

HIGHLAND SURVEYING LTD.

80 Fayette St.
Nelsonville, Ohio 45764

Phone 740-753-1264
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Description of a 2.399 Acre Tract

Situated in Section 11, T-10, R-15 Lee Township, Athens County, State of Ohio and being a part of a tract originally described in Official Records Volume 614, Page 1057 and being more particularly described as follows:

BEGINNING at a point in the center of TR-15 (Marshfield Road) that bears North $71^{\circ}11'53''$ East, 1467.25 feet from the Southwest corner of the East Half of Section 11 (deed),

THENCE along two new lines the following courses and distances:

- 1) North $84^{\circ}50'06''$ West, 372.03 feet to an iron pin set, (passing an iron pin set at 20.00 feet),
- 2) North $48^{\circ}39'20''$ West, 300.13 feet to an iron pin set,

THENCE along the line of Marshfield Homestead, LLC (592-1074 OR), North $89^{\circ}53'14''$ East, 614.31 feet to a point in the center of TR-15 (Marshfield Road), (passing an iron pin found at 594.37 feet),

THENCE along the center of said road South $4^{\circ}31'46''$ West, 233.70 feet to the point of beginning and containing 2.399 acres.

Survey completed and Description written in May 2024

All Iron Pins set are $5/8'' \times 30''$ rebar with ID Caps labeled "HIGHLAND S 7581"


Bearings are to an assumed meridian and are for angular determination only

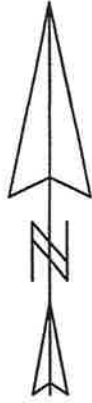
Subject to all Easements and Rights of Way of Record


Kenneth E. Highland S-7581



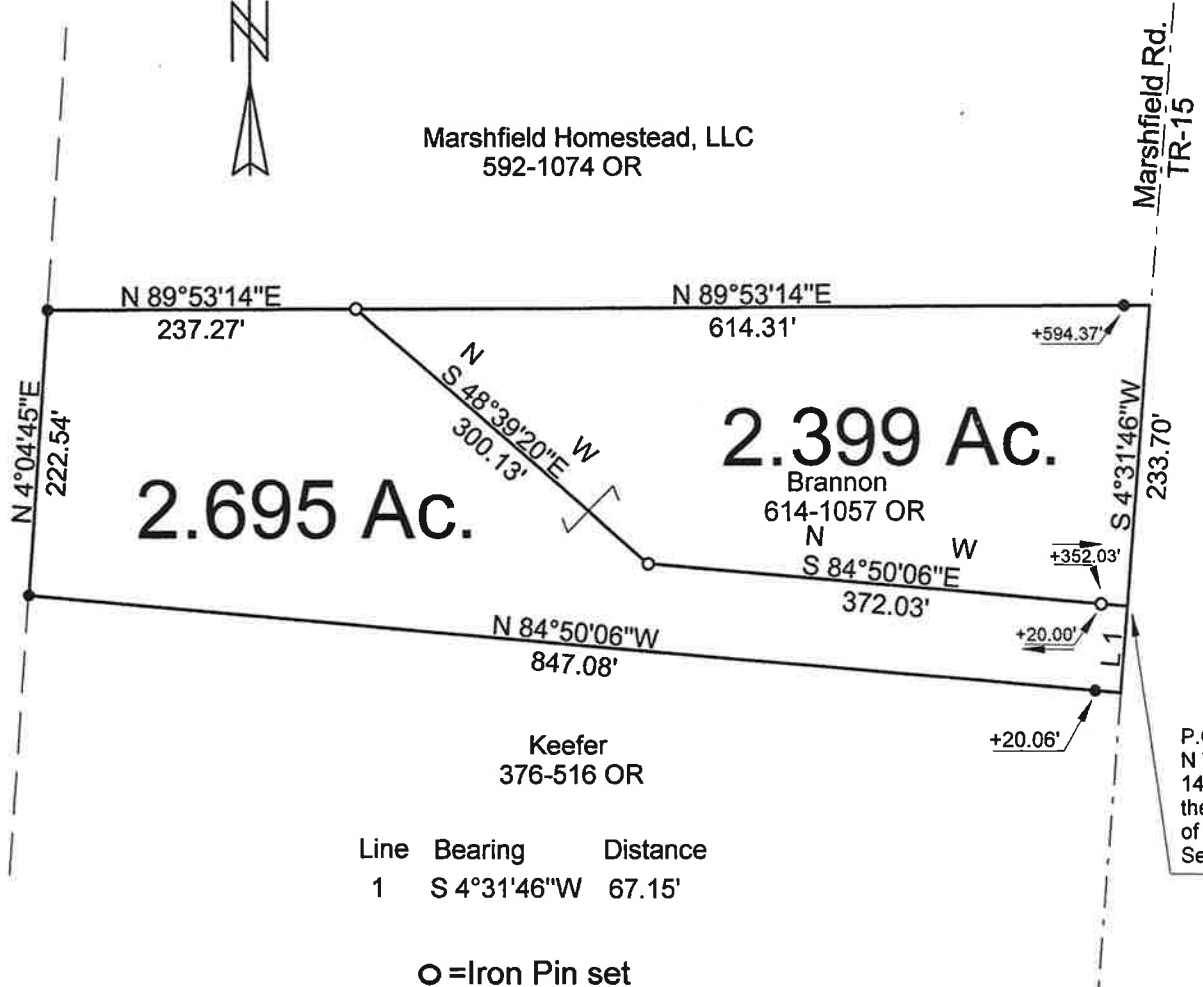
Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: 
DATE: 6/5/24



Marshfield Homestead, LLC
592-1074 OR

Lucas
586-2347 OR



P.O.B. bears
N 71°11'53\"E,
1467.25' from
the S.W. corner
of the E. 1/2 of
Section 11 (deed)

Line	Bearing	Distance
1	S 4°31'46\"W	67.15'

○ = Iron Pin set
5/8"x30" rebar
with I.D. Cap

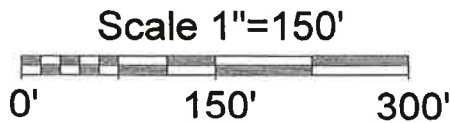
⊙ = Iron Pin Found

REFERENCES

Tax Plats
Deeds
Surveys

BASIS OF BEARING
Assumed

Surveyed May 2024



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Kenneth E. Highland*
DATE: 6/3/24

PLAT OF SURVEY OF 2 TRACTS

SURVEYED FOR BRANNON

SUBDIVISION —

TOWNSHIP LEE SECTION 11 TOWN 10 RANGE 15

CORPORATION — COUNTY ATHENS STATE OHIO

SCALE 1" = 150' DATE MAY, 2024

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