

Description Checked for
Mathematical Accuracy

Athens County

ENGINEER'S OFFICE

BY: Paul Whittan
DATE: 10/28/16

Description of a 0.03 Acres Transfer between adjoining owners to remedy encroachment

Situated in Section 27, Fraction 32, T.5, R.11, Troy Township, Athens County, Ohio and being a part of a 2.569 acre tract as recorded in Volume 406, Page 1169 of the Official Records of Athens County and being more particularly described as follows:

Beginning at an iron pin set on the West-line of Lot 163 of Campbell's First Addition to Coolville, said pin bears South 40 degrees 07 minutes 40 seconds East 108.93 feet from the North-west corner of said lot;

Thence continuing along the West-lines of said lot (Cosner 157-625 O.R.) :

S 40° 07' 40" E, 91.12 feet to an iron pin found at the Easterly most corner of the aforementioned 2.569 acre tract;

S 21° 56' 40" W 36.61 feet to an iron pin set;

Thence, along a new line created by this survey:

N 23° 29' 37" W, 113.00 feet to the point of beginning and containing 0.03 acres.

This tract is to be continuous and contiguous with Lot 163 of Campbell's First Addition to Coolville.

Subject to all easements and rights of way of record.

Iron pins set are 5/8 inch by 30 inch long rebar w/ plastic I.D. Cap stamped Branner P.S. 6805

Bearing : Grid North- N.A.D. 83

The above description is based on a field survey completed October 2016 by

John M. Branner P.S. 6805



Survey of 0.03 Acres to remedy encroachment.
 Situated in Section 27, T.5, R.11,
 Fraction 32, Troy Twp., Athens Co., Ohio
 Surveyed October 2016

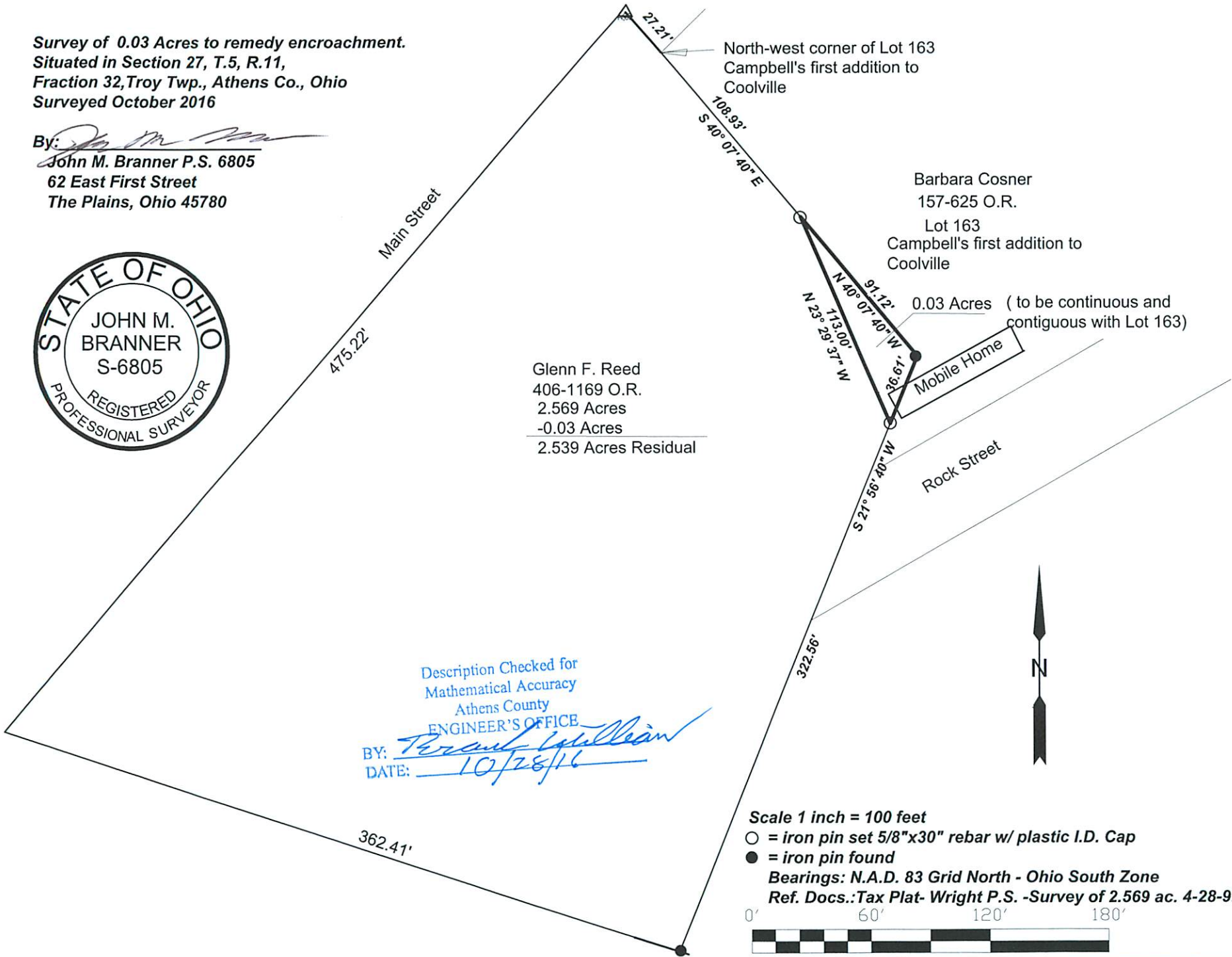
By: 
 John M. Branner P.S. 6805
 62 East First Street
 The Plains, Ohio 45780




Glenn F. Reed
 406-1169 O.R.
 2.569 Acres
 -0.03 Acres
 2.539 Acres Residual

Barbara Cosner
 157-625 O.R.
 Lot 163
 Campbell's first addition to
 Coolville

0.03 Acres (to be continuous and
 contiguous with Lot 163)
 Mobile Home



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Scale 1 inch = 100 feet
 ○ = iron pin set 5/8"x30" rebar w/ plastic I.D. Cap
 ● = iron pin found
 Bearings: N.A.D. 83 Grid North - Ohio South Zone
 Ref. Docs.: Tax Plat- Wright P.S. -Survey of 2.569 ac. 4-28-92