

DEED DESCRIPTION

101.170 ACRES

RANDE BOLIN and GREG BOLIN PROPERTY {entire}  
AUDITOR'S PARCEL # F010010023600 {entire}

BEING A PART OF THE SOUTH HALF OF SECTION #24, TOWNSHIP 5 NORTH, RANGE 12 WEST, PART OF THE OHIO COMPANY PURCHASE, CARTHAGE TOWNSHIP, ATHENS COUNTY, OHIO [ALSO BEING A BOUNDARY SURVEY OF THE "FIRST TRACT" {entire}, THE "SECOND TRACT" {entire} AND THE "THIRD TRACT" {entire} OF THE RANDE BOLIN and GREG BOLIN PROPERTY OF OFFICIAL RECORD BOOK 473, PAGE 136 OF THE ATHENS COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE, AT AN INACCESSIBLE POINT MARKING THE SOUTHEAST CORNER OF SECTION #24 [SAID "POINT" BEARS N 87° 22' 27" W 284.58 FEET FROM AN EXISTING REFERENCE IRON PIN { WITH PLASTIC IDENTIFICATION CAP MARKED "BANNER" S-6805 }];

THENCE, FROM "REFERENCE BEGINNING", N 87° 40' 26" W 1158.57 FEET, IN THE SOUTH LINE OF SECTION #24 [ALSO BEING THE NORTH LINE OF SECTION #23] TO AN IRON PIN SET AND THE PRINCIPAL PLACE OF BEGINNING OF THIS, SUBJECT, "101.170 ACRES TRACT TO BE DESCRIBED. SAID "IRON PIN SET" IS IN THE WEST BOUNDARY OF THE PROPERTY OF CHRISTOPHER L. and PAMELA R. NUTTER OF OFFICIAL RECORD BOOK 379, PAGE 1029 AND ALSO MARKS THE NORTHEAST CORNER OF THE PROPERTY OF CALVIN JARVIS OF OFFICIAL RECORD BOOK 456, PAGE 1292];

THENCE, LEAVING SAID "NUTTER" PROPERTY, N 87° 40' 26" W 1696.22 FEET, IN THE SOUTH LINE OF SECTION #24 AND IN THE NORTH BOUNDARIES, RESPECTIVELY, OF THE AFORESAID "CALVIN JARVIS" PROPERTY AND THE PROPERTY OF JODI BAILEY OF OFFICIAL RECORD BOOK 269, PAGE 80, TO A RAILROAD SPIKE SET IN, ASPHALT SURFACED, COUNTY ROAD #143 [A.K.A. POTTER ROAD] MARKING THE SOUTHEAST CORNER OF THE GLADYS C. WILSON PROPERTY {5.432 acres} OF OFFICIAL RECORD BOOK 387, PAGE 525, PASSING IRON PINS SET AT 225.00 FEET AND 787.43 FEET;

THENCE, LEAVING THE SOUTH LINE OF SECTION #24, "COUNTY ROAD #143" AND THE AFORESAID "JODI BAILEY" PROPERTY, N 2° 30' 15" E 2667.19 FEET, ALONG AN OLD EXISTING FENCE ROW, IN THE EAST BOUNDARIES, RESPECTIVELY, OF THE AFORESAID "GLADYS C. WILSON" PROPERTY OF OFFICIAL RECORD BOOK 387, PAGE 525 {5.432 acres} AND OFFICIAL RECORD BOOK 404, PAGE 1393 {3.466 acres} AND THE PROPERTY OF STEVEN L. and JANET E. DOAN OF OFFICIAL RECORD BOOK 415, PAGE 2552, TO AN IRON PIN SET { THE NORTHEAST CORNER OF THE AFORESAID "DOAN" PROPERTY } IN THE SOUTH BOUNDARY OF THE PROPERTY OF ORVA LEE WRIGHT and CORA SUE WRIGHT OF OFFICIAL RECORD BOOK 458, PAGE 1834, PASSING AN IRON PIN SET AT 30.00 FEET;

