



# ***ROBINSON SURVEYING***

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO  
12355 LIARS CORNER ROAD, MILLFIELD, OHIO 45761

**ALAN D. ROBINSON**  
Registered Land Surveyor

TELEPHONE  
(740) 593-8774

## ***DESCRIPTION OF TRACT "A" 4.890 ACRE TRACT***

Situated in Fraction 5, Section 23, Town 8, Range 14, Alexander Township, Athens County, Ohio, and being a part of a 86.70 Acre tract Now belonging to Richard L. Jeffers and described in Volume 260 Page 1063 official Records of Athens County and being more particularly described as follows:

Commencing at an iron pin found at the Northeast corner of Fraction 1 and the Southeast corner of Fraction 5;  
thence, following the North line of said Fraction 1 and the South line of said Fraction 5, North 86 degrees 00 minutes 00 seconds West, a distance of 442.39 feet to a point, passing iron pins found at 69.08 feet, 128.23 feet and at 371.02 feet, said point being the POINT OF BEGINNING of the following described tract;  
thence, leaving said fraction lines on a random line, North 28 degrees 18 minutes 00 seconds West, a distance of 220.79 feet to an iron pin set;  
thence North 57 degrees 54 minutes 36 seconds West, a distance of 165.98 feet to an iron pin set;  
thence North 72 degrees 34 minutes 35 seconds West, a distance of 471.72 feet to an iron pin set;  
thence South 21 degrees 43 minutes 12 seconds West, a distance of 384.01 feet to an iron pin found at the Northeast corner of a 4.15 acre tract described in Volume 260 Page 1063 Official Records of Athens County;  
thence, following the East line of said 4.15 acre tract, South 45 degrees 43 minutes 44 seconds East, a distance of 13.15 feet to a point at the Northwest corner of a 11.70 acre tract described in Volume 260 Page 1063 Official Records of Athens County and in the aforementioned South line of Fraction 5 and the North line of Fraction 1;  
thence, leaving said 4.15 acre tract and following said Fraction lines and the North line of said 11.70 acre tract, South 86 degrees 00 minutes 00 seconds East, a distance of 830.09 feet to the POINT OF BEGINNING; said described tract containing 4.890 acres (213,002.0806 square feet), and is to be continuous and contiguous with the aforementioned 11.70 acre tract.

Bearings are based on previous Surveys and are used to denote angles only.

Subject to all easements and right-of-way of record.

All iron pins set are 5/8 inch by 30-inch long rebar with a yellow cap stamped Alan Robinson RLS 8049.

Alan D. Robinson P.S. 8049 bases the above description on a field Survey completed September 1, 2000,

*Alan D. Robinson*

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE

BY: *S. Blause*  
DATE: 9-1-00



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ALX#23



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## ***DESCRIPTION OF TRACT "B" 2.906 ACRE TRACT***

Situated in Fraction 1, Section 16 and 22, Town 8, Range 14, Alexander Township, Athens County, Ohio, and being a part of the a 11.70 acre tract now belonging to Tina P. Jeffers and described in Volume 260 Page 1063 Official Records of Athens County and being more particularly described as follows:

Commencing at an iron pin found at the Northeast corner of Fraction 1 and the Northeast corner of the aforementioned 11.70 acre tract, said iron pin found being the POINT OF BEGINNING of the following described tract;  
thence, following the North line of said Fraction and the North line of said 11.70 acre tract, North 86 degrees 00 minutes 00 seconds West, a distance of 404.06 feet to a point in the center of a creek, passing iron pins found at 69.08 feet, 128.23 feet and at 371.02 feet;  
thence, leaving said Fraction line and the North line of said 11.70 acre tract and following said creek, South 11 degrees 22 minutes 36 seconds East, a distance of 161.55 feet to a point;  
thence, South 21 degrees 35 minutes 28 seconds East, a distance of 122.00 feet to a P.K. nail set in a Bridge;  
thence, leaving said creek, South 49 degrees 45 minutes 16 seconds East, a distance of 83.58 feet to an iron pin found South of said creek;  
thence, South 54 degrees 29 minutes 13 seconds East, a distance of 276.29 feet to the Southeast corner of said 11.70 acre tract and in the East line of Fraction 1;  
thence, following the east line of said 11.70 acre tract and the East line of said Fraction 1, North 4 degrees 41 minutes 43 seconds East, a distance of 459.67 feet to the POINT OF BEGINNING; said described tract containing 2.906 acres (126,563.725 square feet), and is to be continuous and contiguous with a 3.99 acre tract described in Volume 260 Page 1063 Official Records of Athens County.

Bearings are based on previous Surveys and are used to denote angles only.  
Subject to all easements and right-of-way of record.

All iron pins set are 5/8 inch by 30-inch long rebar with a yellow cap stamped Alan Robinson RLS 8049.

