

S.A. ENGLAND SURVEYING
Professional Land Surveying
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Legal Description

1.696 Acres

All of Bryant J. & Jamie L. Noble parcel: O.R. Book 508, Page 1265

Situated in the Township of Athens, County of Athens, State of Ohio, and being a part of Farm Lot 131 in Section 22, Township 9N, Range 14W, of the Ohio University Lands, and being more particularly described as follows;

Being a Survey of a parcel conveyed to Bryant J. & Jamie L. Noble, as recorded in O.R. Book 508, Page 1265, in the Athens County Deed Records, and being all of Auditor's P.P.N. A04-00200051-00, and further described as follows;

Commencing at a 5/8" o.d. iron pin found on the East line of Farm Lot 131 of which this description is a part marking the Southeast corner of a 2.70 Acre parcel conveyed to James L. & Janice M. Norris, as recorded in O.R. Book 366, Page 1360, also being the Northwest corner of a parcel conveyed to Deanna J. Jellison, as recorded in O.R. Book 485, Page 1377, and being the **PRINCIPLE PLACE OF BEGINNING**, of the 1.696 Acre parcel herein to be described: said pin bears S 00°21'11" E 458.0 feet (by O.R.366,Pg.1360) from the Northeast corner of Farm Lot 131;

Thence, S 00°21'11" E 244.76 feet continuing with the East line of said Farm Lot 131, the same being the West line of Farm Lot 102 and said parcel conveyed to Jellison (O.R.485, Pg.1377), to a 3/4" o.d. iron pipe found marking the Southwest corner of Farm Lot 102, the same being the Northwest corner of Farm Lot 101;

Thence, S 49°48'27" W 109.12 feet with the West line of said parcel conveyed to Jellison (O.R.485,Pg.1377), the same being the East line of said parcel conveyed to Reeves (O.R.67,Pg.960), to a mag nail set in the centerline of Vore Ridge Road (Co. Road 22), and passing over an iron pin set at 79.12 feet;

Thence with the centerline of Vore Ridge Road, with the following four (4) courses and distances:

- 1) N 56°30'38" W 89.77 feet to an angle point;
- 2) N 49°22'28" W 84.52 feet to an angle point;
- 3) N 58°22'53" W 33.37 feet to an angle point;
- 4) N 69°17'23" W 26.05 feet to the Southeast corner of a 0.970 Acre parcel conveyed to Rebekah M. & Carlos E. Mendez, as recorded in O.R. Book 521, Page 2571;

Thence, N 08°36'00" E 235.00 feet leaving Vore Ridge Road with the East line of said parcel conveyed to Mendez (O.R.521, Pg.2571), to a 5/8" o.d. iron pin found on the South line of said parcel conveyed to Norris (O.R.366,Pg.1360), and passing over a 5/8" o.d. iron pin found at 67.40 feet;

Thence, S 78°31'00" E 243.38 feet with the South line of said parcel conveyed to Norris (O.R.366,Pg.1360), to the **PRINCIPLE PLACE OF BEGINNING**, and containing 1.696 Acres, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.

Subject to a 25 foot wide driveway area as described in O.R. Book 366, Page 1360, in the Athens County Deed Records.

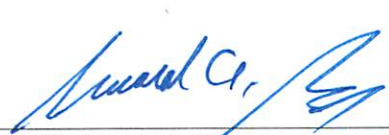
The bearings of the above description are based on the East line of Farm Lot 131, as being S 00°21'11" E, and is an assumed Meridian used to denote angles only.

All iron pins set are 5/8" o.d. reinforcing bars 30" long with red caps labeled "S.A. ENGLAND #7452".

The above description was prepared by S.A. England Surveying, under the direct supervision of Scott A. England, Ohio Registered Surveyor #S-7452 in April of 2019.

Dated 4/24/19

Job No. 3229-19AT


Scott A. England P.S.
Ohio Registered Surveyor #7452



Plat of Survey

Township of Athens, County of Athens, State of Ohio, part Farm Lot 131 n Section 22, Township 9N, Range 14W, of the Ohio Ohio University Lands.

PROPERTY LOCATION:

Situated in the Township of Athens, County of Athens, State of Ohio, and being a part of Farm Lot 131 in Section 22, Township 9N, Range 14W, of the Ohio University Lands.

Being a Survey of a parcel conveyed to Bryant J. & Jamie L. Noble, as recorded in O.R. Book 508, Page 1265, in the Athens County Deed Record, and being all of Auditor's P.P.N. A040020005100.

BASIS OF BEARING

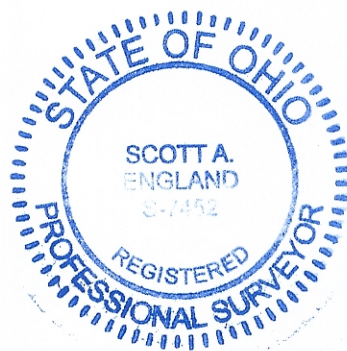
The bearings of this plat are based on the East Line of Farm Lot 131, as being S 00°21'11" E, and is an assumed Meridian used to denote angles only.

