

0.115 Acres  
Continuous and Contiguous Tract

Situate Ohio Company Purchase, Town 10, Range 15, Section 2, Lee Township, Athens County, Village of Albany, Ohio.

Being part of a parcel deeded to Regan V. Arnold and Teri Arnold, Official Record Book 572, pages 40-41.

Commencing at a point at the Northeast Corner of the Southeast Quarter of the Northeast Quarter of Section 2 of Lee Township;

Thence N85°27'52"W 526.69 feet to a point;

Thence S05°28'45"W 523.49 feet to an iron pin found capped Newman, passing an iron pin found capped Swoyer at 423.27 feet;

Thence S05°28'45"W 128.04 feet to an iron pin found capped Swoyer at the point of beginning of the tract herein described;

- 1.) Thence S84°31'15"E 20.00 feet over the lands of Arnold 572-40 to an iron pin set;
- 2.) Thence S05°28'45"W 250.95 feet to an iron pin set;
- 3.) Thence N84°31'15"W 20.00 feet to an iron pin found capped Swoyer;
- 4.) Thence N05°28'45"E 250.95 feet along a common boundary to Laporte 224-923 to the point of beginning containing a total of 0.115 acres.

Said acreage of 0.115 acres is to remain continuous and contiguous with the parcel to the west now deeded to Laporte, Official Record Book 224, page 923 as 1.334 acres.

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

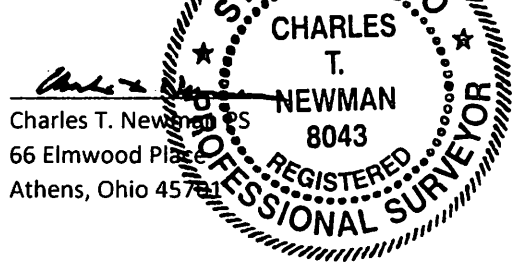
Subject to all easements, rights-of-way, covenants and agreements of record.

Iron Pins Set are number 5 rebar, 30-inches in length capped NEWMAN PS-8043

Basis of bearings : Previous surveys as denoted on Survey Plat as the east line of said Section 2.

A True Meridian has NOT been determined.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on June 6, 2022.



Charles T. Newman  
66 Elmwood Place  
Athens, Ohio 45701

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: [Signature]  
DATE: 6/10/22

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

JUN 10 2022

Jill Thompson  
Athens County Auditor

C. TIM NEWMAN  
Professional Surveyor

66 Elmwood Place  
Athens, Ohio 45701

740-594-1884  
740-591-5269



Plat of Survey of (2) Tracts of 0.115 Acres and 1.035 Acres.  
Situating Ohio Company Purchase, Town 10, Range 15, Section 2,  
Lee Township, Athens County, Village of Albany, Ohio.  
Being deeded to: Regan V. Arnold and Teri Arnold,  
Official Record Book 572, pages 40-41.

Prior Surveys and Deeds used as noted on Plat

Basis of Bearings:  
Prior Survey being the denoted east line of Section 2  
A True Meridian has NOT been determined

LINE TABLE		
LINE	BEARING	LENGTH
L1	S84°31'15"E	20.00'
L2	S05°28'45"W	250.95'
L3	N84°31'15"W	20.00'
L4	N05°28'45"E	250.95'
L5	S00°41'10"W	28.95'

