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SITUATED IN THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 5, BENTON TOWNSHIP, T-11N, R-18W, BENTON TOWNSHIP, HOCKING COUNTY, OHIO **LEGEND** 5/8" X 30" iron pin w/ 1 1/4" plastic ID cap Stamped " M.P.B. S-6803" set ● 1 1/2" iron pipe State of Ohio monument found stone found 160 80 point 80 40 0 boundary line Note: Cited bearings are based on the South line of Section 5 as running S 83°25'44" E. centerline right of way line adjacent / political subdivision line REFERENCES Hocking County Mapping Department website Current Tax Plats Previous surveys Deeds: as noted on plat State of Ohio DB 65 Pg 43 S 83°04'22" E 316.10' totąl Robert Lee & Karen Garrett OR 333 Pg 904 2.4929 acres+/-Point of Beginning N 86°13'36" W 432.48' total Southeast corner South Half of Southwest Quarter Sec. 5, T-11N, R-18W Point of Reference South line Section 5 Benton Township S 83°25'44"E Section 8 1585.88 **RECEIVED** June 12, 2025 Hocking County Engineer's Office
Byte Date: M. 6 D. 1 Y. 2025 MICHAFL **Hocking County** Auditor's Office Plat prepared from an actual survey made on the 29th day of May, Surveyed and platted by MICHAEL P. BERRY OHIO PROFESSIONAL SURVEYOR #6803 2025 by, 6-10.25 P.O. BOX 1127,LOGAN, OHIO 43138 Michael P. Berry Ohio Professional Surveyor No. 6803

## **DESCRIPTION OF 2.4929 ACRE TRACT**

Being a part of the 23.50 Ac. tract described in Vol. 333, Pg. 904, Hocking County Official Records, situated in the S 1/2 of the SW 1/4 of Section 5, Benton Twp., T-11N, R-18W, Hocking County, Ohio, and being more particularly described as follows:

Beginning, for reference, at a point on the south line of Section 5 from which a stone monument found on the SE corner of said S 1/2 of the SW 1/4 of Section 5 bears S 83 degrees 25' 44" E a distance of 1585.88 ft.;

Thence, N 6 degrees 34' 16" E a distance of 890.52 ft. to an iron pin set, said pin being the Principal Place of Beginning for the tract herein described;

Thence with new lines the following two (2) courses:

- 1) N 5 degrees 45' 20" E a distance of 153.82 ft. to an iron pin set;
- 2) N 10 degrees 58' 38" W a distance of 168.55 ft. to an iron pin set on the south line of a tract of land transferred to the State of Ohio in Deed Vol. 65, Pg. 43;

Thence, with said south line, S 83 degrees 04' 22" E, passing a 1 1/2" State of Ohio iron pipe monument at 47.75 ft., and passing an iron pin set at 292.08 ft., going a total distance of 316.10 ft. to a point in the center of Twp. Rd. No. 237 (Webster Rd.);

Thence with the centerline of said Twp. road and along the westerly boundary of the tract of land described in O.R. Vol. 144, Pg. 29, the following four (4) courses:

- 1) S 15 degrees 19' 11" E a distance of 86.50 ft. to a point;
- 2) S 23 degrees 14' 50" E a distance of 61.30 ft. to a point;
- 3) S 29 degrees 49' 18" E a distance of 103.96 ft. to a point;
- 4) S 24 degrees 18' 55" E a distance of 86.59 ft. to a point;

Thence, leaving Twp. Rd. 237 and with a new line, N 86 degrees 13' 36" W, passing an iron pin set at 24.94 ft., going a total distance of 432.48 ft. to the Principal Place of Beginning, containing 2.4929 acres, more or less, and being subject to the right-of-way of Twp. Rd. 237 and all valid easements.

Cited bearings are based on the south line of Section 5 as running S 83 degrees 25' 44" E. All iron pins described as being set are 5/8" X 30" with 1 1/4" plastic I.D. cap stamped "M.P.B. S-6803".

The above description is the result of an actual survey made by Michael P. Berry, Ohio Registered Surveyor No. 6803, on May 29, 2025.

RECEIVED
June 12, 2025
Hocking County
Auditor's Office

MICHAEL P.
BERRY
S-6803

CGISTER

Hocking County Engineer's Office
By: WPS Date: M. 6 D. UY. 2029

**2**6803

Michael P. Berry