

3.000 ACRES

Description of a tract of land situate Ohio Company Purchase, Town 11, Range 15, Section 12, Waterloo Township, Athens County, Ohio, being a portion of the lands deeded to: Richard Blosser and Vicki Blosser, Official Record Book 514, pages 1370-1371, and being more fully described as follows:

Commencing at a notched stone found at the southeast corner of the Northeast Quarter of said Section 12;

Thence N39°16'19"W 2908.81 feet along a random line to a point on the east boundary of Blosser 560-142, said point being the point of beginning of the tract herein described;

- 1.) Thence S55°08'54"W 183.95 feet over the lands of Blosser 560-142 to an iron pin set, passing an iron pin set at 141.88 feet;
- 2.) Thence N42°15'19"W 331.26 feet over the lands of Blosser to a point in the center of State Route 691, passing an iron pin set at 311.26 feet;
- 3.) Thence N42°30'34"E 203.71 feet to a point in the center of State Route 691;
- 4.) Thence N39°09'27"E 243.82 feet to a point in the center of State Route 691;
- 5.) Thence N49°54'10"E 86.34 feet to a point in the center of State Route 691;
- 6.) Thence S01°43'05"E 535.15 feet along a common boundary of Fannin 560-142, Brooks 522-56, and Blosser 514-1370, (passing iron pins set at 20.00 feet, 247.35 feet, and 495.15 feet) to the point of beginning containing a total of 3.000 acres, and to remain continuous and contiguous with the 5.009 acres to the east referenced in Official Record Book 560, page 142.

Plat of Survey is attached herewith and made a part thereof.


Subject to all easements, rights-of-way, and covenants and agreements of record.

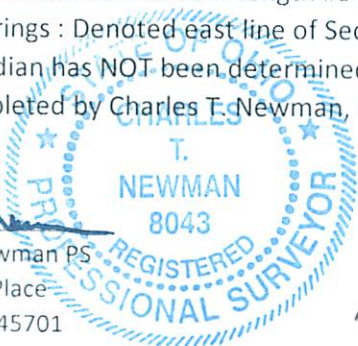
All Iron Pins set are 30 inches in length #5 rebar capped" NEWMAN PS 8043"

Basis of bearings : Denoted east line of Section 12.

A True Meridian has NOT been determined.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on October 16, 2021.

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




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

OCT 28 2021

Jill Thompson  
Athens County Auditor

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY:   
DATE: 10/28/21

C. TIM NEWMAN

66 Elmwood Place  
Athens, Ohio 45701

740-594-1884  
FAX 740-594-9413

Professional Surveyor

Plat of Survey of 3.00 Acres  
Situat Ohio Company Purchase, Town 11, Range, 15, Section 12,  
Waterloo Township, Athens County, Ohio.  
Being a part of the lands deeded to:  
Richard Blosser and Vicki Blosser,  
Official Record Book 514, page 1370-1371.

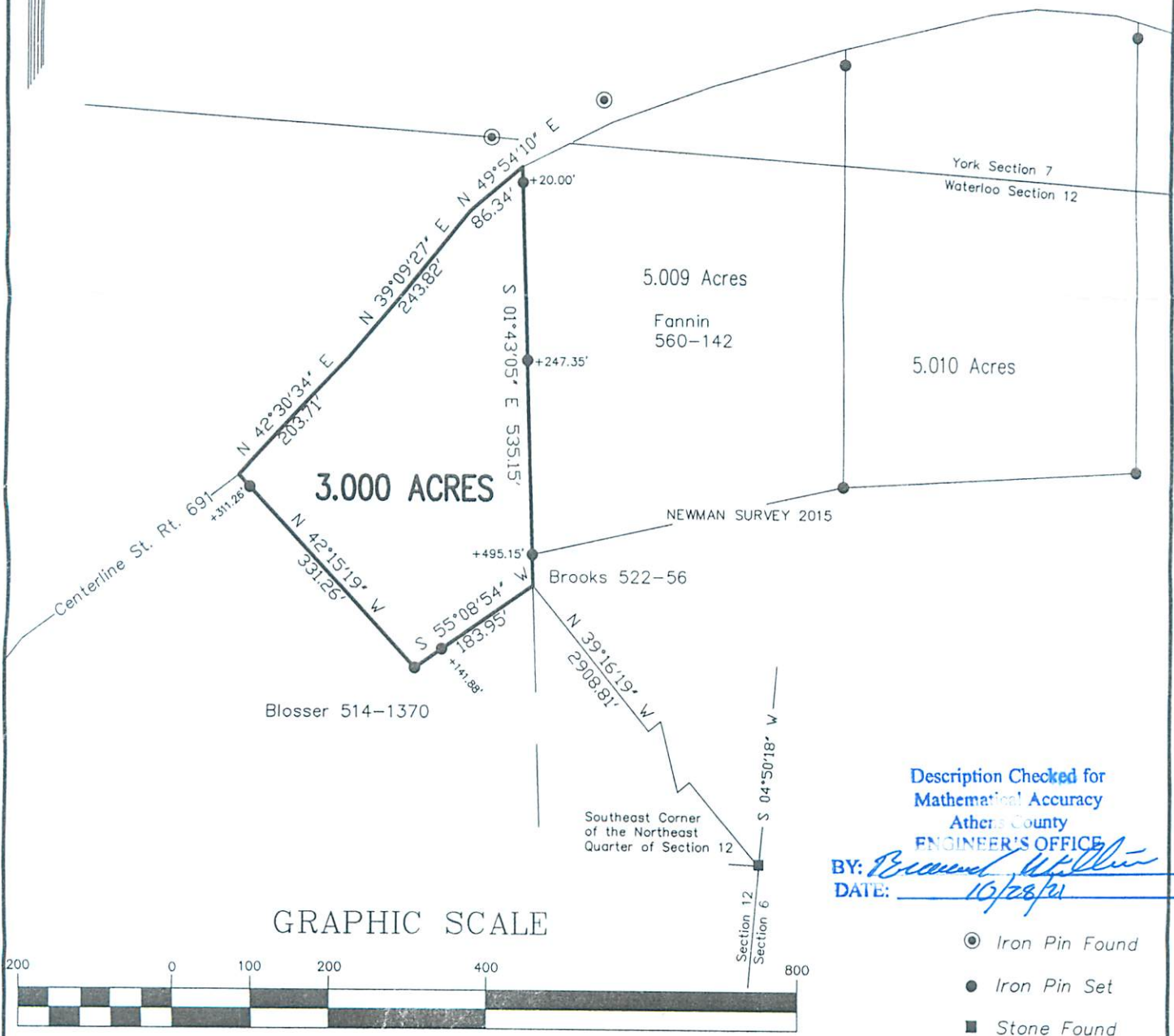
To remain continuous and contiguous  
with the 5.009 acres to the east.

*Charles T. Newman*  
Charles T. Newman  
Surveyed 9-16-2021



Basis of Bearings: Prior Survey  
Denoted east line of Section 12

Prior Surveys and Deeds used as noted on Plat



3.000 ACRES

5.009 Acres  
Fannin  
560-142

5.010 Acres

NEWMAN SURVEY 2015

Brooks 522-56

Blosser 514-1370

Southeast Corner  
of the Northeast  
Quarter of Section 12

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: *Brian W. Miller*  
DATE: *10/28/21*

GRAPHIC SCALE



( IN FEET )  
1 inch = 200 ft.

- Iron Pin Found
- Iron Pin Set
- Stone Found