PREPARED FOR:

Bryant Noble

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Scott A. England*
DATE: 5/1/19



I hereby certify that an actual survey of the premises was made, and that this plat is correct to the best of my knowledge.

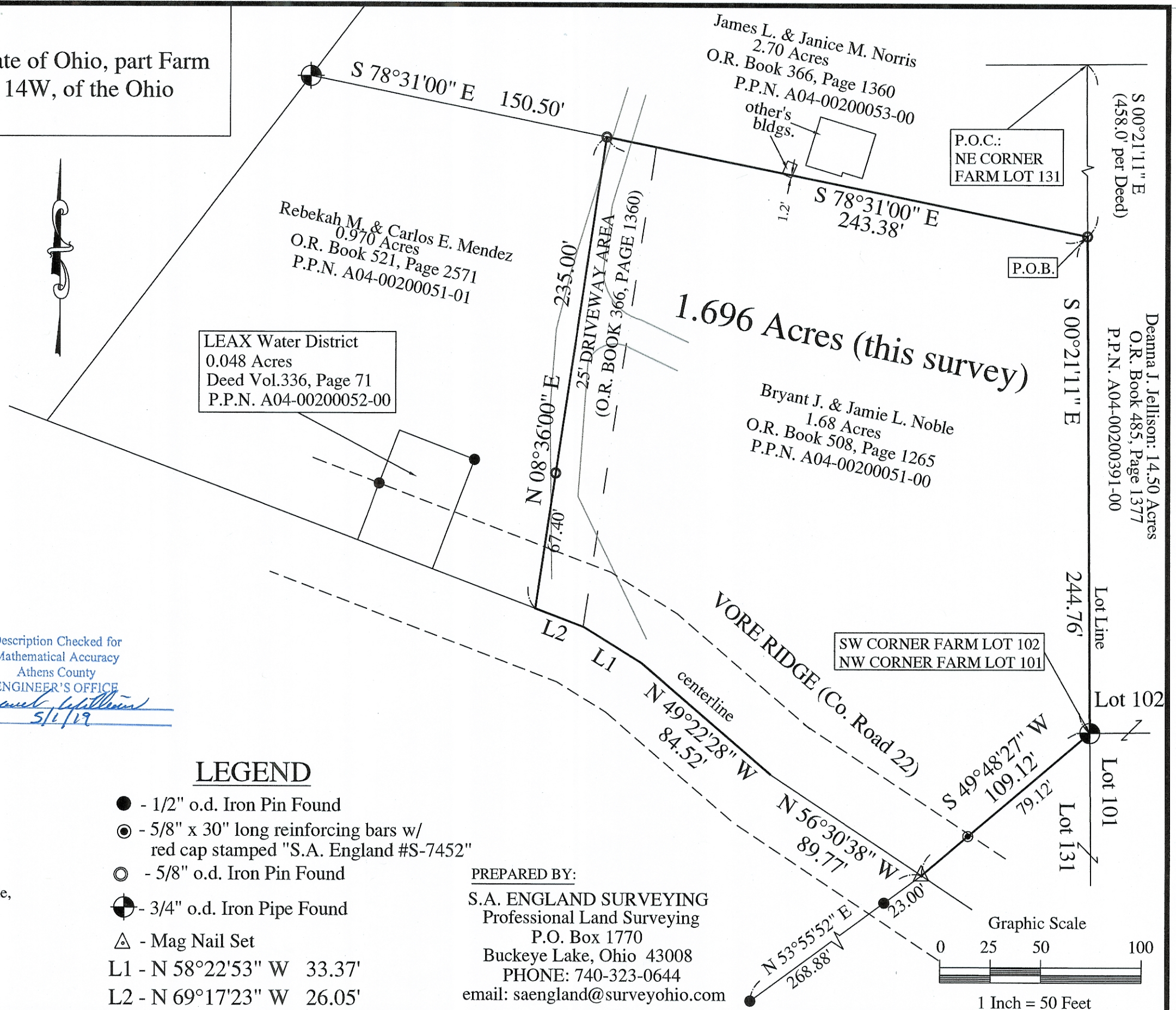
Date 4/24/19 *Scott A. England*
Scott A. England, P.S.
Ohio Registered Surveyor #S-7452

LEGEND

- - 1/2" o.d. Iron Pin Found
 - ⊙ - 5/8" x 30" long reinforcing bars w/ red cap stamped "S.A. England #S-7452"
 - - 5/8" o.d. Iron Pin Found
 - ⊕ - 3/4" o.d. Iron Pipe Found
 - △ - Mag Nail Set
- L1 - N 58°22'53" W 33.37'
L2 - N 69°17'23" W 26.05'

PREPARED BY:

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Professional Land Surveying
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Deanna J. Jellison: 14.50 Acres
O.R. Book 485, Page 1377
P.P.N. A04-00200391-00