



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED LAND SURVEYOR

Box 208A
Route Five
Athens, Ohio 45701
614/593-8701

Situated in Lease Lot 1, Section 28, Town 8, Range 14, Alexander Township, Athens County, Ohio and described as follows:

Commencing at a found iron pin at the northwest corner of said Lease Lot 1; thence along the west line of said Lease Lot 1 on an assumed bearing South 03° 20'02" West (passing found iron pins at 95.61 feet, 284.83 feet, 473.27 feet, 701.36 feet and 1,054.70 feet) for a total distance of 1,934.29 feet to a set iron pin on the south side of the Consolidated Rail Corporation Right of Way, said set iron pin is THE TRUE POINT OF BEGINNING; thence along the south line of said right of way North 49°08'44" East 1,051.19 feet to a set iron pin; thence continuing along said south right of way on a northerly curve concave to the west 371.16 feet to a set iron pin at the southwest corner of a 1.5859 acre tract described in Volume 384 Page 821 of the Athens County Deed Records (said curve has a radius of 729.40 feet a central angle of 29°09'20" and chord which bears North 41°36'44" East 367.17 feet); thence along the south property line of said 1.5859 acre tract South 74°03'41" East 265.11 feet to a set iron pin; thence along the east property line of said 1.5859 acre tract North 46°34'04" East (passing a set iron pin at 107.81 feet) for a total distance of 129.19 feet to a point in the center of Alexander Township Road 55; thence along the center of said Alexander Township Road 55 South 53°11'05" East 78.24 feet to a point; thence South 62°40'48" East 98.07 feet to a point; thence leaving the said Alexander Township Road 55 on a random line South 46°43'39" West (passing a set iron pin at 15.23 feet a 56 inch sycamore tree at 115.69 feet, a set iron pin at 450.46 feet, a set iron pin at 1,210.16 feet and a 48 inch triple wild cherry tree at 1,634.03 feet) to a set iron pin on the west line of Lease Lot 1; thence along the west line of said Lease Lot 1 North 03°20'02" East (passing a set iron pin at 284.63 feet) for a total distance of 594.70 feet to the point of beginning containing 15.8649 acres and being part of a 82.14 acre tract described in Volume 338 Page 757 of the Athens County Deed Records.

Note: All set iron pins are capped 5/8 inch diameter rebar 30 inches in length.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *Cheryl Hedges*

PROPERTY

CONSTRUCTION: *5/2/91*

SUBDIVISIONS

1
ALX 28



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The above description was written by Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey prepared by Southeastern Land Surveys dated November 11, 1983.

Subject to all easements and right of ways of record.

NOT RECORDED
2025-01-15 10:00 AM
YTH: [unclear]
KOPRO [unclear]

PROPERTY _____

CONSTRUCTION _____

SUBDIVISIONS _____

2

XX
 ACREAGE, CLOSURE, AND ERROR OF PLAT
 XX

Line #						
1	South	53±	11'	05"	East	78.24 feet
2	South	62±	40'	48"	East	98.07 feet
3	South	46±	43'	39"	West	2,159.05 feet
4	North	03±	20'	02"	East	594.70 feet
5	North	49±	08'	44"	East	1,051.19 feet
6	North	41±	36'	44"	East	367.17 feet
7	South	74±	03'	41"	East	265.11 feet
8	North	46±	34'	04"	East	129.19 feet

The easting error is 0.00 feet.
 The northing error is -0.00 feet.
 The gap in closure is 0.01 feet.

The precision of the field survey is
 2.01 feet error per 10,000 feet traverse.

The area computes to be 16.00 acres.

