

EXHIBIT A

Page 1 of 3

RX 250 WD

Rev. 06/09

Ver. Date 09/29/2020

PID 106647

**PARCEL 2-WD
ATH-CHAUNCEY BIKEWAY EXTENSION
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situate in the State of Ohio, Athens County, Dover Township, Section 20, Township 10 North, Range 14 West and being part of a 5.360 acre parcel conveyed to Altier Oil, Inc. recorded in Deed Volume 338, Page 535 of the Athens County Recorder's office and being more particularly described as follows:

Being a parcel lying on the right and left side of centerline of Proposed Ath-Chauncey Bikeway Extension.

Commencing at the southwest corner of Lot #489 of Kay Lane Subdivision recorded in Plat Book 2, Page 184 being 39.62 feet left of centerline station 114+65.77, thence along a random line South 35 Degrees 54 Minutes 35 Seconds East a distance of 1263.87 feet to an iron pin set on the grantors westerly line being the easterly line of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840, 12.00 feet right of centerline station 100+87.44, said iron pin set being the **Point of Beginning** for the parcel herein described;

Thence from the **Point of Beginning** along the grantors westerly line being the easterly line of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840, North 50 Degrees 56 Minutes 00 Seconds West a distance of 50.42 feet to an iron pin set at the grantors westerly corner the easterly corner of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840 and the northeast corner of a 0.380 acre parcel conveyed to Altier Oil, Inc. recorded in Deed Volume 338, Page 535, 38.37 feet left of centerline station 100+89.39;

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Thence North 66 Degrees 28 Minutes 00 Seconds East a distance of 45.40 feet along the grantors north line and the south line of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840 to an iron pin set at the grantors westerly corner and the easterly corner of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840, 24.40 feet left of centerline station 101+20.13;

Thence North 79 Degrees 58 Minutes 00 Seconds East a distance of 74.73 feet along the grantors westerly line and the easterly line of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840 to an iron pin set on the grantors westerly line and the easterly line of a 56.830 acre parcel conveyed to Mary E. Hartman, Trustee of the Mary E. Hartman Living Trust Dated 7/14/92 recorded in Deed Volume 137, Page 840, 18.27 feet right of centerline station 101+82.99;

Thence South 44 Degrees 53 Minutes 58 Seconds West a distance of 33.63 feet across the grantor to an iron pin set, 12.00 feet right of centerline station 101+55.32;

Thence along a curve to the right with a radius of 87.00 feet, an arc length of 32.39 feet, a delta of 21° 19' 53" and a chord bearing of South 55 Degrees 33 Minutes 55 Seconds West a distance of 32.20 feet across the grantor to an iron pin set, 12+00 feet right of centerline station 101+27.40;

Thence along a curve to the left having a radius of 63.00 feet, an arc length of 33.57 feet, a delta of 30° 31' 39" and a chord bearing of South 50 Degrees 58 Minutes 02 Seconds West a distance of 33.17 feet across the grantor to the **Point of Beginning**.

The above described contains 0.067 acres more or less and is contained in Auditor's parcel Number G010010046900 which presently contains 5.360 acres.

Subject to all legal easements and rights of way.

All iron pins set are 3/4 inch diameter x 30 inch long rebar with an aluminum cap stamped "RIGHT OF WAY S-7226".

All stations and offsets are referenced to the centerline of right of way of Proposed Ath-Chauncey Bikeway Extension.

This description was prepared under the direction of Robert C. Canter, Registered Surveyor No. 7226 and is based on a field survey by Buckley Group, LLC., completed September 2020.

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Prior Instrument Reference as of this writing is in Deed Volume 338, Page 535 of the Athens County Recorder's Office.

All bearings, coordinates and distances are expressed as Ohio State Plane Grid, South Zone, NAD 83(2011).

Robert C. Canter
Robert C. Canter, P.S. 7226
Buckley Group, LLC.



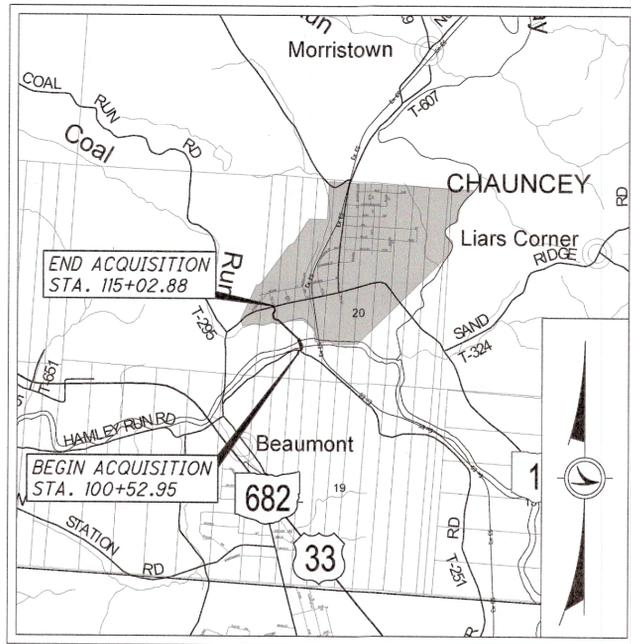
4/5/2021

Date

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: Perennial Hillman
DATE: 4/6/21

Y:\Allocate\B\Allocate\2019 PROJECTS\19283\AUTOCAD\19283_RP_Revise.dwg 3/8/2021 11:19:37 AM HEATH



LOCATION MAP

LATITUDE: 39°23'32" N LONGITUDE: 82°07'59" W
NOT TO SCALE

NOTES: THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ON THE PLANS ARE OBTAINED FROM THE OWNER OF THE UTILITIES AS REQUIRED BY SECTION 153.64 O.R.C.

