

BY: Priscilla Williams
DATE: 10/8/20

5.00 Acres
Tract 4

Description of a tract of land situate Ohio Company Purchase, Town 10, Range 15,
Fraction 1, Lee Township, (Auditor's Section 10), Athens County, Ohio
and being more fully described as follows:

Deeded to Amos E. Borkholder and Edna A. Borkholder, Official Record Book 571, pages 2148-2149.

Commencing at an iron pin found at the northeast corner of said Fraction 31;
Thence S03°12'10"W 1140.15 feet along a common boundary to Borkholder 566-2511,
Laughlin 234-105, Stack 566-2286, and Tribe 267-1671 to an iron pin found, passing iron pins found at
298.89 feet and 871.15 feet;
Thence S86°06'44"E 325.52 feet along a common boundary to Tribe 267-1671 to an iron pin found;
Thence S86°21'17"E 752.71 feet along said common boundary to a point in the center of
County Road 10, Baker Rd, passing an iron pin found at 721.30 feet;
Thence S39°39'46"W 61.82 feet to a point in the center of said road and being the point of beginning of
the tract herein described;

- 1.) Thence S39°39'46"W 465.01 feet to a point in the center of County Road 10, Baker Road;
- 2.) Thence N57°40'56"W 438.94 feet, passing an iron pin set at 30.00 feet over the lands of
Borkholder 571-2148 to an iron pin set;
- 3.) Thence N86°21'17"W 370.00 feet over said lands to an iron pin set;
- 4.) Thence N00°07'48"E 165.83 feet along a common boundary to Borkholder 571-2148 and
Borkholder 566-2511 to an iron pin set;
- 5.) Thence S86°21'17"E 1038.72 feet, passing an iron pin set at 1008.72 feet to the point of beginning
containing a total of 5.00 acres.

All 5.00 acres being from Parent Parcel H010010015900

Plat of Survey is attached herewith and made a part thereof.

Subject to all easements, rights-of-way, and covenants and agreements of record.

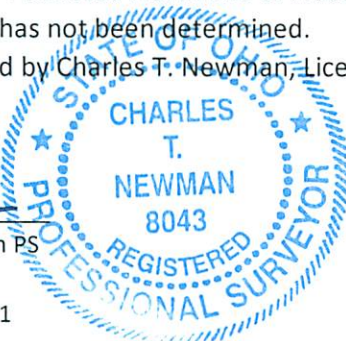
All Iron Pins set are 30 inches in length #5 rebar capped" NEWMAN PS 8043"

Basis of bearings : Denoted North line of Fraction 31

A True Meridian has not been determined.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on October 5, 2020.

Charles T. Newman
Charles T. Newman PS
66 Elmwood Place
Athens, Ohio 45701



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

OCT 13 2020

Jill Thompson
Athens County Auditor

C. TIM NEWMAN

Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

Office 740-594-1884
Mobile 740-591-5269

Plat of Survey of (4) Tracts and being all of the lands deeded to:
Amos E. Borkholder and Edna A. Borkholder,
Official Record Book 571, pages 2148-2149, Parcel H010010015900 (17.51Ac.)
Official Record Book 566, pages 2511-2513, Parcel H010010016100 (81 Ac.)
Situat Ohio Company Purchase, Town 10, Range 15, Fraction 1, Fraction 7, and
Fraction 31, Lee Township, (Auditor's Section 10), Athens County, Ohio.



Charles T. Newman
Charles T. Newman
Surveyed 10/5/2020

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *[Signature]*
DATE: 10/8/20

Ennis
358-181

Bean
294-337

N450475.39
E2038865.01

N450369.48
E2040372.26



- ▲ Railroad Spike Found
- Iron Pin Found #5 Rebar
- Iron Pin Set capped NEWMAN 8043
- Notched Stone Found

LINE TABLE		
LINE	BEARING	FEET
L1	S39°39'46"W	61.82'
L2	S39°39'46"W	465.01'
L3	S40°33'53"W	261.69'
L4	S40°08'03"W	954.19'
L5	S24°56'40"W	85.48'
L6	S24°56'10"W	62.70'

GRAPHIC SCALE



(IN FEET)
1 inch = 400 ft.