

## Description of a 5.018 Acre Tract Tract B

Situated in Section 11, T.10, R.15, Lee Township, Athens County, Ohio and being a part of Parcel H010010046500 as described in Volume 376, Page 516 of the Official Records of Athens County, Ohio and being more particularly described as follows:

**Beginning** at an iron pin set in a fence line, bearing N 48° 14' 11" E, 723.97 feet from a stone found at the Southwest corner of the East half of Section 11:

Thence along a new line created by this survey,

**S 84° 49' 26" E, 847.08 feet** to a point in Township Road 15 (Marshfield Road), passing an iron pin set at 827.08 feet;

Thence along said road,

**S 03° 28' 04" W, 259.94 feet** to a point;

Thence leaving said road and along a new line created by this survey,

**N 84° 31' 24" W, 850.14 feet** to an iron pin set, passing an iron pin set at 20.00 feet;

Thence along the East line of Shingler (500-2636 O.R.),

**N 04° 07' 23" E, 255.41 feet** to a to the Point of Beginning and **containing 5.018 acres.**

Subject to all easements and rights of way of record.

Iron pins set are 5/8 inch by 30 inch long rebar w/ plastic I.D. Cap stamped Branner P.S. 6805

Bearing: Grid North – N.A.D. 83 – Ohio South Zone

The above description is based on a field survey completed March, 2021 by

Jeb Branner, S.I., under the supervision of:

John M. Branner P.S. 6805

*John M. Branner*



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: *[Signature]*  
DATE: 3/11/21

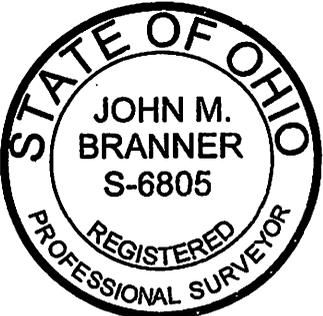
Legal Description Pre-Approval  
APPROVED  
All transfers are subject to  
Athens County Conveyance Standards

MAR 11 2021

Jill Thompson  
Athens County Auditor

Survey of two tracts  
 Situated in Section 11, T.10, R.15,  
 Lee Twp., Athens Co., OH  
 Surveyed March, 2021  
 by Jeb Branner, S.I.,  
 under the supervision of:

By John M. Branner  
 John M. Branner, P.S. 6805  
 P.O. Box 274  
 The Plains, OH 45780



Folden  
 Danny G II & Janel R  
 443-2105 OR

Brannon  
 Eric M & Gwen  
 573-590 OR



Scale 1"=100'  
 ○ = Iron pin set 5/8" rebar w/ plastic ID cap  
 ● = Iron pin found  
 Bearings: N.A.D. 83 - Grid North - Ohio South Zone  
 Ref. Docs.: Tax Plats, Deeds, Existing Surveys  
 \*Coordinates are to be used GIS purposes only

Jenkinson  
 Scott A & Judy L, Trustees  
 522-364 OR

N 89°53'14" E  
 851.57'

**Tract A**  
**5.094 Acres**

**P.O.B.**  
 \*N:459816.76, E:2049662.13  
 bears N 48°14'11" E, 723.97'  
 from a stone found at the  
 Southwest corner of the  
 East half of Section 11

N 84°49'26" W  
 847.08'  
 S 84°49'26" E

**Tract B**  
**5.018 Acres**

N 84°31'24" W  
 850.14'

Keefer  
 Ralph & Catherine  
 376-516 OR  
 HO10010046500

Description Checked for  
 Mathematical Accuracy  
 Athens County  
 ENGINEER'S OFFICE

BY: John M. Branner  
 DATE: 3/11/21

Shingler  
 Donald S  
 500-2636 OR

fence line  
 N 04°07'23" E  
 222.42'

fence line  
 N 04°07'23" E  
 255.41'

fence line  
 N 04°07'23" E  
 255.41'

fence line  
 N 04°07'23" E  
 255.41'

+831.57'

+20.00'

+827.08'

+20.00'

Township Road 15  
 Marshfield Road  
 S 04°33'47" W  
 306.69'  
 S 03°28'04" W  
 259.94'

Township Road 17  
 Wooten Road

AC