

HUGHES LAND SURVEYING

PO BOX 216
MINERAL WELLS, WV 26150
1-304-489-9640

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

JUL 18 2017

5.3633 Acre Legal Description

Jill Thompson
Athens County Auditor

Situated in the State of Ohio, Athens County, Troy Township, Township 5 North, Range 11 West, being a part of a 28.8079 Acre parcel conveyed to Raymond R. Hoover as recorded in Official Record 520 on Page 663, bounded and described as follows.

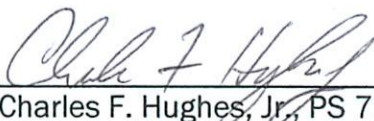
Beginning at a point in the center of Troy Township Road 175, at the northwest corner of the southeast quarter of Section 10, being the southeast corner of Raymond Hoover, Official Record 520, Page 663 and the southwest corner of Luther Williamson, Deed Book 134, Page 427. THENCE along the center of Township Road 175 the following two (2) courses, N 08 15' 55" E a distance of 169.66 feet to a point; THENCE N 08 36' 50" E a distance of 53.22 feet to a point; THENCE leaving the center of Township Road 175, N 63 00' 02" E a distance of 498.80 feet to a 5/8" capped rebar set, passing a 5/8" capped rebar set at 28.27 feet; THENCE S 35 01' 12" E a distance of 62.36 feet to a 5/8" capped rebar set; THENCE N 55 10' 59" E a distance of 73.41 feet to a 5/8" capped rebar set; THENCE N 68 32' 08" E a distance of 22.64 feet to a point; THENCE S 17 18' 33" E a distance of 36.87 feet to a 5/8" capped rebar set; THENCE S 14 03' 04" E a distance of 157.88 feet to a 5/8" capped rebar set; THENCE S 30 14' 35" E a distance of 124.56 feet to a point in a small creek on the north line of Brent Smith, Official Record 525, Page 405, passing a 5/8" capped rebar set at 96.51 feet; THENCE up the small creek S 48 32' 58" W a distance of 157.34 feet to a iron pin found at the northwest corner of Brent Smith, 18.86 Acre parcel, Official Record 525-405 and the northeast corner of Brent Smith 2.26 Acre parcel, Official Record 525-405; THENCE S 47 43' 52" W a distance of 118.59 feet to a point in the creek at the northwest corner of Brent Smith 2.26 acre parcel, Official Record 525-405; THENCE S 08 33' 34" W a distance of 22.08 feet to a X cut in the stream bed, where a stone found bears N 85 38' 34" W a distance of 19.65 feet; THENCE leaving the small creek, N 83 36' 47" W a distance of 500.10 feet, passing iron pins found at 12.85 feet, 160.10 feet and 480.10 feet, to the Point of Beginning, containing 5.3633 Acres. More particularly shown on the attached Plat of Survey, made by Charles F. Hughes, Jr., Professional Surveyor No. 7182, dated May 24, 2017, attached hereto, to be made a part hereof and to be filed herewith.

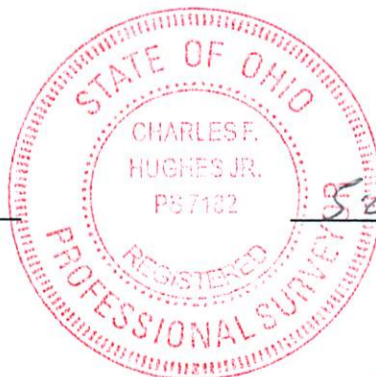
Subject to all legal highways, right of ways, easements, restrictions and reservations of record.

Bearings are based on an assumed meridian and are used to denote horizontal angles only.


All rebar set are 5/8" X 30" with a plastic cap stamped HUGHES OH 7182 WV 872.

This legal description was prepared by Charles F. Hughes, Jr., Professional Surveyor 7182, based on field surveys in May, 2017.


Charles F. Hughes, Jr., PS 7182



5/24/2017
Date

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: 
DATE: 5/31/17

PREPARED FOR
RAYMOND HOOVER

STATE OF OHIO
ATHENS COUNTY
TROY TOWNSHIP
T 5 N R 11 W SEC 16

LEGEND

- 5/8" CAPPED REBAR SET
- IRON PIN FOUND
- PIPE FOUND
- ⊗ 6" CONCRETE MONUMENT FOUND
- △ STONE FOUND



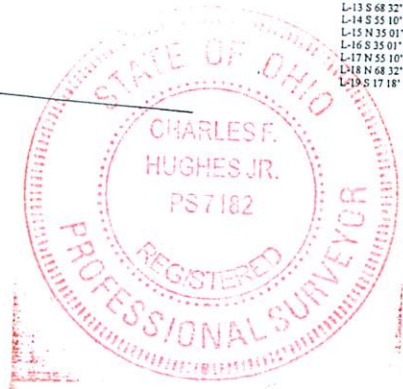
SCALE 1" = 100'

