

BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 N. PEACH RIDGE ROAD
ATHENS, OHIO 45701

JOHN M. BRANNER
Registered Land Surveyor

TELEPHONE
(614) 592-5778

DESCRIPTION OF A 20.368 ACRE TRACT

Situated in Section 22 and 23, T. 10, R. 15, Lee Township, Athens County, Ohio and being more particularly described as follows:

Commencing at an iron pin found bearing South 73 degrees 09 minutes 02 seconds West a distance of 752.77 feet from a monument found at the North-east corner of Section 22, said point being the POINT OF BEGINNING;

thence, South 35 degrees 43 minutes 06 seconds West, a distance of 379.34 feet to an iron pin found;

thence, South 35 degrees 45 minutes 28 seconds West, a distance of 95.13 feet to an iron pin set;

thence, South 46 degrees 50 minutes 38 seconds West, a distance of 378.46 feet to an iron pin set;

thence, South 56 degrees 33 minutes 54 seconds West, a distance of 181.41 feet to an iron pin set;

thence, South 40 degrees 17 minutes 26 seconds West, a distance of 235.08 feet to an iron pin set in one of the Grantor's South fence line's;

thence, following said fence line, North 84 degrees 56 minutes 53 seconds West, a distance of 600.52 feet to an iron pin set;

thence, leaving said fence line, North 27 degrees 23 minutes 17 seconds East, a distance of 136.24 feet to an iron pin set;

thence, North 31 degrees 40 minutes 11 seconds East, a distance of 796.61 feet to an iron pin found;

thence, North 57 degrees 55 minutes 56 seconds East, a distance of 463.20 feet to an iron pin found;

thence, North 40 degrees 28 minutes 37 seconds East, a distance of 392.48 feet to a point in Township road 10, passing an iron pin found at 362.48 feet;

thence, following said road, South 56 degrees 07 minutes 31 seconds East, a distance of 90.59 feet to a point;

thence, leaving said road, South 40 degrees 23 minutes 55 seconds West, a distance of 187.13 feet to an iron pin found, passing an iron pin found at 30.00 feet;

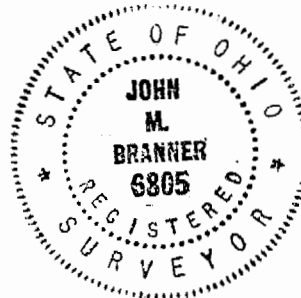
thence, South 53 degrees 04 minutes 32 seconds East, a distance of 466.06 feet to the POINT OF BEGINNING and containing 20.368 acres, 0.61 acres being in Section 23 and 19.76 acres in Section 22.

Subject to all easements and rights of way of record.
All iron pin set are 5/8 inch x 30 inch long rebar.

The above description is based on a field survey completed March 1997 by John M. Branner P.S. 6805

John M. Branner

Description checked for Mathematical Accuracy ATHENS COUNTY ENGINEER'S OFFICE BY: <u>S. Blausen</u> DATE: <u>3-25-97</u>



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JANET
MULFORD
135-106

RALPH & CATHERINE
KEEFER
369-9

20.368 ACRES

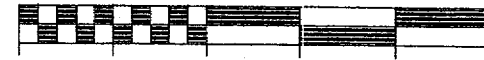
RALPH & CATHERINE
KEEFER
369-9

MONUMENT
FOUND AT THE
NORTH-EAST
CORNER OF
SECTION 22

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blauy
DATE: 3-25-97

SURVEY OF A 24.833 ACRE TRACT
SEC. 22. & 23. T. 10. R. 15.
LEE TWP. ATHENS COUNTY, OHIO
SURVEYED MARCH 1997

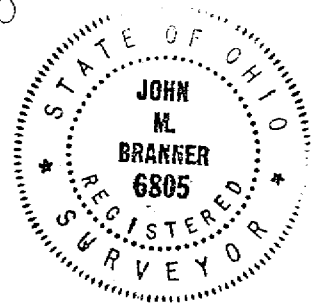
John M. Branner
JOHN M. BRANNER P.S. 6805
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ATHENS, OHIO 592-5778



SCALE 1 INCH = 200 FEET

- - IRON PIN FOUND
- - IRON PIN SET

BEARINGS SHOWN HEREON
ARE BASED ON A SURVEY OF AN
49.38 ACRE TRACT AND ARE USED
TO DENOTE ANGLES ONLY



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EXISTING FENCE LINE

LEE # 22 & 23 # 377

