

1.262 ACRES

Situate Ohio Company Purchase, Town 4, Range 13, Section 5, Lodi Township, Athens County, Ohio.
Being the entirety of the lands deeded to Neil M. Nelson and Amy M. Nelson,
Official Record Book 527, pages 1739-1740, and being more fully described as follows:

Commencing at a stone found at the southeast corner of said Section 5;
Thence N55°25'52"W 3294.99 feet to a point in a creek and being the point of beginning of the tract
herein described;


- 1.) Thence S81°27'32"W 133.92 feet along a common boundary to Bergstein 279-1360 to an iron pin set;
- 2.) Thence N11°19'38"W 173.51 feet along said common boundary to an iron pin set;
- 3.) Thence N12°11'28"W 172.87 feet along a common boundary to Williams 592-2479 to a railroad spike
set in a concrete bridge;
- 4.) Thence N89°39'19"E 200.00 feet along the center of Mill School Road, County Rd. 42 to a point;
- 5.) Thence S00°32'26"E 320.43 feet, (passing an iron pin set at 20.00 feet, passing a #5 rebar found at
174.06 feet, and passing an iron pin set at 300.24 feet) to the point of beginning containing a total of
1.262 acres.

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 : NAD 83 Ohio South

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on August 16, 2023.


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



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: 
DATE: 8/22/23

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

AUG 22 2023

Jill Davidson
Athens County Auditor

