

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Barbara Williams
DATE: 3/8/14

DESCRIPTION OF A 0.345 TRACT
(Transfer between adjoining owners)

Situated in L.L. 138, Section 28, T.9, R.14, Athens Township, Athens County, Ohio and being a part of a tract of land as described in Volume 480, Page 1929 of the Official Records of Athens County, Ohio and being more particularly described as follows:

Beginning at a point in Vore Ridge Road at Grantor's Northerly most corner, said point bears North 04 degrees 19 minutes 13 seconds East, 821.01 feet from an iron pin found at the South-west corner of L.L. 138;

Thence, along Vore Ridge Road:

S 18° 51' 18" E, 268.15 feet;

Thence, leaving said road and along a new line created by this survey:

S 74° 15' 27" W, 112.35 feet to an iron pin set, passing an iron pin set at 23.00 feet;

Thence, along the east-line of McGraw (227-533 O.R.)

N 4° 19' 13" E, 285.05 feet (passing an iron pin found at 235.05 feet) to the point of beginning and containing 0.345 Acres.

The above described tract is to continuous and contiguous with adjoining tract to the West having a PID# A040020010301.

Subject to all easements and rights of way of record.

Iron pins set are 5/8 inch by 30 inch long rebar w/ plastic I.D. Cap stamped Branner P.S. 6805

Bearing : Grid North- N.A.D. 83

The above description is based on a field survey completed March. 2018 by

John M. Branner P.S. 6805



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

MAR 08 2018

Jill Thompson
Athens County Auditor



Vore Ridge Rd.

P.O.B. bears
N 4° 19' 13" E 821.01'
from S.W. Cor of L.L. 138 (Sec. 28)

+235.05'

Parcel ID:A040020010301
MCGRAW, MICHAEL L & MARGARET A
Deed Reference:227-533 O.R.



Legal Description Pre-Approval
APPROVED
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MAR 08 2018

Jill Thompson
Athens County Auditor

N 4° 19' 13" E
285.05'

S 18° 51' 18" E
268.15'

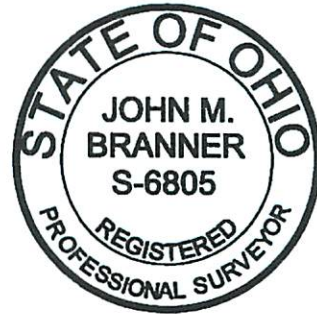
0.345 Acres
(to be continuous and
contiguous with adjoining tract
to the west PID#
PID:A040020010301

Transfer between adjoining owners

S 74° 15' 27" W
112.35'

+23.00'

Parcel ID:A040020010100
PERRY, SHARRON R
Deed Reference:480-1929 O.R.



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *John M. Branner*
DATE: 3/8/18

**Survey of a 0.345 Acre tract
Situated in L.L. 138, Section 28, T.9, R.14,
Athens Twp., Athens Co., OH
Surveyed March, 2018**

0' 50' 100' 150'



Scale 1" = 50'

- = Iron pin set 5/8" rebar w/ plastic ID cap
- = Iron pin found

Bearings: N.A.D. Grid North - Ohio South Zone
Ref. Docs.: Tax Plats, Deeds, Existing Surveys

By: *John M. Branner*
**John M. Branner, P.S. 8605
P.O. Box 274
The Plains, OH 45780**



LOTSPLIT/LAND TRANSFER PERMIT

CITY OF ATHENS, OHIO
ATHENS CITY CODE TITLE 23

Permit #: LS18-000005

Issue Date: 04/11/2018

Permit Type: Minor

Issue Date: 04/11/2018

Description: 7281 Vore Ridge Road

Approval Conditions/Notes: Your request for a Minor Subdivision (Lotsplit/Land Transfer) is approved in accordance with the application submitted and ACC Title 21.

Location:

Lot: 138 Section: 28 Town: 9 Range: 14 Township: Athens

Applicant:

Michael McGraw
Phone: 740-591-8192

Property Owner:

Michael McGraw
Phone: 740-591-8192

7281 Vore Ridge Road
Athens, Oh 45701

Surveyor Name: John Branner

Registration #: P.S.8605

Date property owner originally purchased the property:	04/04/2018
Acreage of original purchase:	0.345
Number and size of parcels subdivided since original purchase:	0
Acreage of proposed parcel(s) with new plat of survey attached:	0.345
Public road frontage of proposed parcel(s): 268 feet	Residual:
Date of survey of plat of proposed parcel(s):	03/08/2018
Approval date of health authority of jurisdiction for sewage disposal:	
Approval date of County Engineer for mathematical accuracy of survey:	03/08/2018

Minimum Requirements:

Public Road Frontage:

Engineer's Approval:

Width to Depth Ratio:

Health Department Approval:


Number of Splits Permitted:

Registered Surveyor:

Total Fees: \$80.00

Service-Safety Director recommendation:

[X] Approved [] Refused


Paula Horan-Moseley

Service-Safety Director

4/11/18

Date