

# BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 N. PEACH RIDGE ROAD  
ATHENS, OHIO 45701

JOHN M. BRANNER  
Registered Land Surveyor

TELEPHONE  
(740) 592-5778

## DESCRIPTION OF A 1.000 ACRE TRACT

Situated in Section 12, T. 5, R. 15, Troy Township, Athens County, Ohio and being a part of a 26.01 acre tract described in Volume 258 Page 590 Official Records of Athens County and being more particularly described as follows.

Commencing at a found stone at the South-east corner of the North-west quarter of Section 12;

thence, North 89 degrees 39 minutes 30 seconds West, a distance of 999.87 feet to a point in Township Road 180, passing an iron pin found at 997.87 feet and witnessed by an iron pin found Bearing North 89 degrees 39 minutes 30 seconds West, a distance of 20.00 feet;

thence, following said Road, North 12 degrees 49 minutes 15 seconds West, a distance of 146.45 feet to a point, said point being the POINT OF BEGINNING;

thence, continuing along said Road and said line, North 12 degrees 49 minutes 15 seconds West, a distance of 183.57 feet to a point;

thence, North 11 degrees 06 minutes 53 seconds West, a distance of 16.33 feet to a point;

thence, leaving said Road, North 77 degrees 10 minutes 45 seconds East, a distance of 217.43 feet to an iron pin set, passing an iron pin set at 13.14 feet;

thence, South 12 degrees 49 minutes 15 seconds East, a distance of 199.89 feet to an iron pin set;

thence, South 77 degrees 10 minutes 45 seconds West, a distance of 217.92 feet to the POINT OF BEGINNING, passing an iron pin set at 202.60 feet; said described tract containing 1.000 acre (43,556.9988 square feet).

Subject to all easements and right-of-ways of record.

All iron pins set are 5/8 inch x 30 inch long rebar.

The above description is based on a field survey completed September 1998 By: John M. Branner P.S. 6805, 12500 N. Peach Ridge Road, Athens, Ohio 45701 (740) 592-5778

