

SEP 23 2019

Jill Thompson
Athens County Auditor

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94 CANYON VILLA DRIVE
HEBRON, OH 43025

Ph: 740-928-4130

September 19, 2019

Job No. 19-5758

Surveyor's Description ~ Part of Parcel No. M010010071000 ~ LOT C - 4.453 ACRES

The parcel herein described is known as being a part of the same lands conveyed to **Robert W. Erdy, Jr.** as described in **O.R. 331 on Page 661** and is situated in and being a part of Section 25 Trimble Township, Township 11 North in Range 14 West in the Ohio Company's Purchase in Athens County, Ohio and is better described as follows:

Beginning for a reference at an existing 5/8" iron pin found at the southwest Corner of the Southeast Quarter of the Southwest Quarter of Section 25;

Thence, with the east line of the United States of America parcel (D.V. 98 Pg. 852), North 2 degrees 34 minutes 48 seconds East, 235.79 feet to a point in the center of State Route 685;

Thence, with the said road, the following (4) four courses:

- 1.) North 56 degrees 46 minutes 00 seconds East, 191.28 feet to a point;
- 2.) **Thence**, North 65 degrees 19 minutes 08 seconds East, 188.18 feet to a point;
- 3.) **Thence**, on a curve to the left, Curve Data: Delta = 14 degrees 10 minutes 03 seconds, Radius = 603.53 feet, Arc = 149.24, North 58 degrees 14 minutes 07 seconds East, 148.86 feet along the chord to a point;
- 4.) **Thence**, North 51 degrees 09 minutes 05 seconds East, 51.57 feet to the **true point of beginning**;

Thence, continuing with the said road, the following (3) three courses:

- 1.) North 51 degrees 09 minutes 05 seconds East, 104.38 feet to a point;
- 2.) **Thence**, on a curve to the right, Curve Data: Delta = 22 degrees 49 minutes 57 seconds, Radius = 362.73 feet, Arc = 144.55 feet, North 62 degrees 34 minutes 03 seconds East, 143.59 feet along the chord to a point;
- 3.) **Thence**, North 73 degrees 33 minutes 36 seconds East, 271.08 feet to a point;

Thence, leaving the said road and with the west line of Grace Mingus, Etal (O.R. 528 Pg. 1417), South 4 degrees 06 minutes 26 seconds West, passing an existing 1/2" iron pin at 29.46 feet, a total distance of 440.92 feet to an existing 1/2" iron pin;

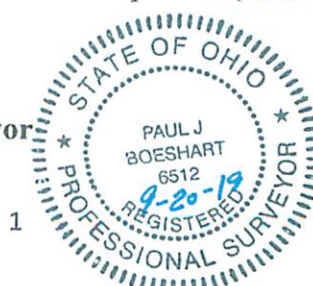
Thence, with the north line of Karen S. Scharbarth (O.R. 345 Pg. 35), South 72 degrees 28 minutes 50 seconds West, 470.70 feet to an existing 1/2" iron pin;

Thence, with the east line of Darrell J. & Anne M. Gladish (D.V. 235 Pg. 591), North 1 degree 47 minutes 55 seconds East, passing an existing 1/2" iron pin at 338.88 feet, a total distance of 373.33 feet to the **true point of beginning**.

Containing 4.453 Acres and being subject to all legal roads, easements and restrictions of record. North is based on the Ohio State Plane Coordinate System - South Zone secured by GPS. The bearings, used in this description, show the relationship of the angles of the property lines and are not based on true bearings.

I, Paul J. Boeshart, hereby certify that the above description represents a true and correct survey and all measurements were made under my direct supervision in accordance with Chapter 4733-37 of the Ohio Administration Code in September, 2019.

Paul J. Boeshart, Professional Land Surveyor
Registration No. S-6512



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Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY:
DATE: 9/23/19

STATE of OHIO
ATHENS COUNTY
TRIMBLE TOWNSHIP
PART OF SECTION 25
TOWNSHIP 11 NORTH
RANGE 14 WEST

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Paul J. Boeshart*
DATE: 9/23/19

NORTH is based on the Ohio State Plane
Co-ordinate System - South Zone - secured by GPS

True Point of Beginning
for the 14.796 Acres

United States of America
D.V. 98 Pg. 852
422.61 Ac.

Robert W. Erdy, Jr.
O.R. 331 Pg. 661
23.75 Ac.
Parcel No. M010010071000

LOT B
14.796 Acres by Survey
Robert W. Erdy, Jr.
O.R. 331 Pg. 661
23.75 Ac.
Parcel No. M010010071000

Joseph E. Bishop
O.R. 545 Pg. 1566
2.22 Ac.

Grace Mingus, Etal
O.R. 528 Pg. 1417
6 Ac.

Grace Mingus, Etal
O.R. 528 Pg. 1417
4 Ac.

LOT A
6.103 Acres by Survey

LOT C
4.453 Acres by Survey

Robert W. Erdy, Jr.
O.R. 331 Pg. 661
23.75 Ac.
Parcel No. M010010071000

Darrell J. & Amme M. Gladish
D.V. 235 Pg. 591
4.86 Ac.

Karen S. Scharbarth
O.R. 345 Pg. 35
6 Ac.

Reference Point of Beginning
SW Corner of the SE Quarter
of the SW Quarter of Section 25
Existing 5/8" iron pin found

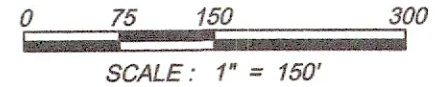
Easement Line Schedule

Line No.	Bearing	Distance
L-1	S 88° 43' 46" E	31.15'
L-2	S 14° 19' 35" W	240.13'
L-3	S 32° 47' 37" W	179.65'
L-4	S 26° 40' 56" W	69.87'
L-5	S 65° 19' 08" W	48.05'
L-6	N 26° 40' 56" E	109.00'
L-7	N 32° 47' 37" E	176.37'
L-8	N 14° 19' 35" E	226.88'

CURVE SCHEDULE

Curve No.	Delta	Radius	Arc	Chord	Chord Bearing
C-1	14° 10' 03"	603.53'	149.24'	148.86'	S 58° 14' 07" W
C-2	22° 49' 57"	362.73'	144.55'	143.59'	S 62° 34' 03" W

- = Unmarked Corner
- = 5/8" x 30" Rebar with a Plastic ID Cap stamped "Boeshart S-6512" set
- = Existing Iron Pin as noted



I HEREBY CERTIFY THAT THIS PLAT REPRESENTS A TRUE AND CORRECT SURVEY AND ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE UNDER MY DIRECT SUPERVISION IN SEPTEMBER, 2019.

Paul J. Boeshart
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