

4.044 Acres

Situate Ohio Company Purchase, Town 11, Range 15, Section 12,  
Waterloo Township, Athens County, Ohio.  
Being a portion of those lands deeded to Dennis Chiki,  
Official Record Book 605, pages 1480-1483, and being more fully described as follows:


Commencing at a stone found at the northwest corner of the Southwest Quarter of said Section 12;  
Thence S04°30'31"W 558.63 feet along the west boundary of Section 12 to an iron pin found capped  
Evans;  
Thence S04°30'31"W 215.93 feet (passing an iron pin found capped Evans at 196.58 feet) to a point in  
Township Road 265, and being the point of beginning of the tract herein described;

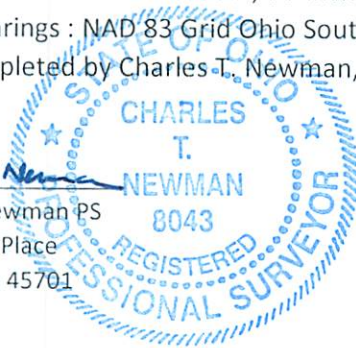
- 1.) Thence S49°48'18"E 165.30 feet to a point in Township Road 265;
- 2.) Thence N40°57'01"E 394.20 feet (passing an iron pin found capped Evans at 27.76 feet) along a  
common boundary to Burgett 498-2096 to an iron pin found capped Evans;
- 3.) Thence S86°23'34"E 355.22 along a common boundary to Post 527-746 to an iron pin found capped  
ODOT;
- 4.) Thence S39°26'38"W 126.83 feet along a common boundary to ODOT 69-602 to an iron pin found  
capped ODOT;
- 5.) Thence S45°26'26"W 262.67 feet along a common boundary to ODOT 69-605 to an iron pin set;
- 6.) Thence S42°20'10"W 164.45 feet along a common boundary to ODOT 69-605 to an iron pin found  
capped ODOT;
- 7.) Thence N80°09'56"W 77.04 feet along a common boundary to ODOT 69-605 to an iron pin set;
- 8.) Thence S35°35'31"W 62.14 feet along a common boundary to ODOT 69-605 to an iron pin found  
capped ODOT;
- 9.) Thence N86°13'49"W 269.20 feet along a common boundary to Young 550-1123 to an iron pin found  
capped England;
- 10.) Thence N04°29'51"E 255.57 feet along the west boundary of Section 12 to the point of beginning  
containing a total of 4.044 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 : NAD 83 Grid Ohio South

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on October 12, 2023.

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



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY:   
DATE: 10/13/23

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

OCT 13 2023

Jill Davidson  
Athens County Auditor

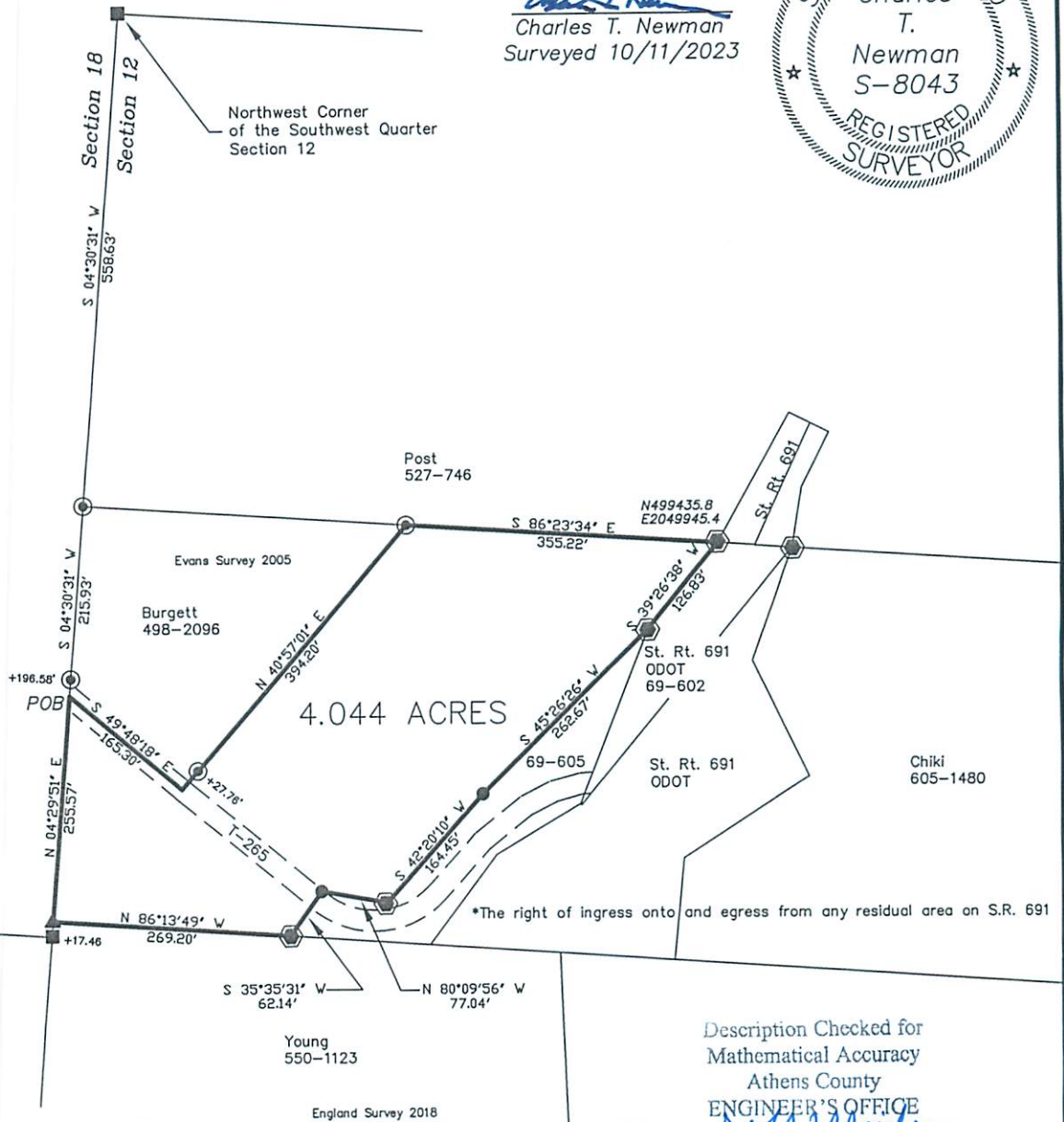
C. TIM NEWMAN  
Professional Surveyor

66 Elmwood Place  
Athens, Ohio 45701

740-594-1884  
740-591-5269

Plat of Survey of 4.044 Acres  
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Waterloo Township, Athens County, Ohio.  
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*Charles T. Newman*  
Charles T. Newman  
Surveyed 10/11/2023



Basis of Bearings: NAD83 Grid Ohio South  
Prior Surveys and Deeds reviewed as noted on Plat

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *[Signature]*  
DATE: 10/13/23

GRAPHIC SCALE



( IN FEET )  
1 inch = 200 ft.

- ▲ Iron Pin Found capped England
- Iron Pin Found capped Evans
- Iron Pin Set capped Newman
- Stone Found
- ⬢ Iron Pin Found capped ODOT