

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Pranab G. G. G.
DATE: 7/2/19

Approved By
Athens County Regional Planning Commission
Date 7/3/2019
Jessie P.

Athens City-County Health Dept.
278 West Union Street
Athens, Ohio 45701
Pat M. G. G. G. 7/2/19

2.936 Acre Survey for Marvin Shamhart

Situate in the State of Ohio, Athens County, Trimble Township, Section 4, Township 11 North, Range ^{RCC} 14 West, Morgan County, Homer Township, Section 34, Township 7 North, Range 13 West, Ohio Company Purchase and being part of a 2.212 acre parcel conveyed to Marvin E. Shamhart recorded in Official Record 189, Page 239, part of a 0.788 acre parcel conveyed to Marvin Shamhart recorded in Official Record 552, Page 657 in the Athens County Recorder's office and part of a 1.931 acre parcel conveyed to Marvin Shamhart recorded in Official Record 231, Page 4336 in the Morgan County recorder's office being more particularly described as follows:

Commencing at a stone found at the southeast corner of Section 4 of Trimble Township, thence North 04 Degrees 11 Minutes 55 Seconds East 520.08 feet along the east line of Section 4 being the east line of Athens County and the west line of Morgan County, Homer Township, Section 34 to a 1 inch iron pin found with no cap at the southeast corner of a 0.788 acre parcel conveyed Marvin Shamhart recorded in Official Record 552, Page 657 (Athens County), the southwest corner of a 0.792 acre parcel conveyed to Marvin Shamhart recorded in Official Record 231, Page 4336 (Morgan County), the northeast corner of a 2.163 acre parcel conveyed to Stephen J. Toth and Emily B. Toth recorded in Official Record 213, Page 149 (Athens County) and the northwest corner of a 0.38 acre parcel conveyed to Gary W. Humphrey and LaVerne M. Humphrey in Deed Book 204, Page 212 (Morgan County), said iron pin found being the **Point of Beginning** for the parcel herein described;

Thence from the **Point of Beginning** North 47 Degrees 14 Minutes 55 Seconds West 526.79 feet along the north line of a 2.163 acre parcel conveyed to Stephen J. Toth and Emily B. Toth recorded in Official Record 213, Page 149 (Athens County) and the grantors south line to a point in the center of State Route 78 passing an iron pin set at 217.61 feet;

Thence North 44 Degrees 30 Minutes 33 Seconds East 204.89 feet along the center of State Route 78 to a point;

Thence along a new division line South 48 Degrees 34 Minutes 37 Seconds East 259.10 feet to an iron pin set at the northwest corner of a 0.788 acre parcel conveyed to Marvin Shamhart recorded in Official Record 552, Page 657 passing an iron pin set at 28.10 feet

Thence South 72 Degrees 56 Minutes 38 Seconds East 74.98 feet along the north line of a 0.788 acre parcel conveyed to Marvin Shamhart recorded in Official Record 552, Page 657 to an iron pin set at the northeast corner of a 0.788 acre parcel conveyed to Marvin Shamhart recorded in Official Record 552, Page 657 being the east line of Athens County, Trimble Township, Section 4 and the west line of Morgan County, Homer Township, Section 34;

Thence South 79 Degrees 23 Minutes 05 Seconds East 106.60 feet to the center of Tunnel Road passing an iron pin set at 87.40 feet;

Thence along the center of Tunnel Road the following four courses;

1. South 07 Degrees 08 Minutes 37 Seconds West 30.75 feet to a point;
2. South 04 Degrees 09 Minutes 32 Seconds West 116.54 feet to a point;
3. South 00 Degrees 54 Minutes 04 Seconds East 115.38 feet to a point;
4. South 21 Degrees 47 Minutes 23 Seconds East 11.52 feet to a point;

Thence leaving the center of Tunnel Road South 23 Degrees 21 Minutes 55 Seconds West 58.94 feet along the west line of a 5.13 acre parcel conveyed to Rocky W. Exline and Amy D. Exline recorded in Official Record 87, Page 525 (Morgan County) to an iron pin found with a canter cap at the southwest corner of Rocky W. Exline and Amy D. Exline recorded in Official Record 87, Page 525, the northwest corner of Lot 1 of Pine Ridge Subdivision recorded in Slide 166 (Morgan County) conveyed to Dirk and Laurie Walton Recorded in Deed Book 203, Page 318 and the northeast corner of a 0.38 acre parcel conveyed to Gary W. Humphrey and LaVerne M. Humphrey in Deed Book 204, Page 212 (Morgan County);

Thence North 69 Degrees 41 Minutes 41 Seconds West 104.49 feet along the north line of a 0.38 acre parcel conveyed to Gary W. Humphrey and LaVerne M. Humphrey in Deed Book 204, Page 212 (Morgan County) to the **Point of Beginning**.

The above described contains 2.936 acres more or less. 1.356 acres from Athens County Auditor's parcel Number M010010016100 which presently shows 2.212 acres and all of Athens County Auditor's parcel Number M010010016101 which presently shows 0.788 acres and 0.792 acres of Morgan County Auditor's parcel Number 0500081800 which presently shows 1.931 acres.

The 1.356 acre parcel to be continuous and contiguous with the 0.788 parcel and the 0.792 acre parcel to be continuous and contiguous with the 0.788 parcel.

Subject to all legal easements and rights of way.

Plat of survey is attached hereto and made a part thereof.

All iron pins set are 3/4 inch by 30 inch rebar with a cap stamped "Canter PS 7226" or "Buckley Group 4153".

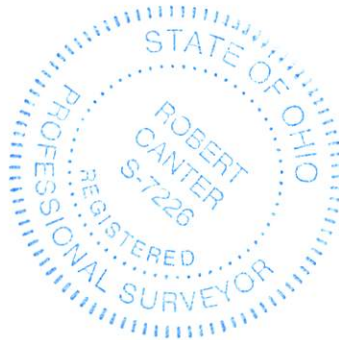
This description was prepared under the direction of Robert C. Canter, Registered Surveyor No. 7226 and is based on a field survey made by Canter Surveying/GPS Services, Inc. (now Buckley Group, LLC.) Completed March 2019.

Prior Instrument Reference as of the date this survey was prepared: Official Record 189, Page 239 (Athens County), Official Record 552, Page 657 (Athens County) and Official Record 231, Page 4336 (Morgan County).

All bearings, distances and coordinates are NAD 83(2011), Ohio State Plane, South Zone. Reference the east line of Athens County being North 04 Degrees 11 Minutes 55 Seconds East.



Robert C. Canter, P.S. 7226



3-21-19

Date