*Neal Reynolds approved by  
Planning Commission Chair  
7/6/22*

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

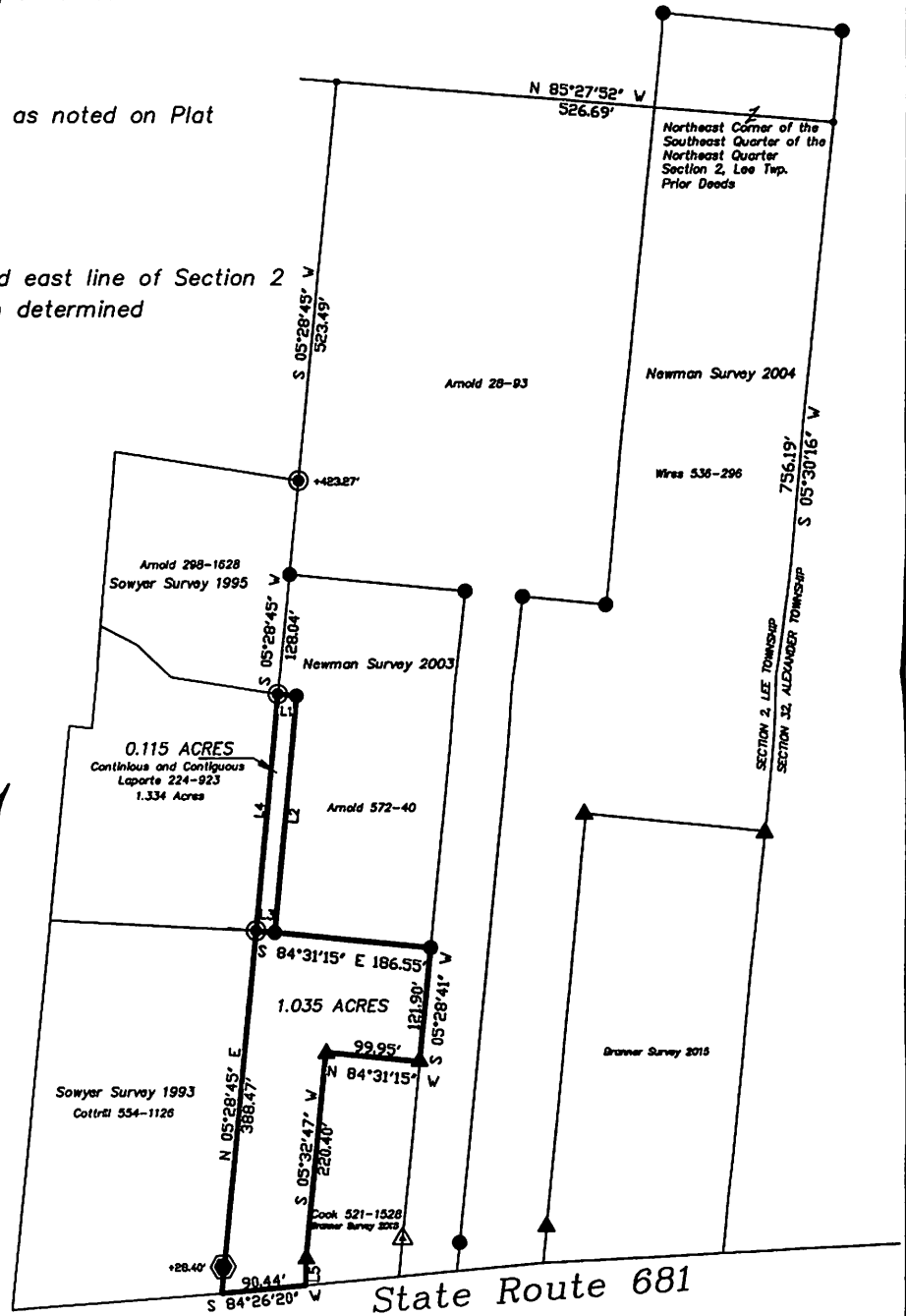
BY: *Charles T. Newman*  
DATE: *6/10/22*

- Survey Point
- ▲ Iron Pin Found capped Branner
- ⊙ Iron Pin Found capped Swoyer
- Iron Pin Set capped NEWMAN
- ⊕ 2-inch diameter pipe found
- △ #5 Rebar Found

GRAPHIC SCALE



( IN FEET )  
1 inch = 200 ft.



*Charles T. Newman*  
Charles T. Newman  
Surveyed June 2022

