

HIGHLAND SURVEYING LTD.

80 Fayette St.
Nelsonville, Ohio 45764

Phone 740-753-1264
Fax 740-753-1264



Description of a 4.142 Acre Tract

Situated in River Lot 605, Section 2, T-12, R-15, York Township, Athens County, State of Ohio and being a part of a tract as described in Official Records Volume 251, Page 1145 and being more particularly described as follows:

BEGINNING at an iron pin set that bears South $84^{\circ}15'56''$ East, 1779.72 feet from the Northwest corner of Section 2,

THENCE along the line of Edwards (445-1834 OR), South $84^{\circ}15'56''$ East, 361.33 feet to a point,

THENCE along the line of Preat (551-1672 OR), South $36^{\circ}39'40''$ East, 238.25 feet to a point in the center of CR-4, (passing iron pins found at 12.15 feet and at 211.15 feet),

THENCE along the center of said road South $56^{\circ}58'15''$ West, 640.67 feet to a point,

THENCE leaving said road and along the line of Edwards (445-1834 OR), North $3^{\circ}30'36''$ East, 577.51 feet to the point of beginning, (passing an iron pin found at 24.23 feet) and containing 4.142 acres.

Bearings are to an assumed meridian and are for angular determination only

Subject to all Easements and Rights of Way of Record



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY:
DATE: 8/13/2020



Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Ken E. Highland
DATE: 8/13/2020



P.O.B. bears S 84°15'56"E,
1779.72' from the N.W.
corner of Section 2

Edwards
445-1834 OR

US-33

S 84°15'56"E
361.33'

+12.15'

Prest
551-1672 OR

S 36°39'40"E
238.25'

Edwards
445-1834 OR

4.142 ACRES

+211.15'

N 3°30'36"E
577.51'

CR-4

Edwards
251-1145 OR

Scale 1"=100'



+24.23'

References
Tax Plats
Surveys
Deeds

Basis of Bearing
Assumed

●=Iron Pin Found

○=Iron Pin Set
5/8"x30" rebar
w/ I.D. cap

PLAT OF SURVEY OF A 4.142 Ac. TRACT

SURVEYED FOR EDWARDS

SUBDIVISION RIVER LDT. 605

TOWNSHIP YORK SECTION 2 TOWN 12 RANGE 15

CORPORATION - COUNTY ATHENS STATE OHIO

SCALE 1"= 100' DATE AUG. 2020

Kenneth E. Highland
80 Fayette St.
Nelsonville, Ohio 45764
740-753-1264

Kenneth E. Highland S-7581

