

PERKINS SURVEYING, LLC

205 TIMBERLINE Drive Vincent, OH 45784

Phone: 304-917-9907

DESCRIPTION OF SURVEY FOR:

STEVE ALLEN

A tract or parcel of land situate in the State of Ohio, Athens County, Troy Township, Section 24, Town 5, Range 11, and being all of that same tract or parcel of land described in a deed to Steven L. and Kimberly S. Allen, being of record in the Office of the County Recorder of Athens County, Ohio, in Official Record Book 526 on page 423, and being more particularly described as follows:

Beginning for reference at a ½-inch Rebar, found, at the Northeast corner of the Northwest quarter of Section 24, and being the **TRUE POINT OF BEGINNING** for the tract or parcel herein to be described, thence with the East line of the Northwest quarter for one (1) line;

S 05-44-20 W 1,405.86 feet to a 5/8-inch Rebar with a yellow plastic cap stamped, "J. Perkins WV 2199 OH 8581," hereinafter referred to as a Rebar, set, a corner to Timothy Stone (OR 455 Pg 420), from which a Stone, found, marked with an "X" bears **S 05-44-20 W** at 1,360.41 feet, thence with said Timothy Stone for one (1) line;

N 84-22-50 W at 268.93 feet passing a Rebar, set, **IN ALL 329.30 feet** to a Point in the centerline of Township Road 181, known as Wildman Road, and corner to James Stone (DV 232 Pg 439) from which a Stone, found, marked with a notch bears **N 84-22-50 W** at 458.64 feet, thence with said James Stone and the centerline of Township Road 181 for sixteen (16) lines;

N 29-57-20 W 11.87 feet to a Point, thence;

N 19-07-10 W 149.17 feet to a Point, thence;

N 21-17-40 W 91.48 feet to a Point, thence;

N 17-13-20 W 125.26 feet to a Point, thence;

N 23-22-30 W 60.51 feet to a Point, thence;

N 31-17-30 W 113.04 feet to a Point, thence;

N 39-32-40 W 108.99 feet to a Point, thence;

N 52-18-50 W 149.07 feet to a Point, thence;

N 53-20-40 W 165.08 feet to a Point, thence;

N 40-12-50 W 30.59 feet to a Point, thence;

N 33-18-50 W 171.07 feet to a Point, thence;

N 30-46-50 W 185.19 feet to a Point, thence;

N 27-39-30 W 57.70 feet to a Point, thence;

N 18-46-10 W 126.59 feet to a Point, thence;

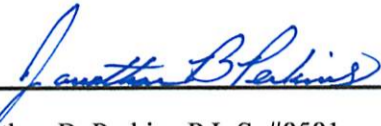
N 07-45-40 W 136.19 feet to a Point, thence;

N 13-51-10 W 84.69 feet to a Point in the North line of Section 24, thence with the North line Section 24 for one (1) line;

S 84-22-50 E at 25.00 feet passing a 5/8-inch Rebar, found, **IN ALL 1,316.91 feet** to the True Point of Beginning, containing **27.290 acres**, more or less, as surveyed by Jonathan B. Perkins in September, 2017, as shown on a **PLAT OF SURVEY FOR STEVE ALLEN**, dated the 14th day of September, 2017, attached hereto and made part of this description.

North is based on an assumed meridian, based on the West line of said Steven Allen's 186.42 acre tract (OR 389 Pg 723), and is used to denote horizontal angles only.

This description of survey is subject to all legal easements, right-of-ways, and restrictions of record.


