

DESCRIPTION OF A 16.067 ACRE TRACT

Tract A

to be continuous and contiguous with E020020022500, Berry (494-2108 O.R.)

Situated in Fractions 17 & 18, Section 22, T.5, R.13, Canaan Township, Athens County Ohio, and being part of Parcel E010010035100 as described in Volume 572, Page 2676, of the Official Records of Athens County, Ohio, and being more particularly described as follows:

Beginning at a point in County Road 24 (Harmony Road) bearing S 17° 57' 35" W, 1624.45 feet from the Northeast Corner of Fraction 17, said corner being Station 132+45.40/57.15' Rt. as found on the State of Ohio US 50 Right of Way Plans:

Thence along new lines created by this survey the following four courses:

- (1) S 26° 30' 40" W, 197.31 feet to an iron pin set, passing an iron pin set by a post at 20.36 feet;
- (2) N 88° 38' 38" W, 96.80 feet to an iron pin set;
- (3) S 20° 35' 18" W, 713.93 feet to an iron pin set passing an iron pin set at 333.82 feet;
- (4) S 15° 24' 28" E, 409.25 feet to an iron pin found;

Thence along the lines of Berry (494-2108 O.R.):

N 87° 25' 01" W, 422.28 feet to an iron pin found;

N 20° 33' 15" E, 1392.99 feet to a point in County Road 24 (Harmony Road), passing an iron pin found by a post at 1357.89 feet;

Thence leaving said road and along the East line of Kalinichenko 557-982 O.R.),

N 20° 33' 11" E, 838.77 feet to a point in Hocking River, passing an iron pins found at 30.00 feet and 738.77 feet;

Thence along said river:

S 48° 24' 28" E, 286.00 feet to a point;

S 29° 33' 28" E, 318.14 feet to a point;

Thence leaving said river and along new lines created by this survey the following four courses:

- (1) S 04° 47' 21" W, 607.19 feet to a point in County Road 24 (Harmony Road) passing iron pins set at 145.71 feet and 571.40 feet;

Thence along said road:

- (2) N 56° 44' 11" W, 207.51 feet to a point;

- (3) N 62° 49' 17" W, 143.50 feet to a point;

- (4) N 68° 50' 04" W, 57.36 feet to the Point of Beginning **and containing 16.067 acres total** of which 12.659 acres are contained within Fraction 17 and 3.408 acres are contained within Fraction 18 and all of which is to be continuous and contiguous with E020020022500, Berry (494-2108 O.R.).

Subject to all easements and rights of way of record.

Iron pins set are 5/8 inch by 30 inch rebar with plastic ID cap "Branner Surveying P.S. 8816"

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

The above description is based on a field survey completed May, 2021 by

Jeb Branner P.S. 8816



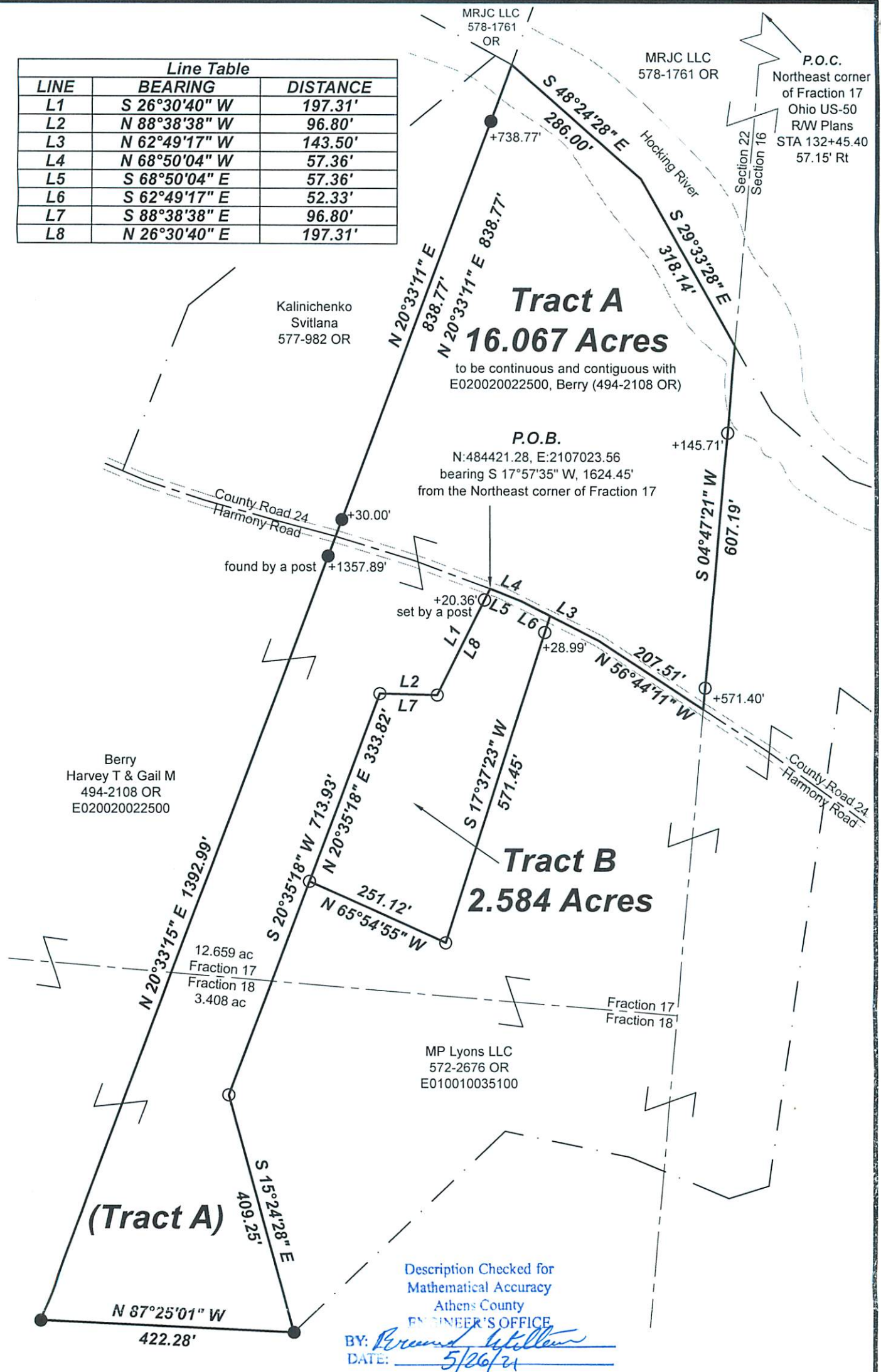
Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

MAY 26 2021

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Robert L. Bell*
DATE: 5/26/21

Line Table		
LINE	BEARING	DISTANCE
L1	S 26°30'40" W	197.31'
L2	N 88°38'38" W	96.80'
L3	N 62°49'17" W	143.50'
L4	N 68°50'04" W	57.36'
L5	S 68°50'04" E	57.36'
L6	S 62°49'17" E	52.33'
L7	S 88°38'38" E	96.80'
L8	N 26°30'40" E	197.31'



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Robert H. Branner*
DATE: 5/26/21



Scale 1"=200'

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

Bearings: N.A.D. 83 - Grid North - Ohio South Zone
Ref. Docs.: Tax Plats, Deeds, Existing Surveys
*Coordinates are to be used GIS purposes only



Survey of Two Tracts
Situated in Fractions 17 & 18,
Section 22, T.5, R.13,
Canaan Twp., Athens Co., OH
Surveyed May, 2021

By: *JEB*
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