

# BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 N. PEACH RIDGE ROAD  
ATHENS, OHIO 45701

JOHN M. BRANNER  
Registered Land Surveyor

TELEPHONE  
(740) 592-5778


## DESCRIPTION OF A 1.015 ACRE TRACT

Situated in Fraction 31, Section 20, T. 5, R. 12, Carthage Township, Athens County, Ohio and being more particularly described as follows.

Commencing at an iron pin found at the South-west corner of the East half of Fraction 31, Referenced by a Stone found Bearing North 1 degree 15 minutes 40 seconds East, a distance of 0.34 feet, said point being the POINT OF BEGINNING;  
thence, following the South line of Fraction 31, South 89 degrees 26 minutes 44 seconds West, a distance of 105.08 feet to a point in County road 53, passing an iron pin set at 89.08 feet;  
thence, leaving said South line of Fraction 31 and following said County road 53, North 12 degrees 36 minutes 11 seconds West, a distance of 298.89 feet to a Rail Road Spike set;  
thence, leaving said County road 53, North 78 degrees 30 minutes 09 seconds East, a distance of 181.12 feet to an iron pin set, passing an iron pin set at 34.48 feet;  
thence, South 1 degree 15 minutes 40 seconds West, a distance of 326.85 feet to a to the POINT OF BEGINNING; said described tract containing 1.015 acres (44,227.4950 square feet), and to be continuous and contiguous with a 59.23 acre tract described in Volume 124 Page 832 Official Records of Athens County.

Subject to all easements and right-of-ways of record.  
All iron pins set are 5/8 inch x 30 inch long rebar.

The above description is based on a field survey completed March 1998 By: John M. Branner P.S. 6805, 12500 N. Peach Ridge Road, Athens, Ohio 45701 (740) 592-5778



Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE

BY: S. Blausen  
DATE: 3-24-98

70

BERNARD  
246-133

+34.48' N 78°30'09"E  
181.12'

# 1.015 ACRES

TO BE CONTINUOUS AND  
CONTIGUOUS WITH A 59.23  
ACRE TRACT DESCRIBED IN  
VOLUME 124 PAGE 832 OFFICIAL  
RECORDS OF ATHENS COUNTY

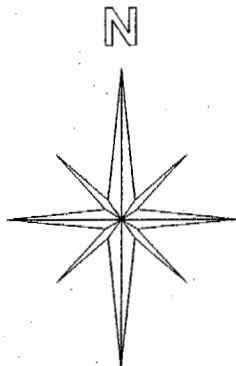
DARRELL L. &  
BARBARA A.  
COGAR  
124-832  
LOT "A" DWIGHTT W. DAVIS  
SUBDIVISION

BERNARD  
246-133

COUNTY ROAD 53

N 12°36'11"W  
298.89'

S 1°15'40"W  
326.85'

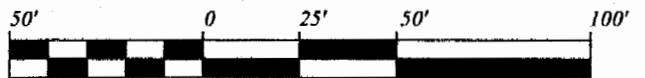


REFERENCE STONE FOUND  
BEARING N 1 15'40"E, 0.34'

S 89°26'44"W  
105.08'  
+89.08'

P.O.B.  
SOUTH-WEST CORNER  
OF THE EAST HALF OF  
FRACTION 31, SECTION 20

### Graphic Scale



1 INCH = 50 FEET

SURVEY OF A 1.015 ACRE TRACT  
FRACTION 31, SECTION 20, T. 5, R. 12,  
CARTHAGE TOWNSHIP, ATHENS COUNTY,  
OHIO  
SURVEYED MARCH 1998

- = IRON PIN SET
- = IRON PIN FOUND
- ▲ = RAIL ROAD SPIKE SET
- = STONE FOUND

BEARINGS ARE BASED ON A SURVEY  
OF A 59.23 ACRE TRACT AND ARE USED  
TO DENOTE ANGLES ONLY

*John M. Branner*  
JOHN M. BRANNER P.S. 6805  
12500 N. PEACH RIDGE ROAD,  
ATHENS, OHIO (740) 592-5778

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: *S. Blausey*  
DATE: 3-24-98

71

CAR # 20