Jonathan B. Perkins P.L.S. #8581

SEPT. 14, 2017

Date: September 14, 2017



Legal Description Pre-Approval
APPROVED

All transfers are subject to
Athens County Conveyance Standards

OCT 06 2017

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

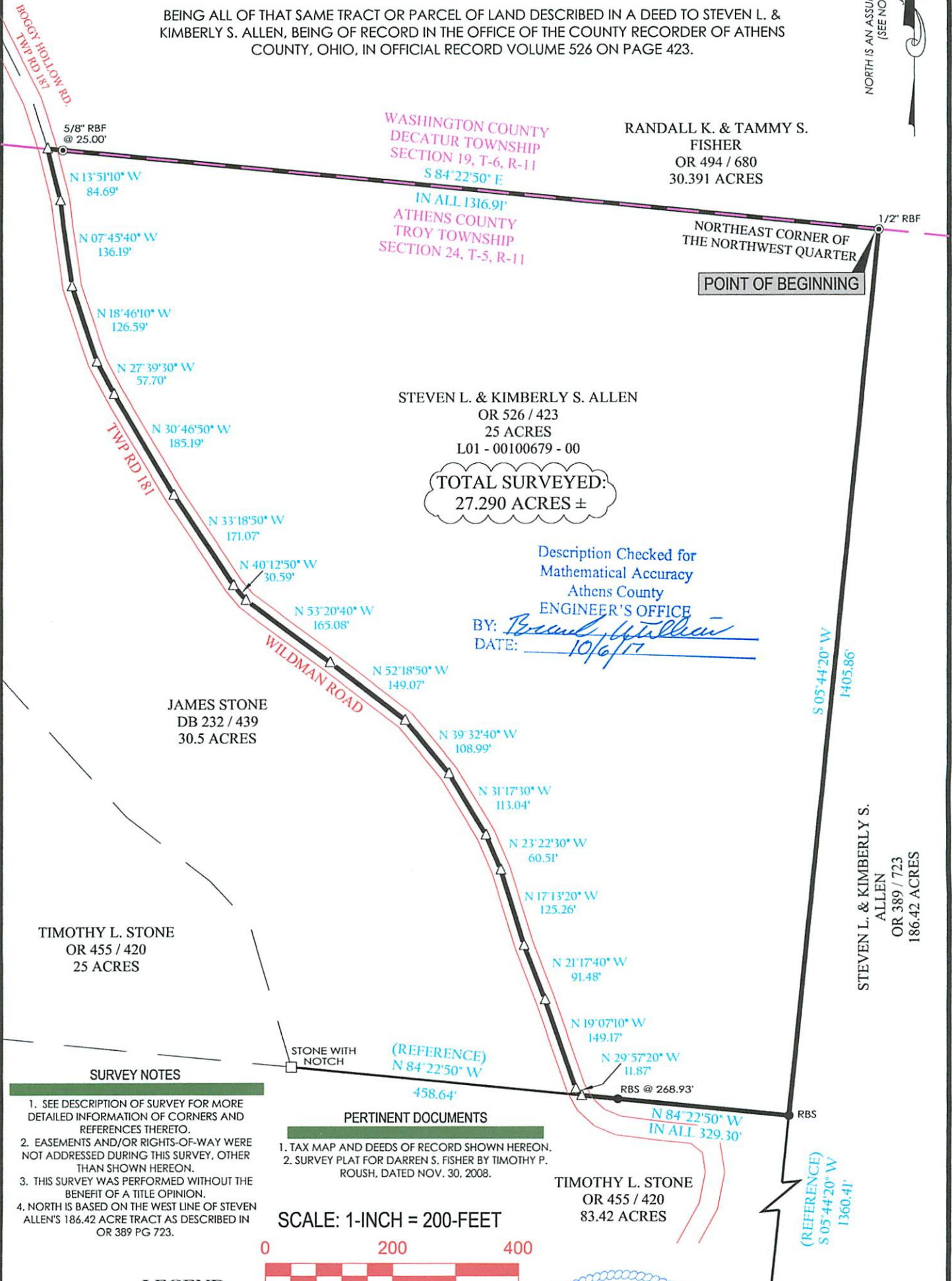
BY: 
DATE: 10/6/17

PLAT OF SURVEY FOR STEVE ALLEN

SITUATE IN THE STATE OF OHIO, ATHENS COUNTY, TROY TOWNSHIP,
SECTION 24, TOWN 5, RANGE 11.

BEING ALL OF THAT SAME TRACT OR PARCEL OF LAND DESCRIBED IN A DEED TO STEVEN L. &
KIMBERLY S. ALLEN, BEING OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF ATHENS
COUNTY, OHIO, IN OFFICIAL RECORD VOLUME 526 ON PAGE 423.

NORTH IS AN ASSUMED MERIDIAN.
(SEE NOTE 4)



RANDALL K. & TAMMY S.
FISHER
OR 494 / 680
30.391 ACRES

WASHINGTON COUNTY
DECATUR TOWNSHIP
SECTION 19, T-6, R-11
S 84° 22' 50" E
IN ALL 1316.91'
ATHENS COUNTY
TROY TOWNSHIP
SECTION 24, T-5, R-11

STEVEN L. & KIMBERLY S. ALLEN
OR 526 / 423
25 ACRES
L01 - 00100679 - 00

TOTAL SURVEYED:
27.290 ACRES ±

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Brenda Williams
DATE: 10/6/17

JAMES STONE
DB 232 / 439
30.5 ACRES

TIMOTHY L. STONE
OR 455 / 420
25 ACRES

STEVEN L. & KIMBERLY S.
ALLEN
OR 389 / 723
186.42 ACRES

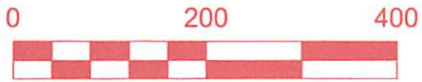
SURVEY NOTES

1. SEE DESCRIPTION OF SURVEY FOR MORE DETAILED INFORMATION OF CORNERS AND REFERENCES THERETO.
2. EASEMENTS AND/OR RIGHTS-OF-WAY WERE NOT ADDRESSED DURING THIS SURVEY, OTHER THAN SHOWN HEREON.
3. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE OPINION.
4. NORTH IS BASED ON THE WEST LINE OF STEVEN ALLEN'S 186.42 ACRE TRACT AS DESCRIBED IN OR 389 PG 723.

PERTINENT DOCUMENTS

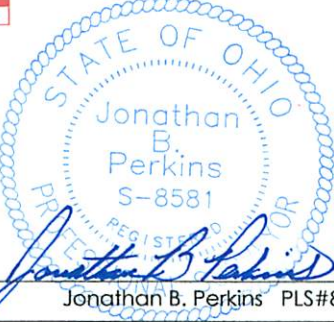
1. TAX MAP AND DEEDS OF RECORD SHOWN HEREON.
2. SURVEY PLAT FOR DARREN S. FISHER BY TIMOTHY P. ROUSH, DATED NOV. 30, 2008.

SCALE: 1-INCH = 200-FEET



LEGEND

SURVEYED LINE	
NON-SURVEYED LINE	
SECTION LINE	
RIGHT-OF-WAY	
5/8" X 30" REBAR, SET	
REBAR, FOUND	
STONE, FOUND	
CALCULATED POINT	
DEED BOOK VOLUME / PAGE	DB 000/000
OFFICIAL RECORD BOOK / PAGE	OR 000/000



PROJECT SURVEYOR: J. PERKINS
DRAFTED BY: J.B.P. 09/11/17
FIELD SURVEY: SEPT., 2017
FILE #: 17-0076

PERKINS SURVEYING, LLC
205 TIMBERLINE DRIVE
VINCENT, OH 45784
304-917-9907

SEPT. 14, 2017
Jonathan B. Perkins PLS#8581