CALL TABLE

L-1	N 08° 36' 50" E	50.30'
L-2	N 07° 35' 19" E	70.02'
L-3	N 02° 03' 04" E	46.27'
L-4	N 07° 40' 46" W	34.57'
L-5	N 20° 12' 07" W	27.49'
L-6	N 31° 48' 28" W	29.81'
L-7	N 39° 26' 12" W	43.97'
L-8	N 42° 26' 14" W	52.92'
L-9	N 44° 37' 14" W	71.46'
L-10	N 45° 49' 04" W	206.12'
L-11	N 45° 01' 00" E	20.00'
L-12	N 17° 18' 33" W	36.87'
L-13	S 68° 32' 08" W	22.64'
L-14	S 55° 10' 59" W	73.41'
L-15	N 35° 01' 12" W	62.36'
L-16	S 35° 01' 12" E	62.36'
L-17	N 55° 10' 59" E	73.41'
L-18	N 68° 32' 08" E	22.64'
L-19	S 17° 18' 33" E	36.87'

REFERENCE

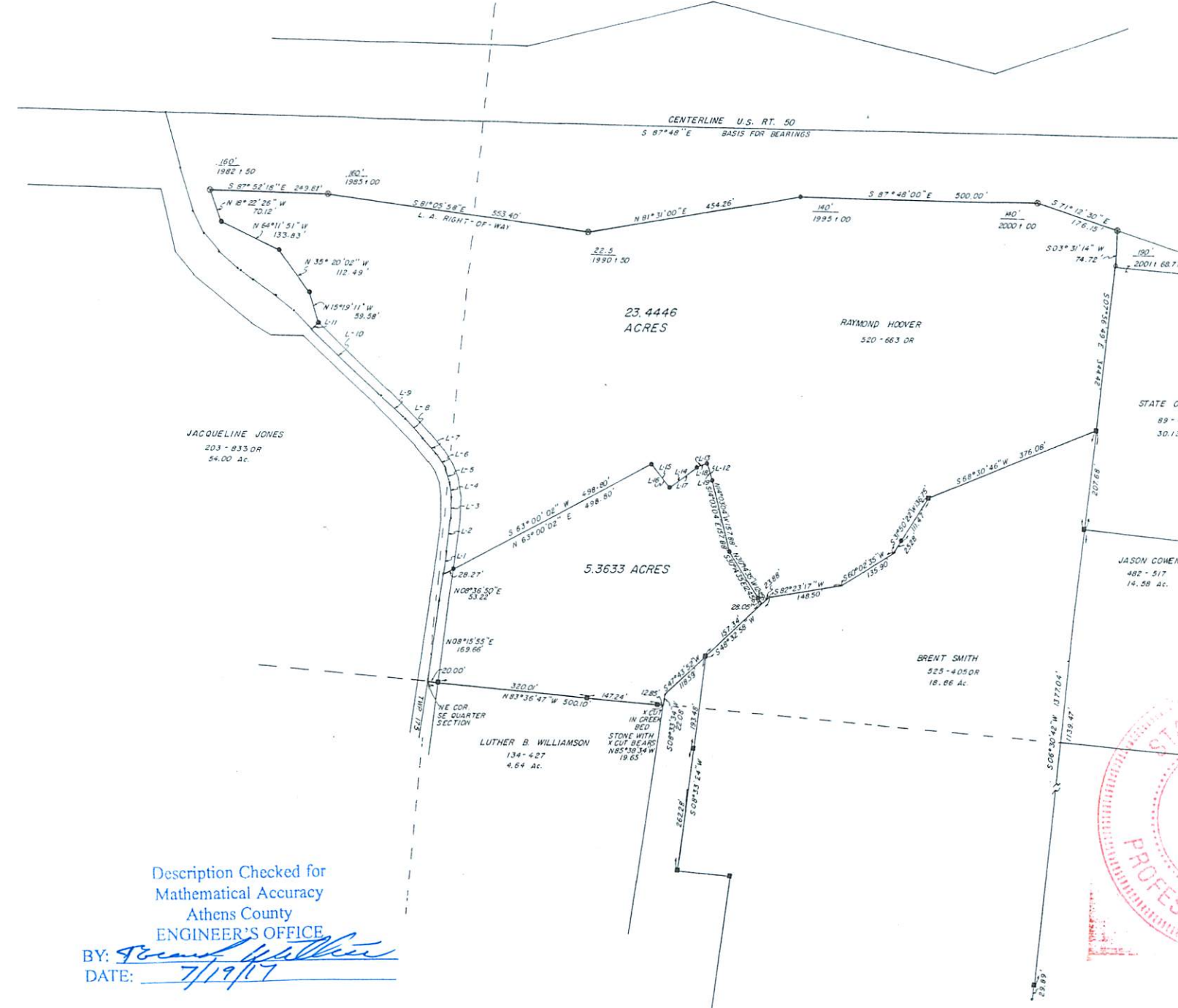
Troy Twp. Tax Map 19
 US RT. 50 Right of Way Plans
 Project ATH-50-38.04
 Survey Plans on file
 J. Branser G-2002
 M. Mulryan 9-01-01
 C. Hughes S-16-03
 E. Huffman S-5-98



Charles F. Hughes, Jr. 5/24/2017
 CHARLES F. HUGHES, JR. PS 7182 DATE

CHARLES F. HUGHES, JR.
 PROFESSIONAL SURVEYOR
 P.O. BOX 216, MINERAL WELLS, WV 26150
 1-304-489-9642

DATE ASSIGNED	DATE BY	DATE CHECKED



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: *Robert Walker*
 DATE: 7/19/17