

BY: Rebecca Williams
DATE: 7/23/20

Exhibit A
8.296 ACRES

Description of a tract of land situate Ohio Company Purchase, Town 6, Range 13, Section 22 and Section 23, Ames Township, Athens County, Ohio, and being more fully described as follows:
Being part of a tract of land deeded to:

1.) Patrick O. Mayles 2.) Penny L. Ford 3.) Timothy A. Mayes and Diana Mayles
Official Record Book 560, pages 452-454.

Commencing at a limestone at the southeast corner of Section 23;
Thence N86°41'18"W 663.74 feet along the south line of Section 23 to an iron pin set at the point of beginning of the tract herein described;

- 1.) Thence N86°41'18"W 764.65 feet along the south line of Section 23 to an iron pin set;
- 2.) Thence S81°47'25"W 187.51 feet to a point in the center of Hooper Ridge Road, County Rd. 36, passing an iron pin set at 171.12 feet;
- 3.) Thence N00°33'32"E 21.27 feet to a point in the center of County Road 36;
- 4.) Thence N19°23'14"W 398.59 feet to a spike found in the center of County Road 36;
- 5.) Thence N04°04'24"W 117.01 feet to a spike found in the center of County Road 36 at the intersection of Township Road 340;
- 6.) Thence S73°55'33"E 356.28 feet to a point in the center of Henry Road, Township Rd. 340;
- 7.) Thence S71°31'21"E 260.80 feet to a point in the center of Township Road 340;
- 8.) Thence S75°55'06"E 247.81 feet to a point in the center of Township Road 340;
- 9.) Thence S74°47'22"E 307.70 feet to a point in the center of Township Road 340;
- 10.) Thence S80°18'01"E 84.80 feet to a point in the center of Township Road 340;
- 11.) Thence S31°53'45"W 229.39 feet along a common boundary to Mayles 556-1267 and Kilzer 302-35 to the point of beginning containing a total of 8.296 acres, of which 8.215 acres are in Section 23, and .081 acres are in Section 22.


Plat of Survey is attached herewith and made a part thereof.

Subject to all easements, rights-of-way, and covenants and agreements of record.

All Iron Pins set are 30 inches in length #5 rebar capped" NEWMAN PS 8043"

Basis of bearings the denoted south line of Section 23 using NAD 83 Ohio State Plane, South Zone Grid.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on July 21, 2020.


Charles T. Newman PS
66 Elmwood Place
Athens, Ohio 45701



Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

JUL 24 2020

Jill Thompson
Athens County Auditor

C. TIM NEWMAN
Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

740-594-1884
FAX 740-594-9413

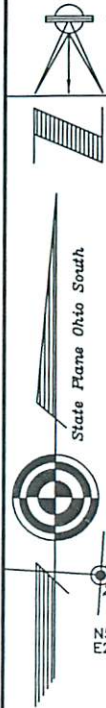
Plat of Survey of 8.296 Acres.
Situatae Ohio Company Purchase, Town 6, Range 13, Section 23,
Ames Township, Athens County, Ohio.
Being part of a tract of land deeded to:
1.) Patrick O. Mayles 2.) Penny L. Ford 3.) Timothy A. Mayles and Diana Mayles.
Official Record Book 560 pages 452-454.
Being all of parcel C010010029100, and part of parcel C010010033500.

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: Priscilla Williams
DATE: 7/23/20

