

DESCRIPTION OF A 6.34 ACRE TRACT

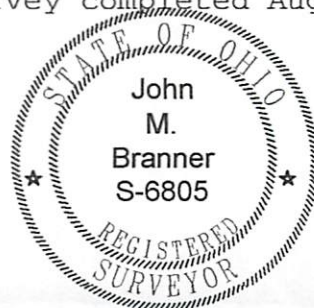
Situated in Section 35, T.6, R.12, Rome Twp., Athens County, Ohio and being more particularly described as follows:
Beginning at an iron pin found at the South-west corner of a 11.00 acre tract McCrea (281-734 O.R.), said pin bears South 02 degrees 54 minutes 32 second West, 2404.64 feet (deed) from the North-west corner of Section 35,
Thence, along the South-line of McCrea (281-734 O.R.)
S 87° 49' 39" E, 2070.62 feet to a point in the existing County road 48, passing an iron pin found at 2039.09 feet
Thence, along said road:
S 11° 30' 34" E, 207.13 feet;
S 6° 42' 32" E, 117.97 feet;
S 0° 01' 35" W, 87.90 feet the point of beginning for the tract of land herein described:

Thence, continuing along said road:
S 11°51'14" W a distance of 355.18'
S 14°45'17" W a distance of 585.14' to a point just south of a private drive;
Thence, leaving said road N 80°43'19" W a distance of 312.37' to an iron pin set, passing an iron pin set at 29.69 feet
Thence, N 25°13'05" W a distance of 288.65' to an iron pin set at a fence corner
Thence, N 29°19'05" E a distance of 336.34' to an iron pin set just inside a pine grove;
Thence, S 68°19'45" E a distance of 159.16' to an iron pin set at a fence post;
thence, along the north side of a gravel drive N 50°36'03" E a distance of 205.90' to an iron pin set;
thence, N 37°28'45" E a distance of 298.36' to a point in County Road 48, passing an iron pin set at 196.30 feet to the point of beginning and containing 6.34 acres.

Subject to all easements and rights of way of record
Iron pins set are 5/8" by 30" rebar
Bearings based on Grid North NAD 1983

The above description is based on a field survey completed August 2011 by John M. Branner P.S. 6805

John M. Branner



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blausey
DATE: 4-24-12

N.W. COR.
OF SEC 35

2404.64' DEED

P.O.B.

MCCREA NANCY A ET AL
281-734 O.R.
11.00 ac.

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blouss
DATE: 4-24-12

DOBZANSKI PAUL CHANDA
418-676 O.R.

S 87° 49' 39" E
2070.62'

+2039.09'

S 11° 30' 34" E
207.13'

S 6° 42' 32" E
117.97'

S 0° 01' 35" W
87.90'

+196.30'

S 37° 28' 45" W
288.36'

S 11° 51' 14" W
355.18'

78.657 Acres

N 68° 19' 45" W
159.16'

S 29° 19' 05" W
336.34'

S 25° 13' 05" E
288.65'

S 80° 43' 19" E
312.37'

+29.69'

S 14° 24' 48" W
545.69'

S 14° 45' 17" W
585.14'

S 13° 10' 05" E
288.65'

S 25° 13' 05" E
288.65'

S 29° 19' 05" W
336.34'

N 68° 19' 45" W
159.16'

S 50° 36' 03" W
205.90'

S 37° 28' 45" W
288.36'

S 11° 51' 14" W
355.18'

STARLIN N CHRISTINE
192-85
K010010069300

CARROLL
233-587 O.R.

McVey
26-302 O.R.

N 72° 02' 07" W
819.32'

N 2° 29' 58" E
526.12'

+70.32'

N 54° 57' 22" W
286.42'

+450.66'

S 13° 49' 42" W
507.15'

60.06' r/w

60.06' r/w

60.06' r/w

60.06' r/w

60.06' r/w

60.06' r/w

60.06' r/w

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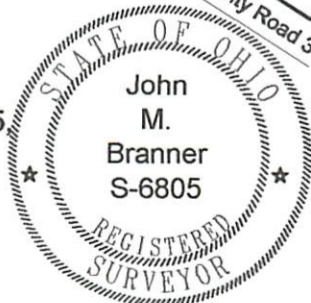
60.06' r/w



Survey of Two Tracts in Section 35
T.6, R.12 Rome Twp.,
Athens County, Ohio

Surveyed August 2011
Revised April 2012

John M. Branner
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● = iron pin set 5/8"x30" long rebar
○ = iron pin found
Bearings Based on Grid North NAD 83