

PLAT OF SURVEY
U. S. GOVERNMENT LAND

Being parts of River Lots 632, 633, 634, 635 Section 17,
Township 12 North, Range 15 West, Ohio River Survey
City of Nelsonville, County of Athens, State of Ohio

ENVELOPE: 358A

NELSONVILLE - U.S. GOVERNMENT
LAND PLAT OF SURVEY

Con't From 357B

GENERAL NOTES

This survey was made by the U. S. Department of Agriculture, Forest Service, for the purpose of restoring, establishing, marking, and perpetuating the corners and boundary lines of U. S. Government land being a part of river lots 632, 633, 634 and 635 in section 17, township 12 north, range 15 west, Ohio River Survey, in the City of Nelsonville, County of Athens, State of Ohio.

This tract of metes and bounds land within said section 17, conveyed to the United States of America by the Greendale Minerals Company, an Ohio corporation, was recorded on April 13, 1936, in volume 160, page 321, of the Athens County records. The land acquired in each of the river lots of section 17 is identified as parcels 15, 16, 17, and 18 in this volume and page of the Athens County records. The deed descriptions of these parcels were based upon a 1936 acquisition survey by the U. S. Forest Service.

Prior to establishing and locating the corners and boundary lines of this metes and bounds survey, I reviewed the manner in which said section 17 was originally surveyed and lotted. I examined the Athens County records and obtained copies of surveys of record and deed descriptions of the adjoining properties. I consulted with local surveyors and local resident property owners for corner information and the status of existing property boundaries that would affect or could be affected by the survey of the recorded deed description of this tract of U. S. Government land.

A preliminary field examination showed that the deed description conveying this tract of land to the United States of America was in conflict with several established adjoining property and right-of-way lines. This survey, made in April, 1960, was to resolve the 1936 deed description to a common boundary line in areas of apparent deed conflicts, and to better describe the parcel of land conveyed to the United States of America.

I then proceeded to make the survey in the following manner:

1. Restored the section corner common to sections 10-11-16-17. Local residents and deed descriptions made reference to an iron rail marking this corner. The rail was known to be in place about ten years ago, but an intensive search did not uncover any evidence. I restored the corner from the R/W concrete markers and the ties to the section corner as shown on the R/W plans of S. H. No. 155, Sec. D (now U. S. 33) of the Ohio State Department of Highways. The restored corner position was in concurrence with the verbal testimony of an adjoining property owner.
2. Recovered the quarter corner common to sections 11 and 17 at the intersection of old fence lines east and south. Corner found marked by an iron rail.
3. Recovered the section corner common to sections 11-12-17-18 marked by a well-set 6" x 7" x 14" rock with a chiseled cross on top. From the rock found root-hole evidence at the record bearing and distance of one of the bearing trees established by E. H. Moore in 1839, and of record in the office of the County Engineer. The tree was recorded as being a 24-inch white oak bearing N. 30°W., 55 links distant.
4. Established the point of beginning of this survey north on the section line at the 1936 deed description distance from the southeast corner of section 17. The point falls in the centerline of the Coal Hollow Road.