The above description is based on a field Survey completed September 1, 2000, By Alan D. Robinson P.S. 8049,

*Alan D. Robinson*

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: *S. Blausen*  
DATE: *9-1-00*

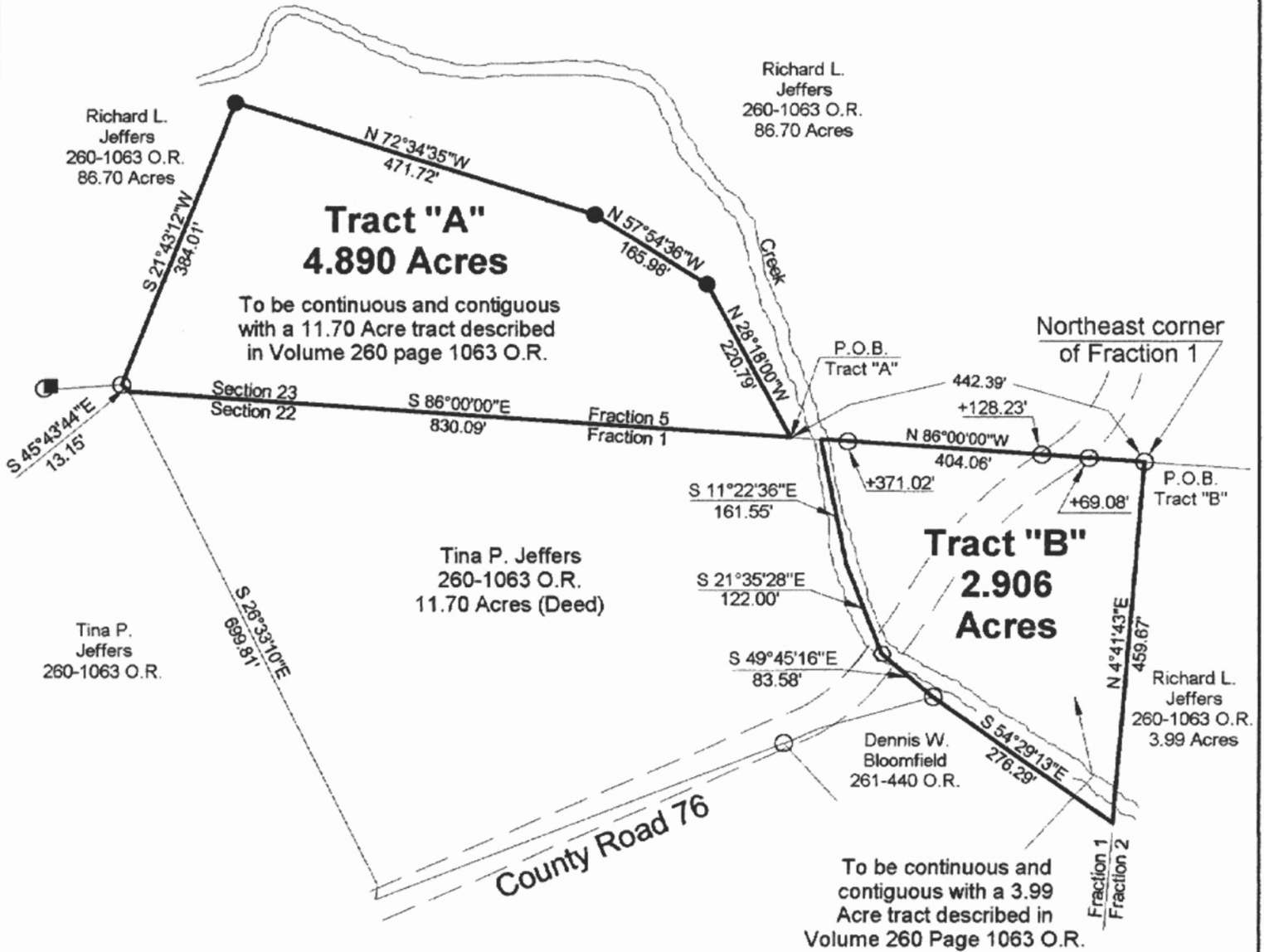


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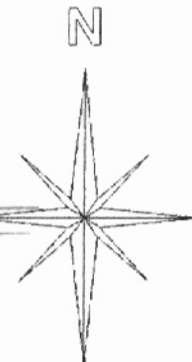
# ROBINSON SURVEYING

12355 Liars Corner Rd.  
Millfield, Ohio 45761  
(740) 593-8774



This is a Transfer Between Adjoining Owners

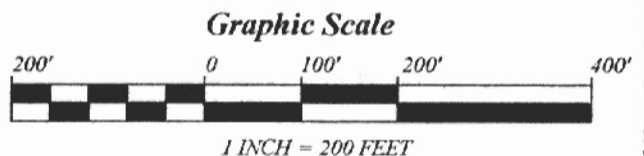
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Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: *S. Blausey*  
DATE: *9-1-00*



- = IRON PINS SET
- = IRON PINS FOUND
- = P.K. NAIL SET
- ▲ = RAIL ROAD SPIKE SET
- = STONE FOUND

**BEARING REFERENCE**  
BASED ON PREVIOUS SURVEYS AND  
ARE USED TO DENOTE ANGLES ONLY

**References**  
Deeds as Noted  
Current Tax Plats  
Existing Monumentation



Plat of Survey of Tract "A" 4.890 Acres and Tract "B" 2.906 Acres

Surveyed for: Richard Jeffers Date 9/1/00

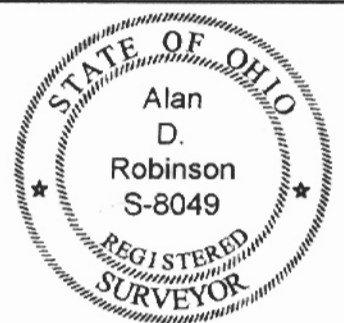
Fractions 1 and 5, Sections 16, 22 and 23

Town 8, Range 14, Alexander Township

Athens County, State of Ohio

Alan D. Robinson Registered Professional Land Surveyor No. 8049

*Alan D. Robinson*



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