

HERROLD SQUARE

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS,
TOWNSHIP OF ATHENS, CITY OF ATHENS AND BEING LOCATED
IN SECTION 16, TOWNSHIP 9, RANGE 14.

LEGAL DESCRIPTION

Situated in the State of Ohio, County of Athens, Township of Athens, City of Athens and being all of Lot No. 1150 through 1154 and Lot No. 1168 through 1173 in the Fairfield Addition to the City of Athens as conveyed to Diversified Properties (hereinafter referred to as "Grantor") in Official Record 338, Page 2417 and Official Record 360, Page 1799 and located in Section 16, Township 9, Range 14 and being more particularly described as follows:

BEGINNING at a 5/8 inch iron pin found with a plastic identification cap inscribed "SWOYER S-6765", said iron pin being the Northwestern corner of Lot No. 1173 and the intersection of the Easterly right of way line of Blick Avenue and the Southerly right of way line of an alley;

Thence N 83° 45' 12" E along the Southerly right of way of the aforementioned alley and the northerly line of Lot No. 1173 and 1150 a distance of 211.00 feet to a 5/8 inch iron pin found with a plastic identification cap inscribed "SWOYER S-6765", said iron pin being the Northeast corner of Lot No. 1150 and the intersection of the Southerly property line of the aforementioned alley and the Westerly right of way line of Herrold Avenue;

Thence S 01° 00' 00" E along the Westerly right of way line of Herrold Avenue and the Easterly lines of Lot No. 1150 through 1154 a distance of 217.27 feet to a 5/8 inch iron pin found with a plastic identification cap inscribed "SWOYER S-6765", said iron pin being the Southeast corner of Lot No. 1154;

Thence S 88° 49' 14" W along the Southerly line of Lot No. 1154 and the Northerly line of Lot No. 1155 a distance of 105.16 feet to a 5/8 inch iron pin found with a plastic identification cap inscribed "SWOYER S-6765", said iron pin being in the center of a vacated alley;

Thence S 01° 00' 08" E along the center of the aforementioned vacated alley a distance of 31.99 feet to a 5/8 inch iron pin found with a plastic identification cap inscribed "SWOYER S-6765";

Thence S 88° 58' 38" W along the Southerly line of Lot No. 1168 a distance of 105.01 feet to an iron pin set, said iron pin being the Southeast corner of Lot No. 1168 and on the Easterly right of way line of Blick Avenue;

Thence N 01° 00' 00" W along the Westerly line of Lot No. 1168 through 1173 and the Easterly right of way line of Blick Avenue a distance of 240.34 feet to the point of beginning, containing 1.104 Acres, more or less and subject to all legal easements and rights of way of record.

All iron pins set are 5/8-inch iron pins 30" in length with 1 5/16 inch plastic identification caps inscribed "CASSELL S-6378."

The bearing system for this description is based on the East right of way line of Blick Avenue and bears N 01° 00' 00" W and is for the determination of angles only.

I hereby certify that an actual survey was made under my direct supervision of the premises shown hereon on the 21st day of March, 2007, and that said plat is a correct representation of the premises as determined by said survey and that all monuments shown hereon actually exist and are correctly shown. I further certify that there are no encroachments either way across any boundary line of the premises except as shown hereon.

Jerry L. Cassell
Jerry L. Cassell, P.S. Ohio Professional Surveyor No. 6378

OWNER'S STATEMENT:

OWNER: Diversified Properties of Athens, LLC,
408 Richland Avenue
Athens, Ohio 45701
(740) 592-5263

DEVELOPER: Same
ENGINEER: George A. Mara Engineering, Inc.
George A. Mara, P.E. 30594
55 East Second Street
Logan, Ohio 43138
(740) 385-8138

SURVEYOR: Cassell & Associates, LLC
Jerry L. Cassell, P.S. 6378
20525 Buena Vista Road
Rockbridge, OH 43149
(740) 969-0024

STATEMENTS: Situated in the State of Ohio, County of Athens, Township of Athens, City of Athens, and being all of Lot No. 1150 through 1154 and Lot No. 1168 through 1173 in the Fairfield Addition to the City of Athens as conveyed to Diversified Properties in Official Record 338, Page 2417 and Official Record 360, Page 1799 and located in Section 16, Township 9, Range 14.

The undersigned, John Sole of Diversified Properties of Athens, LLC does hereby certify that the attached plat correctly represents "Herrold Square", a subdivision of Lots 1 through 16 and does hereby accept this plat of same and dedicate to public use all roads and public areas shown hereon and not heretofore dedicated. The undersigned further agree that any use or improvements made on the land shall be in conformity with all existing valid zoning, platting, health or other lawful regulations of the State of Ohio, County of Athens and City of Athens for the benefit of themselves and all other subsequent owners or assignees taking title from, under or through the undersigned.

