

DESCRIPTION OF A 83.28 ACRE TRACT

Situated Fraction 13, (Section 14), Section 8, and Section 13, of T.6, R.13 Ames Township, Athens County, Ohio and being more particularly described as follows:

Beginning at an iron pin set at what is to be taken as the North-east corner of Section 13.

Thence, along the west-line of Dads3 L.L.C. (596-883 O.R.)

S 5° 10' 39" W, 1881.00 feet to an iron pin set at the calculated location of a stone (dislodged) and called for in previous surveys;

Thence, along the North-lines of Daddens Development Ltd. (361-791 O.R.) and Carlos Silva (340-399 O.R.)

N 44° 28' 22" W, 1920.71 feet to an iron pin found at the North-east corner of Carlos Silva (340-399 O.R.);

Thence, along the lines of Dads3 L.L.C. 596-883 O.R.)

N 44° 28' 22" W, 417.19 feet to a point in McDougal Branch, passing an iron pin set at 357.19 feet;

Thence, up said creek , S 70° 19' 08" W, 163.06 feet to a point in State Route 690;

Thence, along State Route 690:

N 6° 45' 43" E, 137.38 feet to a point;

N 14° 13' 50" E, 152.71 feet to a point;

N 21° 23' 36" E, 354.57 feet to a point;

N 30° 08' 56" E, 141.44 feet to a point;

N 34° 20' 48" E, 580.75 feet to a point in State Route 550;

Thence, along State Route 550:

N 58° 45' 50" E, 176.73 feet to a point;

N 53° 20' 18" E, 173.65 feet to a point;

N 48° 32' 01" E, 207.89 feet to a point;

Thence, leaving said road and along the lines of Tyler Chadwell (489-537 O.R.)

S 51° 28' 48" E, 790.99 to an existing iron pin, passing an existing iron pin at 20.33 feet;

N 24° 26' 51" E, 269.12 feet to an existing iron pin;

Thence, along the line of Brent Chadwell (593-2687 O.R.)

S 22° 52' 21" E, 44.77 feet to a point in McDougal Branch ;

Thence, along said creek and the lines of Farley (329-203 O.R.)

S 30° 15' 57" W, 99.46 feet;

Thence, leaving said creek and along the line of Farley(329-203 O.R.)

S 28° 57' 39" E, 1071.88 feet to an iron pin set , passing an iron pin set at 95.51 feet;

Thence, along the line of Dads3 L.L.C. 586-883 O.R.)

N 85° 19' 06" W, 284.27 feet to the point of beginning and containing 83.28 acres, of which 36.6 acres are out of Parcel # C010010057600 and 46.68 acres are out of Parcel# C010010058900.

Subject to all easements and rights of way of record

Iron pins set are 5/8" x30" long rebar with plastic I.D. Cap stamped "Branner P.S. 6805"

Bearing: Grid North, N.A.D. 83, Ohio South Zone.

The above description is based on a field survey completed September 2022 by

John M. Branner P.S. 6805.



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

SEP 30 2022

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: 
DATE: 9/30/22