5. Established angle points 1, 2, 3, and 4 along the centerline of the Coal Hollow Road as adjoiners to the deed descriptions of the properties along the east side of Coal Hollow Road. The position of angle point 4 was determined at the extension of an old fence line located in accordance with the adjoining property description recorded in volume 205, page 187, and volume 208, page 397, of the Athens County records.
6. Recovered angle points 5 and 6 in accordance with the adjoining property deed description recorded in volume 216, page 58, of the Athens County records. Angle point 6 was found marked by a post set during the 1936 acquisition survey by the U. S. Forest Service, and is made reference thereto in the above deed description of the adjoining property owner.
7. Recovered angle point 7 marked by a wood post during the 1936 acquisition survey. Point is on point of curve and right-of-way line of U. S. Highway 33.
8. Set angle points 8 and 9 on the right-of-way line of U. S. Highway 33 as shown on the R/W plan for S. H. 155, Sec. D (now U. S. 33).
9. Recovered angle point 10 in place as a concrete highway R/W marker.
10. Established angle point 11 on the curved R/W line of U. S. Highway 33 and on the property line stationing as shown on the R/W plan for S. H. 155, Sec. D (now U. S. 33) for locating the east line of the property as recorded in volume 201, page 297, of the Athens County records.
11. Established angle point 12 on line between angle point 11 and recovered angle point 16 as marked by the 1936 acquisition survey.
12. Established angle points 13, 14, and 15 in accordance with the deed description in volume 173, page 192, of the Athens County records.
13. Recovered angle points 16 and 17 in place as marked from the 1936 acquisition survey.
14. Established angle point 18 on the R/W line of U. S. Highway 33 and on the property line stationing as shown on the R/W plan for S. H. 155, Sec. D (now U. S. 33) for locating the west line of the property as recorded in volume 125, page 40, of the Athens County records.
15. Established angle points 19 and 20 on the R/W line and at the stationing shown on the R/W plan for S. H. 155, Sec. D (now U. S. 33).
16. Recovered angle point 21 as a concrete highway R/W marker at stationing 350 + 02 of the R/W plans of the state and on the former 1950 corporation limits of the City of Nelsonville.
17. Established angle points 22 to 31 as the exterior of the subdivision as surveyed by C. C. Sharp, Assistant Engineer of the Columbus Hocking Coal and Iron Co. (The Greendale Minerals Co.) and recorded with the Recorder of Athens County on April 6, 1892. The control for the layout of this subdivision was a cross found in the curb marking the east line of lot 1296 within this subdivision, and a closing tie on recovered angle point 21 being on the east line of the subdivision.
18. Recovered angle points 32 and 33 marked by well-set stones established by S. H. Hibbard, Athens County Surveyor, in 1900. This survey is of record in volume 6, page 374, at the county engineer's office in Athens, Ohio.
19. Established angle points 34 and 35 in accordance with adjoining deed descriptions in volume 219, page 359, and volume 223, page 389, of the Athens County records; said descriptions being made from the 1900 survey of County Surveyor S. H. Hibbard.
20. Established angle point 36 on the centerline of State Highway 216 and the north line of section 17. The section line reference is on an old fence line west of State Highway 216 and as shown on the highway department R/W plans for State Highway 216 in Athens County.
21. Established witness corner monuments to angle points 34, 35 and 36 on the metes and bounds line of the survey.
22. Established the northwest and northeast corners of river lot 633 on the north line of section 17 in accordance with the 1936 deed recorded distance for parcel 16, lot 633, in volume 160, page 321, of the Athens County records.