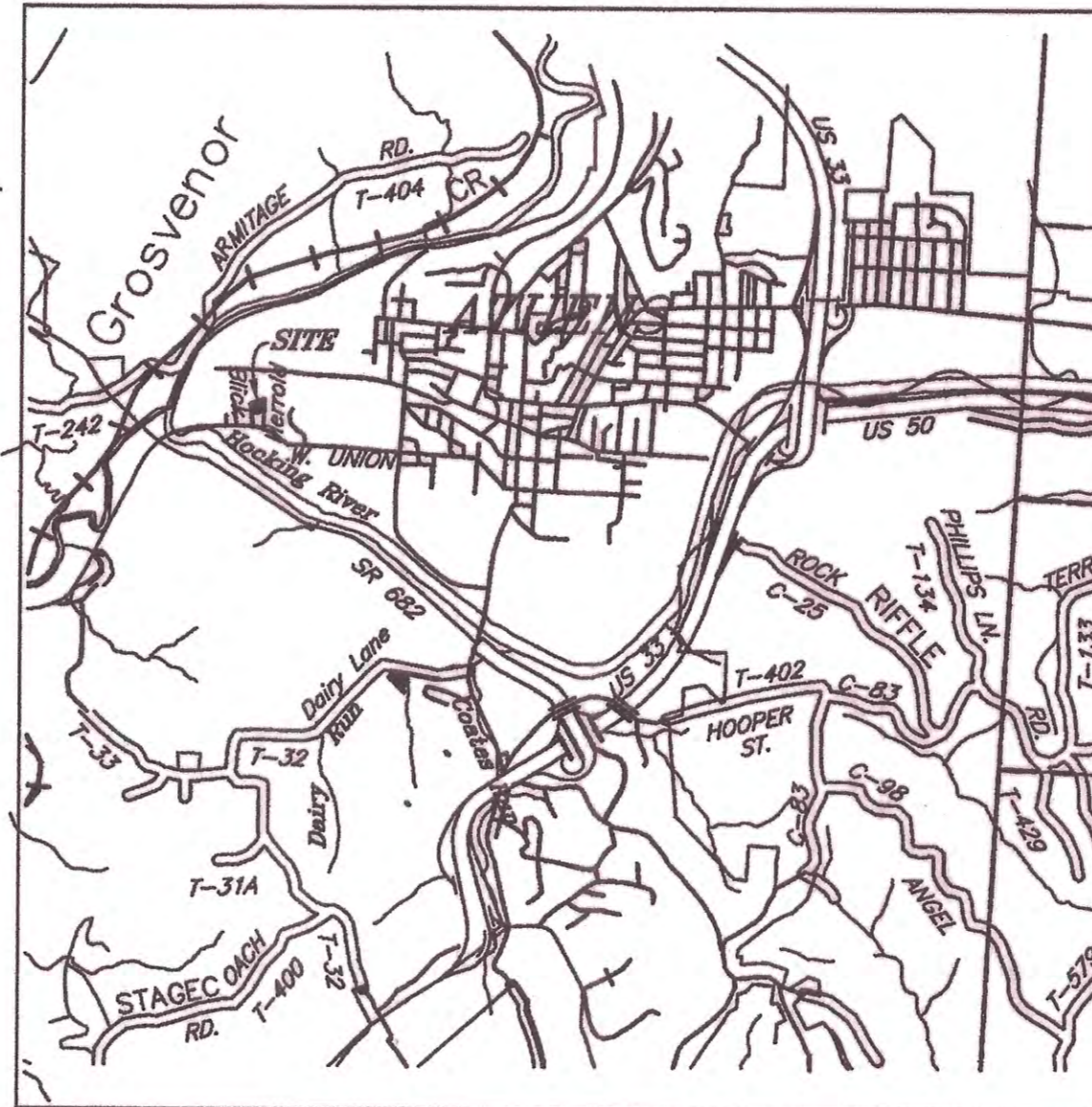
In witness thereof, John Sole hereunto set his hand this 20 day of APRIL, 2007.

Nancy Chiki John D. Sole
Witnesses Nancy Chiki John D. Sole Owner
Printed Name Printed Name

John D. Sole
STATE OF OHIO, COUNTY OF ~~HOOKING~~ ATHENS
Before me, a Notary Public, in and for said county, personally came John Sole of Diversified Properties of Athens, LLC, who acknowledged the signing of the forgoing instrument to be his voluntary act and deed. In witness whereof, I have hereunto set my hand and affixed my official seal this 20 day of April, 2007.

Deanna M. Morgan Athens
Notary Public County
My Commission Expires March 02, 2012

LOCATION MAP



APPROVALS:

CHAIR OF ATHENS CITY PLANNING COMMISSION
I hereby approve this Subdivision on this 22nd day of MARCH, 2007.
Joanne J. Buckley
Chair of Athens City Planning Commission

ATHENS CITY SERVICE-SAFETY DIRECTOR
I hereby approve this Subdivision on this 29th day of MARCH, 2007.
Raymond SERVICE SAFETY DIRECTOR
Chair of Athens City Planning Commission

ATHENS COUNTY ENGINEER
I hereby approve this Plat of Survey for mathematical accuracy on this 5th day of APRIL, 2007.
Dustin
Athens County Engineer