Description checked for  
Mathematical Accuracy

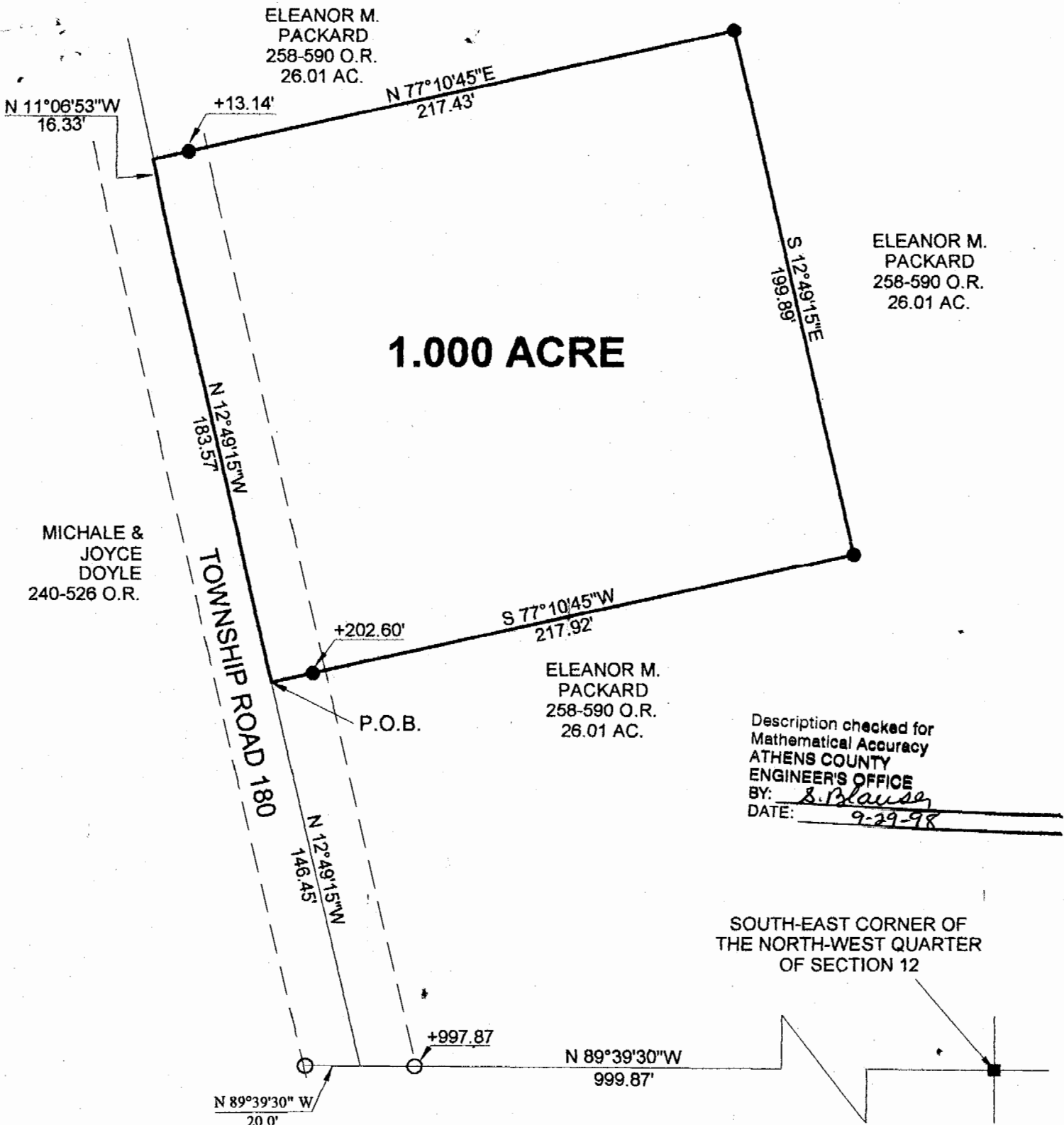
ATHENS COUNTY

ENGINEER'S OFFICE

BY: S. Blausy

DATE: 9-29-98

30



**1.000 ACRE**

ELEANOR M. PACKARD  
258-590 O.R.  
26.01 AC.

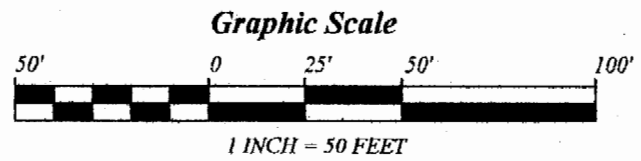
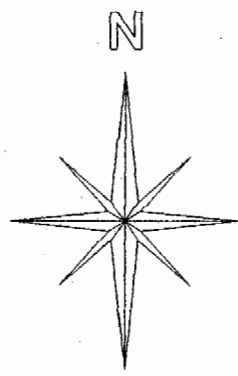
ELEANOR M. PACKARD  
258-590 O.R.  
26.01 AC.

MICHALE & JOYCE DOYLE  
240-526 O.R.

ELEANOR M. PACKARD  
258-590 O.R.  
26.01 AC.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blausey  
DATE: 9-29-98

SOUTH-EAST CORNER OF  
THE NORTH-WEST QUARTER  
OF SECTION 12



- = IRON PINS SET
- = IRON PINS FOUND
- = STONE FOUND

**SURVEY OF A 1.000 ACRE TRACT  
SECTION 12, T. 5, R. 15, TROY TOWNSHIP  
ATHENS COUNTY, OHIO  
SURVEYED SEPTEMBER 1998**

BEARINGS ARE BASED ON A SURVEY  
OF A 26.01 ACRE TRACT AND ARE  
USED TO DENOTE ANGLES ONLY

JOHN M. BRANNER P.S. 6805  
12500 N. PEACH RIDGE ROAD  
ATHENS, OHIO (740) 592-5778

31 TRP#2

# BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 N. PEACH RIDGE ROAD  
ATHENS, OHIO 45701

JOHN M. BRANNER  
Registered Land Surveyor

TELEPHONE  
(740) 592-5778

## DESCRIPTION OF A 0.689 ACRE TRACT FOR AN EASEMENT FOR SEPTIC EFFLUENCE

Situated in Section 12, T. 5, R. 15, Troy Township, Athens County, Ohio and being more particularly described as follows.

Commencing at a found stone at the South-east corner of the North-west Quarter of Section 12;  
thence, North 89 degrees 39 minutes 30 seconds West, a distance of 999.87 feet to a point in Township Road 180, passing an iron pin found at 997.87 feet, witnessed by an iron pin found Bearing North 89 degrees 39 minutes 30 seconds West, a distanced of 20.00 feet;  
thence, following said Road, North 12 degrees 49 minutes 15 seconds West, a distance of 146.45 feet to a point;  
thence, leaving said Road, North 77 degrees 10 minutes 45 seconds East, a distance of 217.92 feet to an iron pin set, passing an iron pin set at 15.32 feet;  
thence, North 12 degrees 49 minutes 15 seconds West, a distance of 50.00 feet to a point, said point being the POINT OF BEGINNING;  
thence, North 12 degrees 49 minutes 15 seconds West along said line, a distance of 100.00 feet to a point;  
thence, North 77 degrees 10 minutes 45 seconds East, a distance of 300.00 feet to a point;  
thence, South 12 degrees 49 minutes 15 seconds East, a distance of 100.00 feet to a point;  
thence, South 77 degrees 10 minutes 45 seconds West, a distance of 300.00 feet to the POINT OF BEGINNING; said described tract containing 0.689 acre (30,000.0000 square feet), and is to be used for a septic effluence easement.

Subject to all easements and right-of-ways of record.  
All iron pins set are 5/8 inch x 30 inch long rebar.

The above description is based on a field survey completed September 1998 By: John M. Branner P.S. 6805, 12500 N. Peach Ridge Road, Athens, Ohio 45701 (740) 592-5778

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE

BY: J. Branner  
DATE: 9-29-98

33