The bearings and distances of the exterior boundaries have been adjusted for closure. The transit-traverse control survey for the exterior boundaries of this survey closed by 0.62 feet in latitude and 2.10 feet in departure, the relative error of closure being one part in 6800. All bearings shown are true bearings and were established by reference to a polaris observation.

The field notes and a plat of this survey are on file in the Forest Supervisor's office at Bedford, Indiana. A plat of the survey is on file at the District Ranger's office at Athens, Ohio.

SURVEYOR'S AFFIDAVIT

STATE OF OHIO) SS
ATHENS COUNTY)

I, Victor H. Hedman, Cadastral Surveyor, U. S. Forest Service, and a registered land surveyor in the State of Wisconsin, acting under Sections 4733.01 to 4733.23 of Ohio Code, hereby certify that I have surveyed a tract of U. S. Government land, being that part of river lots 632, 633, 634, and 635, section 17, township 12 north, range 15 west, Ohio River Survey, in the City of Nelsonville, County of Athens, State of Ohio, bounded and described as follows: From the concrete post marking the corner common to sections 10-11-16-17 in township 12 north, range 15 west, bear N. 4°-05'-05" E. 1150.86 feet on the section line between sections 11-17 to the point of beginning in the center of the Coal Hollow Road marked by a copper rod; thence S. 28°-38'-05" W. along the centerline of said road 276.56 feet to a point; thence S. 21°-12'-00" W. along the center of said road 173.55 feet to a point; thence continuing along the center of said road S. 21°-12'-00" W. 96.00 feet to a point; thence S. 30°-06'-00" W. along the center of said road 77.00 feet to a point marked by a copper rod; thence N. 48°-51'-50" W. 550.26 feet to a point marked by a pipe; thence N. 39°-32'-05" W. 236.00 feet to a point marked by a concrete post; thence S. 58°-57'-10" W. 136.75 feet to a point on the curved R/W line of U. S. Highway 33 marked by a pipe; thence northerly along said R/W line an arc length of 182.00 feet, chord bearing N. 23°-12'-37" W. 181.79 feet to the point of tangency marked by a pipe; thence N. 18°-29'-45" W. 330.90 feet along said R/W line to a point of curve marked by a pipe; thence left along said curved R/W line an arc length of 665.52 feet, chord bearing N. 31°-26'-10" W. 659.86 feet to a point on the R/W curve marked by a pipe; thence N. 44°-27'-45" E. 241.40 feet to a point marked by a pipe; thence N. 45°-32'-15" W. 180.40 feet to a point marked by a pipe; thence S. 45°-32'-15" E. 180.40 feet to a point marked by a pipe; thence N. 44°-27'-45" E. 241.40 feet to a point marked by a pipe; thence N. 45°-32'-15" W. 180.40 feet to a point marked by a pipe; thence S. 44°-27'-45" W. 199.00 feet to a point marked by a concrete post; thence N. 45°-41'-05" W. 662.87 feet to a point marked by a concrete post; thence S. 48°-39'-35" W. 261.00 feet to a point on the R/W line of U. S. Highway 33, marked by a pipe, said point being 40 feet northerly of the highway centerline; thence N. 44°-49'-45" W. 40.00 feet along said R/W line to a point marked by a pipe; thence at a right angle on a bearing of N. 45°-10'-15" E. 20.00 feet to a point marked by a wood post, said point being on the R/W line of U. S. Highway 33 and 60 feet northerly of the highway centerline; thence N. 44°-49'-45" W. along said R/W line 302.00 feet to a point marked by a concrete R/W post; thence around the exterior of the C. H. C. & I Co.'s addition to the City of Nelsonville, said exterior points being marked by pipes, N. 45°-10'-15" E. 86.00 feet; thence N. 44°-49'-45" W. 160.00 feet; thence N. 45°-10'-15" E. 190.00 feet; thence N. 44°-49'-45" W. 180.00 feet; thence N. 45°-10'-15" E. 180.00 feet; thence N. 44°-49'-45" W. 300.00 feet; thence N. 45°-10'-15" E. 150.00 feet; thence N. 44°-49'-45" W. 450.00 feet; thence S. 45°-10'-15" W. 106.00 feet; thence N. 44°-49'-45" W. 150.00 feet to a point marked by a concrete post; thence N. 36°-30'-50" E. 909.03 feet to an established survey point of record marked by a stone with a cross; thence N. 36°-18'-40" E. 546.89 feet to an established survey point of record marked by a stone with a cross; thence N. 39°-21'-10" E. 270.83 feet to a point 16.5 feet south of the north line of section 17, said point being marked by a pipe; thence N. 85°-53'-40" W. 841.10 feet and parallel with the north line of said section 17 to a witness corner point marked by a pipe; thence continuing N. 85°-53'-40" W. 134.90 feet to a point on the centerline of State Highway 216; thence along the centerline of State Highway 216 N. 20°-37'-30" E. 17.21 feet to a point on the north line of section 17; thence along the north line of section 17 S. 85°-53'-40" E. 130.00 feet to a witness corner point marked by a concrete post; thence along said section line S. 85°-53'-40" E. 841.10 feet to a witness corner point marked by a pipe; thence along said section line S. 85°-53'-40" E. 200.66 feet to the corner common to river lots 634 and 633, said point being marked by a pipe; thence along said section line S. 85°-53'-40" E. 881.10 feet to the corner common to sections 11-12-17-18, said corner being marked by a concrete post; thence S. 4°-02'-55" W. 2639.15 feet along the section line to the quarter corner common to sections 11-17, said point being marked by a concrete post; thence south along the section line on a bearing S. 4°-05'-05" W. 708.34 feet to a line post; thence continuing S. 4°-05'-05" W. along said section line 808.64 feet to the point of beginning and containing 203.778 acres of land more or less.

The plat hereon is a correct representation of all exterior boundaries of the land surveyed. I have fully complied with the statutes of the State of Ohio and with the rules for the survey of the public lands in surveying the same.

U. S. Forest Service personnel participated in this survey in the following capacities:

Record search and field examination by:
Victor H. Hedman, Cadastral Surveyor
Fred L. Schott, Civil Engineer
Richard S. Moore, Ranger District Assistant

Survey by:
Victor H. Hedman, Cadastral Surveyor
Donald D. Lappala, Supervisory Engineering Aid
Richard S. Moore, Ranger District Assistant

Plat by:
Jean F. Resvick, Cadastral Surveyor

Date: September 15, 1960

Victor H. Hedman
Cadastral Surveyor, U. S. Forest Service