

PROPERTY DESCRIPTION

Being situated in Fraction 31 of Section 21, T-10-N, R-15-W, Lee Township, Athens County, Ohio, being a part of the Doris J, Hill-Trout Land (Affidavit of Succession O.R. 494, 1971-1972 to Deed O.R. 405/1375-1376, and being more particularly described as follows;

Commencing at the Southwest corner of Fraction 31, thence S 85° 25' 35" E, on the South line of Fraction 31, a distance of 503.51 feet to a point; thence, N 11° 46' 45" E, a distance of 1173.28 feet to a point being in the center of Trout Road and being the PLACE OF BEGINNING of this description;

Thence, the following 4 calls to points being in the center of Trout Road;

- N 10° 39' 25" E, a distance of 51.63 feet;
- N 09° 41' 14" E, a distance of 64.04 feet;
- N 10° 41' 58" E, a distance of 237.24 feet;
- N 11° 00' 37" E, a distance of 94.53 feet;

Thence, S 83° 40' 52" E, passing a set iron pin at 30.00 feet, a distance of 473.16 feet to a set iron pin;

Thence, S 06° 19' 08" W, a distance of 446.17 feet to a set iron pin;

Thence, N 83° 40' 52" W, passing a set iron pin at 476.68 feet, a distance of 506.68 feet to the PLACE OF BEGINNING containing 5.019 acres.

Bearings are based on an assumed bearing. Set iron pins at 5/8" X 30" with plastic cap #7084. The tract is part of parcel #H010010017800.

SUBJECT TO ALL EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, AND RESERVATIONS OF RECORD.

PREPARED FROM A SURVEY IN MARCH 2014. ROY A. DePUE, PS7084. ROY A. DePUE & ASSOCIATES, INC.



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: Bryan Williams
 DATE: 5/9/14

BEARINGS BASED ON AN ASSUMED BEARING. USE TO DENOTE ANGLES ONLY.

REF. DOCS.

1. TAX PLAT
2. DEEDS AND PRIORS AS LISTED
3. PRIOR SURVEYS
4. AERIAL PHOTO



DORIS J. HILL-TROUT
AFFIDAVIT OF SUCCESSION (OR494/1971-1972) TO
OR405/1374-1375

CENTER OF TROUT RD.

DORIS J. HILL-TROUT
AFFIDAVIT OF SUCCESSION (OR494/1971-1972) TO
OR405/1374-1375
5.019 ACRES

PART OF PARCEL #H010010017800

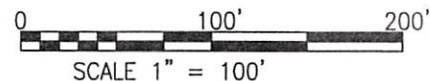
DORIS J. HILL-TROUT
AFFIDAVIT OF SUCCESSION (OR494, 1971-1972) FOR
OR405/1374-1375

NOTE:
THIS SURVEY SUBJECT TO ALL LEGAL UTILITY
EASEMENTS AND ROAD RIGHTS-OF-WAY.
THIS SURVEY SUBJECT TO ALL LEGAL FACTS
THAT A FULL AND COMPLETE TITLE
RESEARCH MAY REVEAL.

PLAT OF SURVEY IN FRACTION 31 OF SEC. 21, T-10-N, R-15-W
LEE TOWNSHIP, ATHENS COUNTY, OHIO.
ROY A. DEPUE, PS7084.

LEGEND

- --- 5/8" x 30" IRON PIN SET CAP#7084
- △ --- CENTER OF TROUT ROAD



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Brant, Quilley*
DATE: 4/25/19

DORIS J. HILL-TROUT
AFFIDAVIT OF SUCCESSION (OR494/1971-1972) TO
OR405/1374-1375



**ROY A. DePUE &
ASSOCIATES, INC.**
ENGINEERING & SURVEYING
35510 LAKEVIEW RD.
HAMDEN, OHIO 45634
740-384-5218

Project 13-104	Sheet
Date 3-12-14	P1
Scale 1" = 100'	

VINTON CO.
ATHENS CO.

P.O.C.
S.W. CORNER OF
FRACTION 31

S 85°25'35" E
503.51'

SOUTH LINE OF FR. 31

N 09°41'14" E
64.04'

N 10°39'25" E
51.63'

P.O.B.

IRON PIN SET 30.00' ON LINE

N 11°46'45" E
1173.28'

506.68'
N 83°40'52" W

446.17'
S 06°19'08" W

N 10°41'58" E
237.24'

N 11°00'37" E
94.53'

S 83°40'52" E
473.16'

IRON PIN SET 30.00' ON LINE