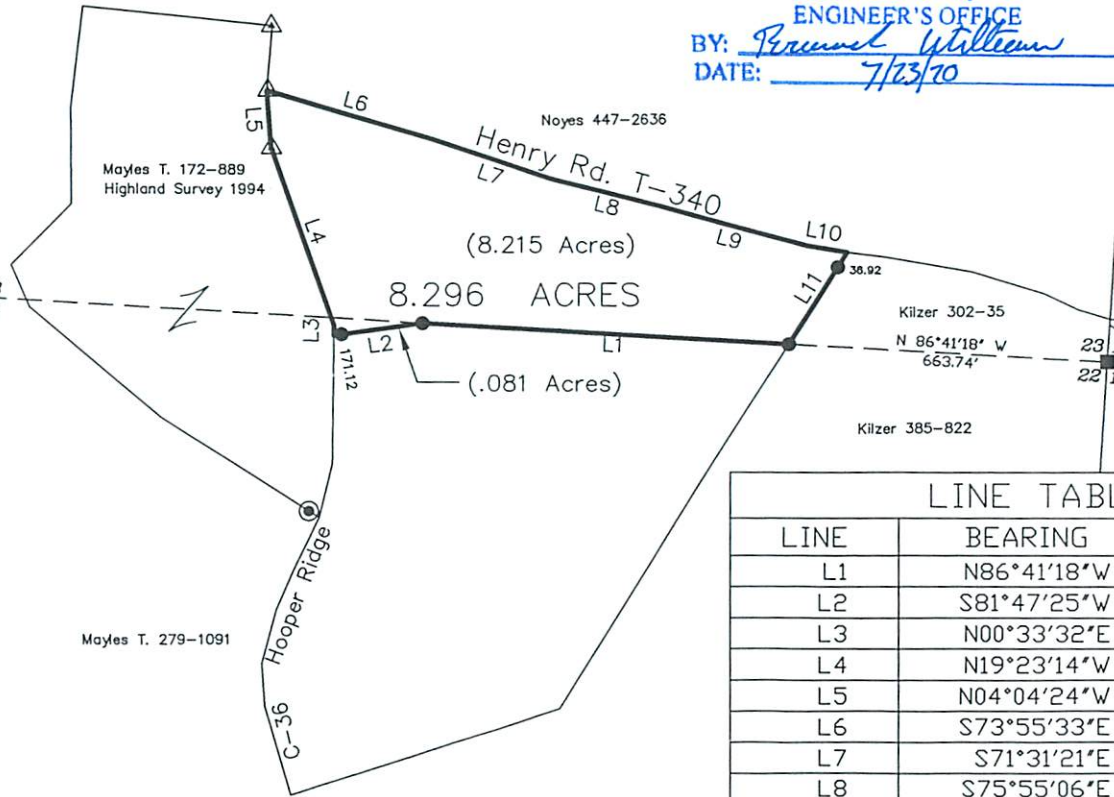
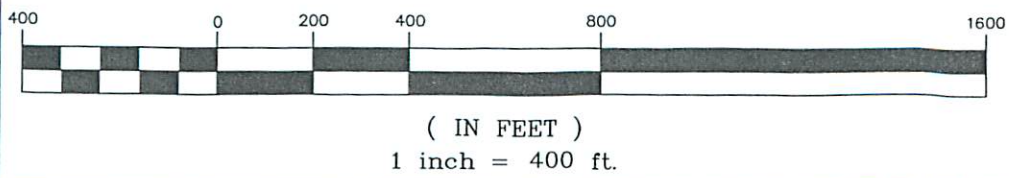


Charles T. Newman
Charles T. Newman
Surveyed 7/21/2020



- △ Spike Found
- ▲ Railroad Spike Set
- Iron Pin Found
- Iron Pin Set
- Lime Stone Found
- ⬢ Monument Found

GRAPHIC SCALE



| LINE TABLE | | |
|------------|-------------|--------|
| LINE | BEARING | LENGTH |
| L1 | N86°41'18"W | 764.65 |
| L2 | S81°47'25"W | 187.51 |
| L3 | N00°33'32"E | 21.27 |
| L4 | N19°23'14"W | 398.59 |
| L5 | N04°04'24"W | 117.01 |
| L6 | S73°55'33"E | 356.28 |
| L7 | S71°31'21"E | 260.80 |
| L8 | S75°55'06"E | 247.81 |
| L9 | S74°47'22"E | 307.70 |
| L10 | S80°18'01"E | 84.80 |
| L11 | S31°53'45"W | 229.39 |