

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

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Prerna Khatiwala
DATE: 5/7/19

MAY 07 2019

Jill Thompson
Athens County Auditor

DESCRIPTION OF A 5.01 ACRE TRACT

Situated in Section 19, T.11, R.15, Waterloo Township, Athens County, Ohio and being a part of the Second Tract as described in Volume 333, Page 2699 O.R. And being more particularly described as follows:

Beginning at a point in State Route 681, said point bears South 86 degrees 22 minutes 01 seconds East, 399.66 feet from the North-west corner of the South one-half of the South-East Quarter of Section 19;

Thence, along new lines created by this survey and along State Route 681,
N 16° 02' 49" W, 54.98 feet to a point;
Thence, leaving said road, N 41° 02' 25" E, 472.13 feet to an iron pin set, passing an iron pin set at 51.34';
Thence, S 89° 30' 32" E, 338.89 feet to an iron pin set;
Thence, S 2° 12' 38" W, 445.50 feet to an iron pin set;
Thence, along the North-line of Baird Trustee (333-2699 O.R., Third Tract),
N 86° 22' 04" W, 617.73 feet, passing an iron pin found at 587.73 feet, to the point of beginning and containing 5.01 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
The above description is based on a field survey completed April 2019 by
John M. Branner P.S. 6805



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ENGINEER'S OFFICE

BY: Brannan Wittmann
DATE: 5/7/19

Parcel ID:N010010024600
Owner: BAIRD RUSSELL N & CECELIA SPENCER TRUSTE
Deed Reference:333-2699 O.R.
Second Tract



5.01 Acres

Parcel ID:N010010024700
Owner: BAIRD RUSSELL N & CECELIA SPENCER TRUSTE
Deed Reference:333-2699 O.R.
Third Tract

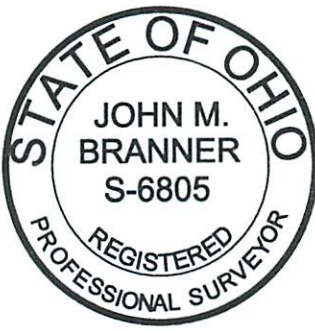
P.O.B. bears
S 86° 22' 01\"



Scale 1"=100'

- = Iron pin set 5/8" rebar w/ plastic ID cap
- = Iron pin found
- ▲ = Mag nail set

Bearings: N.A.D. Grid North - Ohio South Zone
Ref. Docs.: Tax Plats, Deeds, Existing Surveys



Survey of a 5.01 Acre Tract
Situatid in Section 19 , T.11, R.15,
Waterloo Twp., Athens Co., OH
Surveyed April , 2019

By: John M. Branner
John M. Branner, P.S. 6805
P.O. Box 274
The Plains, OH 45780