THENCE, LEAVING SAID "DOAN" PROPERTY, S 89° 50' 00" E 1198.06 FEET, IN THE SOUTH LINE OF THE AFORESAID "WRIGHT" PROPERTY, TO AN IRON PIN SET { THE SOUTHEAST CORNER OF THE PROPERTY OF ERIC M. & JACKIE L. BROOKS OF OFFICIAL RECORD BOOK 376, PAGE 2087;

THENCE, LEAVING SAID "WRIGHT" PROPERTY, S 2° 34' 32" W 1382.52 FEET, ALONG AN OLD EXISTING FENCE ROW, TO AN IRON PIN SET IN THE SOUTHWEST CORNER OF THE AFORESAID "ERIC M. and JACKIE L. BROOKS" PROPERTY;

THENCE S 87° 35' 30" E 1100.57 FEET, IN THE SOUTH BOUNDARY OF SAID "BROOKS" PROPERTY, TO A RAILROAD SPIKE SET IN "COUNTY ROAD #143" AND IN

THE WESTERLY BOUNDARY OF THE PROPERTY OF ELISA MCEY OF DEED BOOK 226, PAGE 245, PASSING IRON PINS SET AT 595.07 FEET AND 1077.07 FEET;

THENCE, LEAVING THE AFORESAID "BROOKS" PROPERTY, THE FOLLOWING FIVE [5] COURSES ARE IN THE EXISTING PAVEMENT OF ASPHALT SURFACED, "COUNTY ROAD #143" AND IN THE AFORESAID "ELISA MCEY", WESTERLY, BOUNDARY;

COURSE #1 = S 6° 53' 41" W 372.63 FEET TO AN IRON PIN SET;

COURSE #2 = S 28° 52' 00" W 300.95 FEET TO A POINT;

COURSE #3 = S 26° 17' 00" W 265.00 FEET TO A POINT;

COURSE #4 = S 32° 11' 27" W 170.00 FEET TO A RAILROAD SPIKE SET;

COURSE #5 = 197.90 FEET ON A CURVE TO THE RIGHT, WITH A RADIUS OF 412.00 FEET AND WITH A CHORD OF WHICH BEARS S 45° 57' 06" W 196.00 FEET TO A RAILROAD SPIKE SET;

THENCE, LEAVING "COUNTY ROAD #143" AND SAID "ELISA MCEY" PROPERTY,

S 38° 02' 00" W 192.21 FEET, IN THE WEST BOUNDARY OF THE AFORESAID

"NUTTER" PROPERTY, TO AN "IRON PIN SET" AND THE "PRINCIPAL PLACE OF BEGINNING" OF THIS, SUBJECT, 101.170 ACRES TRACT, PASSING AN IRON PIN SET AT 54.00 FEET.

THE TRACT AS DESCRIBED CONTAINS 101.170 ACRES, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS, ALL RESTRICTIONS AND ALL EASEMENTS OF RECORD.

THE BEARINGS IN THE ABOVE DESCRIBED PARCEL ARE BASED ON THE SOUTH LINE OF SECTION #24 AS BEING N 87° 40' 26" W i.e. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE ABOVE DESCRIBED 101.170 ACRES PARCEL IS A DERIVATIVE OF A FIELD SURVEY MADE BY A & E SURVEYING ON APRIL 29, 2013.

ALL IRON PINS SET ARE 5/8" INCH BY 30" INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231. SEE THE PLAT ATTACHED.

A & E SURVEYING

P.O. BOX 420

SOMERSET, OHIO 43783

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*Wayne A. Knisley*

WAYNE A. KNISLEY

OHIO P. S. # 7231

DATE: APRIL 29, 2013



Description Checked for  
Mathematical Accuracy

Athens County

ENGINEER'S OFFICE

BY: *Wayne A. Knisley*

DATE: 5/16/13

