

Description Checked for
Mathematical Accuracy
Athens County

ENGINEER'S OFFICE

BY: Branan Williamson
DATE: 3/2/15

Description Vacating Valley Acres Subdivision

Situated in L.L. 71 and 72 of Section 18, T.9, R.14, Athens Township, Athens County, Ohio and being all of the Platted Lots and Roads of the Valley Acres Subdivision as recorded in Envelopes 22-A and 22-B in Plat Cabinet of the Athens County Recorder and being more particularly described as follows:

Beginning at a point in Athens Township Road 251, said point bears South 33 degrees 56 minutes 44 seconds East, 1952.84 feet (calculated) from the North-West corner of Section 18;

Thence along the South line of Gamertsfelder Trustee (311-2638 OR):

South 71 degrees 43 minutes 33 seconds East 110.21 feet to a point;

Thence along the lines of Southeastern Ohio Real Estate Management Company(263-475 O.R.):

South 27 degrees 22 minutes 11 seconds West, 223.05 feet to a point;

South 56 degrees 51 minutes 35 seconds East, 215.47 feet to a point;

North 33 degrees 08 minutes 25 seconds East, 101.00 feet to a point;

South 56 degrees 51 minutes 35 seconds East, 63.49 feet to a point on the West side of the Hock-Hocking Bikeway;

Thence along the lines of the West side of said bikeway:

South 14 degrees 35 minutes 0 seconds West, 34.70 feet to a point;

South 16 degrees 25 minutes 0 seconds West, 380.60 feet to a point;

South 16 degrees 37 minutes 0 seconds West, 622.90 feet to a point on the U.S. Route 33 right of way;

Thence along said right of way:

North 86 degrees 01 minutes 0 seconds West, 88.80 feet to a point;

North 55 degrees 55 minutes 0 seconds West, 390.20 feet to a point on the East line of Gamertsfelder Trustee (195-517 O.R.);

Thence along the lines of Gamertsfelder Trustee (195-517 O.R.):

North 33 degrees 00 minutes 0 seconds East, 106.10 feet to a point;

North 56 degrees 10 minutes 0 seconds West, 218.70 feet to a point;

North 33 degrees 11 minutes 0 seconds East, 259.77 feet to a point;

North 34 degrees 44 minutes 0 seconds East, 67.17 feet to a point in Township Road 251;

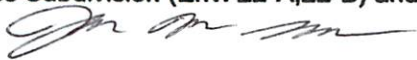
Thence along the center of Township Road 251:

North 34 degrees 55 minutes 0 seconds East, 209.30 feet to a point;

North 31 degrees 25 minutes 0 seconds East, 355.30 feet to a point;

North 25 degrees 24 minutes 0 seconds East, 125.20 feet to the point of beginning and containing 12.047 Acres. Includes Auditor's parcels: A-04-01801001-00 thru A-04-01801042-00 and all platted roads.

The above description was prepared by John M. Branner P.S. 6805 from the Record Plat of the Valley Acres Subdivision (Env. 22-A,22-B) and not on a field survey.



Plat Vacating Valley Acres Subdivision (Env. 22A&B)

of all Platted Lots and Roads and containing 12.05 acres
in L.L. 71 and 72 of Section 18, T.9, R.14, Athens Township, Athens Co.,O.



P.O.B. bears
S 33-56-44 E
1952.88' (calc)
from N.W. cor
of Sec. 18

Gamertsfelder Trustee
(311-2638 OR)

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: Frank Williams
DATE: 3/2/15

Southeastern Ohio Real
Estate Management Company
(263-475 OR)



Prepared By:

John M. Branner

John M. Branner P.S. 6805
Branner Surveying
62 East First Street
The Plains, Ohio 45780
740-541-0350

