

DESCRIPTION OF A 19.455 ACRE TRACT Tract C

Situated in Section 13, T.11, R.15, Waterloo Township, Athens County, Ohio and being a part of the lands as described in Volume 541, Page 1533 of the Official Records of Athens County, Ohio (PID N010010017200) and being more particularly described as follows:

Commencing at a fence corner found, taken to be the Southeast corner of Section 13, thence N 33° 15' 45" W, 2274.87 feet to point in County Road 3 (New Marshfield Road) and also being the **Point of Beginning** for the survey herein described;

Thence leaving said road and along the North lines of Swart (166-925 O.R.), and Gater (104-179 O.R.),
N 86° 19' 34" W, 1420.83 feet to an iron pin set;
Thence along the East line of Lavelle (104-813 O.R.),
N 04° 34' 38" E, 311.09 feet to an iron pin set;
Thence along new lines created by this survey,
N 81° 47' 47" E, 857.51 feet to a point in County Road 3 (Marshfield Road), passing an iron pin set at 827.51 feet;
Thence along said road,
N 34° 26' 38" W, 71.64 feet to a point;
N 12° 19' 17" W, 262.78 feet to a point;
Thence leaving said road,
N 86° 17' 51" E, 698.18 feet to an iron pin set;
Thence along the West line of McKibben (29-847 O.R.),
S 03° 36' 33" W, 886.14 feet to the point of beginning and containing 19.455 acres.

Subject to all easements and rights of way of record.

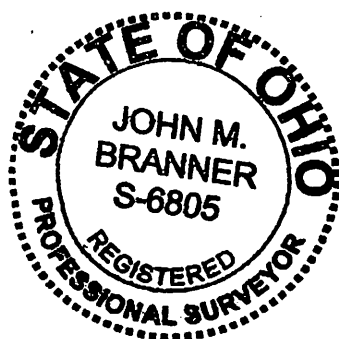
Iron pins set are 5/8 inch by 30 inch long rebar w/ plastic I.D. Cap stamped Branner P.S. 6805

Bearing: Grid North – N.A.D. 83 – Ohio South Zone

The above description is based on a field survey completed December, 2018 by

Jeb Branner, S.I., E.I., under the supervision of:

John M. Branner P.S. 6805



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

DEC 18 2018

Jill Thompson
Athens County Auditor



Survey of a 26.961 Acre tract (Tract B)
and a 19.455 Acre tract (Tract C)
Situating in Section 13, T.11, R.15,
Waterloo Twp., Athens Co., OH
Surveyed December, 2018
by Jeb Branner, S.I., E.I.,
under the supervision of:

By: *[Signature]*
John M. Branner, P.S. 8605
P.O. Box 274
The Plains, OH 45780

Tract C
19.455 Acres

McKibben
Billy R. & Mary Ann
29-847 O.R.

P.O.B.
bears N 33° 15' 45" W, 2274.87 feet
from a Fence Corner found, taken
to be the Southeast Corner of
Section 13, Waterloo Township

Tract B
26.961 Acres

Swart
Kevin L. Et al.
541-1533 O.R.
N010010016200

Weiss
Dwight E. Jr.
472-508 O.R.

P.O.B.
bears N 04° 26' 36" E, 1152.30 feet
from a Fence Corner found, taken
to be the Southeast Corner of
Section 13, Waterloo Township

Lavelle
John P.
104-813 O.R.

Gater
Brenda S.
104-179 O.R.

Gater
Brenda S.
104-179 D.R.

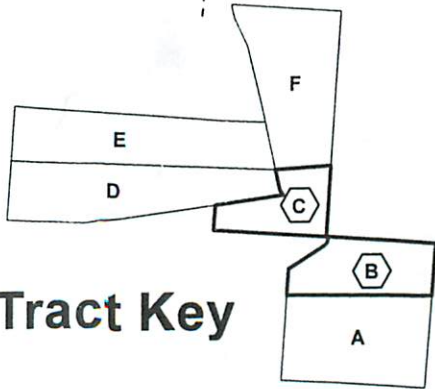
Gater
Brenda S.
347-721 D.R.

Swart
Dwight & Darlene
166-925 O.R.

Valenti
Kitty K.
503-479 O.R.

McKibben
Jason
525-328 O.R.

Tract Key



Scale 1"=300'
○ = Iron pin set 5/8" rebar w/ plastic ID cap
● = Iron pin found
Bearings: N.A.D. Grid North - Ohio South Zone
Ref. Docs.: Tax Plats, Deeds, Existing Surveys

Short Line Table		
LINE	BEARING	DISTANCE
L1	N 19° 38' 44" E	60.80'
L2	N 31° 12' 37" W	45.70'
L3	N 34° 26' 38" W	71.64'

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *[Signature]*
DATE: 12/18/18