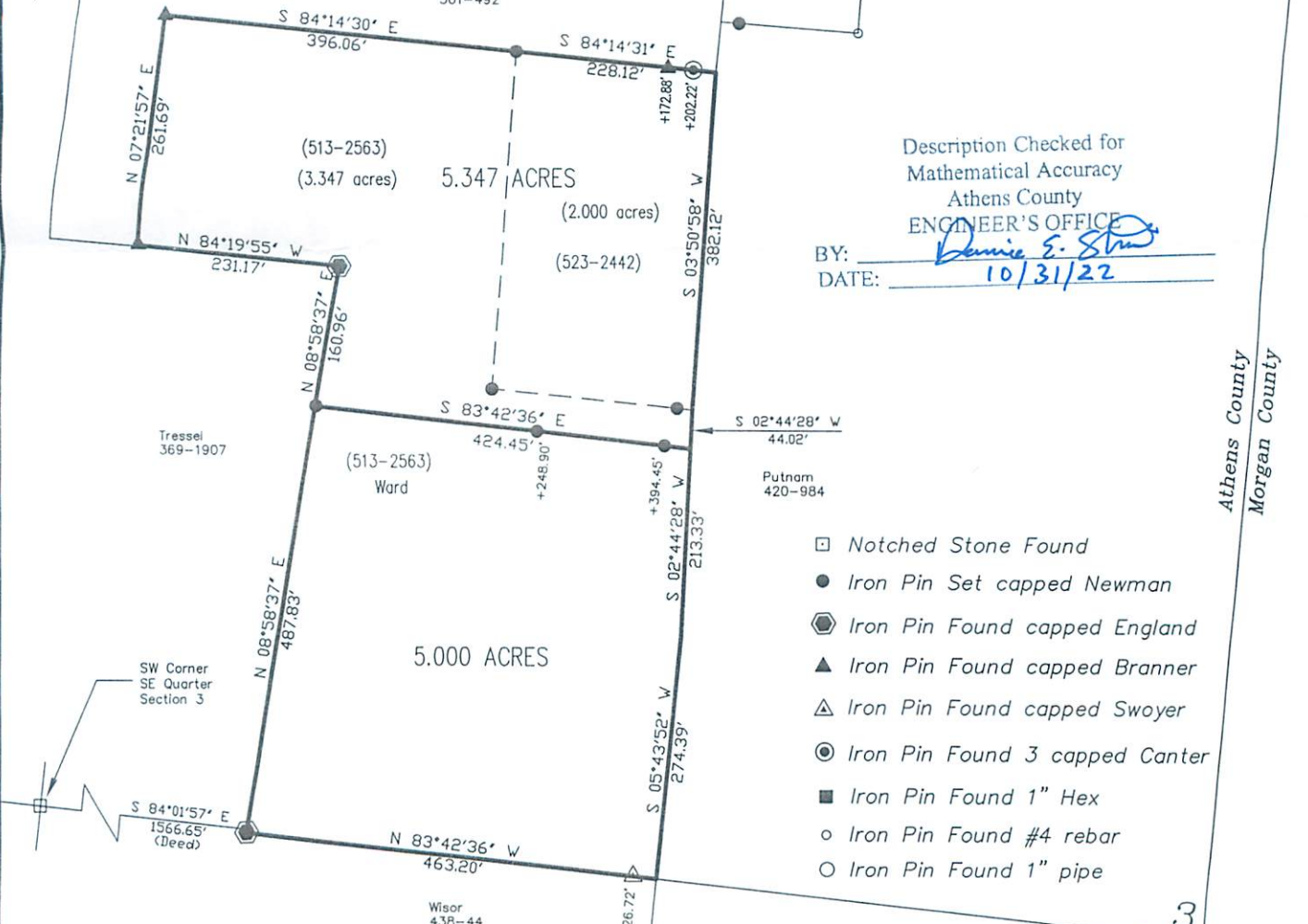


*Charles T. Newman*  
Charles T. Newman  
Surveyed October 2022

Basis of Bearings: Denoted south line of Section 3  
A True Meridian has NOT been determined

Deeds and Prior Surveys used as noted on Plat

Deed 368-793



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: *Dennis E. Strain*  
DATE: 10/31/22

GRAPHIC SCALE

Canter Survey 1998



( IN FEET )  
1 inch = 200 ft.

3  
2