DEVELOPMENT AGREEMENT:

ATHENS CITY COUNCIL PRESIDENT
I hereby approve this Subdivision on this 19 day of March, 2007.
Carol
Athens City Council President

TRANSFER AND RECORDING:

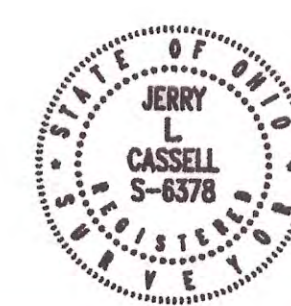
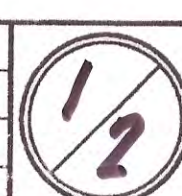
ATHENS COUNTY AUDITOR
Transferred on this 23 day of April, 2007.
Gill A. Thompson-jh
Athens County Auditor

ATHENS COUNTY RECORDER
File No. 07-2353 and 07-2354
Received on this 23 day of April, 2007 at 10:21 A.M. Recorded on this 23 day of April, 2007 at 10:21 A.M. Recorded in Plat Book No. ENV 560A-B, Page 86-40 Fee \$172.80

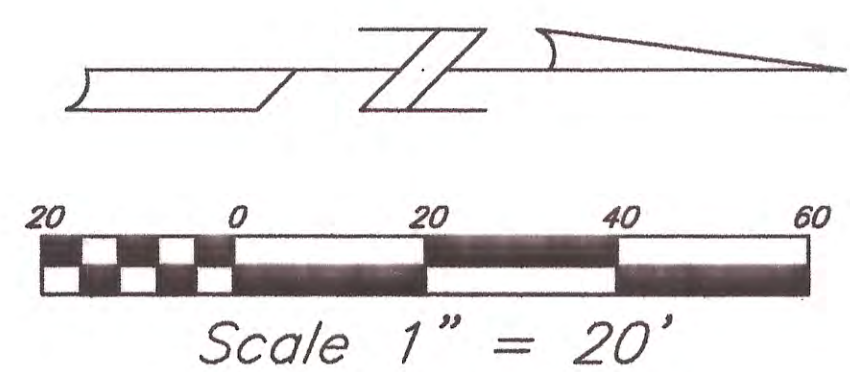
Julia Michael Scott Jm
Athens County Recorder

20070002353
Filed for Record in
ATHENS COUNTY, OHIO
JULIA MICHAEL SCOTT
04-23-2007 At 10:21 AM
PLAT 86-40
ENV 560 A

FOR:	BY:
DATE:	PROJ. NO.:
REV:	
REV:	



CASSELL & ASSOCIATES, LLC
PROFESSIONAL LAND SURVEYING
20525 Buena Vista Road Rockbridge, Ohio 43149
(740) 969-0024



- LEGEND**
- 5/8" iron pin set 30" in length with c 1 5/16" dia. plastic ID cap inscribed "CASSELL S-6378"
 - ⊙ 5/8" iron pin found with a plastic ID cap inscribed "SWOYER S-6765"
 - Point
 - Site property line
 - - - Right of way line
 - - - Existing lot line
 - - - Existing lot line within proposed subdivision
 - ⊙ Existing lot numbers
 - ⊙ Proposed lot numbers
 - - - Existing sanitary sewer easement
 - - - Proposed sanitary sewer easement
 - - - Edge of existing roadway

LOT AREAS

No.	Acres
1	0.064
2	0.049
3	0.074
4	0.074
5	0.049
6	0.073
7	0.073
8	0.048
9	0.076
10	0.070
11	0.070
12	0.071
13	0.047
14	0.071
15	0.072
16	0.103

Janey L. and Charles N. Cole
Official Rec. 235, Page 920

1.104 Acres
Diversified Properties
Official Rec. 338, Page 2417
Official Rec. 360, Page 1799

Arnold B. Moore, et al
Official Rec. 332, Page 377

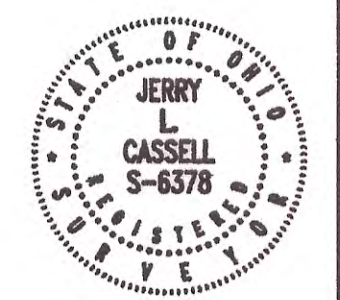
200700002354
Filed for Record in
ATHENS COUNTY, OHIO
JULIA MICHAEL SCOTT
04-23-2007 At 10:21 am.
PLAT 86.40
ENV 560 B

Note:
All property corner monumentation to be set upon completion of final grading and landscaping

HERROLD SQUARE
SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS, TOWNSHIP OF ATHENS, CITY OF ATHENS AND BEING ALL OF LOT No. 1150 THROUGH 1154 AND LOT No. 1169 THROUGH 1179 LOCATED IN SECTION 10, TOWNSHIP 9, RANGE 14.

FOR: John Sale BY: Jerry Cassell
DATE: Nov. 11, 2006 PROJ. NO.: AT101906
REV: REV: 2/2

CASSELL & ASSOCIATES, LLC
PROFESSIONAL LAND SURVEYING



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