RIGHT OF WAY LEGEND SHEET ATH-CHAUNCEY BIKEWAY EXTENSION

STATE OF OHIO, ATHENS COUNTY
DOVER TOWNSHIP, SECTION 20
VILLAGE OF CHAUNCEY
T10N, R14W

PROJECT DESCRIPTION

THIS PROJECT INCLUDES THE MAJOR CONSTRUCTION OF A NEW BIKE PATH EXTENSION IN ATHENS COUNTY, VILLAGE OF CHAUNCEY. THE MAJOR CONSTRUCTION INCLUDES THE ADDITION OF SURFACE GRADING, FULL DEPTH ASPHALT, AND RELATED WORK.

PROJECT CONTROL

STATE PLANE GRID SOUTH ZONE
PROJECT ADJUSTMENT FACTOR
C.S.F.=1.00000000
P.A.F.=1.00000000
BASED ON
LAT=39°23'42.3" N
LONG=82°08'06.3" W
ELLIP=536.22'

PLANS PREPARED BY:

FIRM NAME : BUCKLEY GROUP, LLC.
R/W DESIGNER: HEATH MOORE
R/W REVIEWER: ROBERT C. CANTER
FIELD REVIEWER: HEATH MOORE
PRELIMINARY FIELD REVIEW DATE: 9-28-20
TRACINGS FIELD REVIEW DATE: _____
OWNERSHIP UPDATED BY: _____
DATE COMPLETED: _____
PLAN COMPLETION DATE: _____

INDEX OF SHEETS:

LEGEND SHEET	1
CENTERLINE PLAT	2
PROPERTY MAP	3
SUMMARY OF ADDITIONAL R/W	4
DETAIL SHEET	5-11

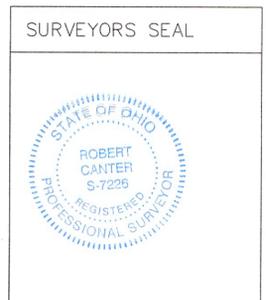
CONVENTIONAL SYMBOLS

County Line	-----	Edge of Shoulder (Ex)	-----
Township Line	-----	Edge of Shoulder (Pr)	-----
Section Line	-----	Ditch / Creek (Ex)	-----
Corporation Line	-----	Ditch / Creek (Pr)	-----
Fence Line (Ex)	-----	Tree Line (Ex)	-----
Fence Line (Pr)	-----	Ownership Hook Symbol	Example
Center Line	-----	Property Line Symbol	Example
Right of Way (Ex)	-----	Break Line Symbol	Example
Right of Way (Pr)	-----	Tree (Pr)	Tree (Ex)
Standard Highway Ease.(Ex)	-----	Tree (Remove)	Shrub (Remove)
Standard Highway Ease.(Pr)	-----	Evergreen (Ex)	Stump
Temporary Right of Way	-----	Evergreen (Remove)	Stump (Remove)
Channel Ease. (Pr)	-----	Wetland (Pr)	Grass (Pr)
Utility Ease. (Ex)	-----	Wetland (Ex)	Aerial Target
Utility Ease. (Pr)	-----	Post (Ex)	Mailbox (Ex)
Railroad	-----	Post (Pr)	Mailbox (Pr)
Guardrail (Ex)	-----	Light (Ex)	Telephone Marker (Ex)
Guardrail (Pr)	-----	Fire Hydrant (Ex)	Water Meter (Ex)
Construction Limits	-----	Water Valve (Ex)	Utility Valve Unknown (Ex.)
Edge of Pavement (Ex)	-----	Telephone Pole (Ex)	Power Pole (Ex)
Edge of Pavement (Pr)	-----	Light Pole (Ex)	

STRUCTURE KEY

RESIDENTIAL

TYPES OF TITLE LEGEND:
WD = WARRANTY DEED
T = TEMPORARY EASEMENT



I, Robert C. Canter, P. S. have established the proposed property lines, calculated the Gross Take, Present Roadway Occupied (PRO), Net Take and Net Residue; as well as prepared the legal descriptions necessary to acquire these parcels as shown herein. As a part of this work I have set right of way monuments at the property corners, property line intersections, points along the right of way and/or angle points on the right of way, Section Corners and other points as shown herein. All of my work contained herein was conducted in accordance with Ohio Administrative Code 4733-37 commonly known as "Minimum Standards for Boundary Surveys in the State of Ohio" unless noted. The words I and my as used herein are to mean either myself or someone working under my direct supervision.

Robert C. Canter, Professional Land Surveyor No. 7226,

Date: 3-8-21

FEDERAL PROJECT NO. E180230

PID NO. 106647

CALCULATED H/TM CHECKED RCC

RIGHT OF WAY LEGEND SHEET

ATH-CHAUNCEY BIKEWAY EXT.

1/11

0/0



PID NO. 106647
 R/W DESIGNER HTM
 R/W REVIEWER RCC

CENTERLINE PLAT

ATH-CHAUNCEY

ATH-CHAUNCEY

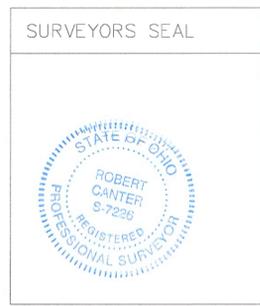
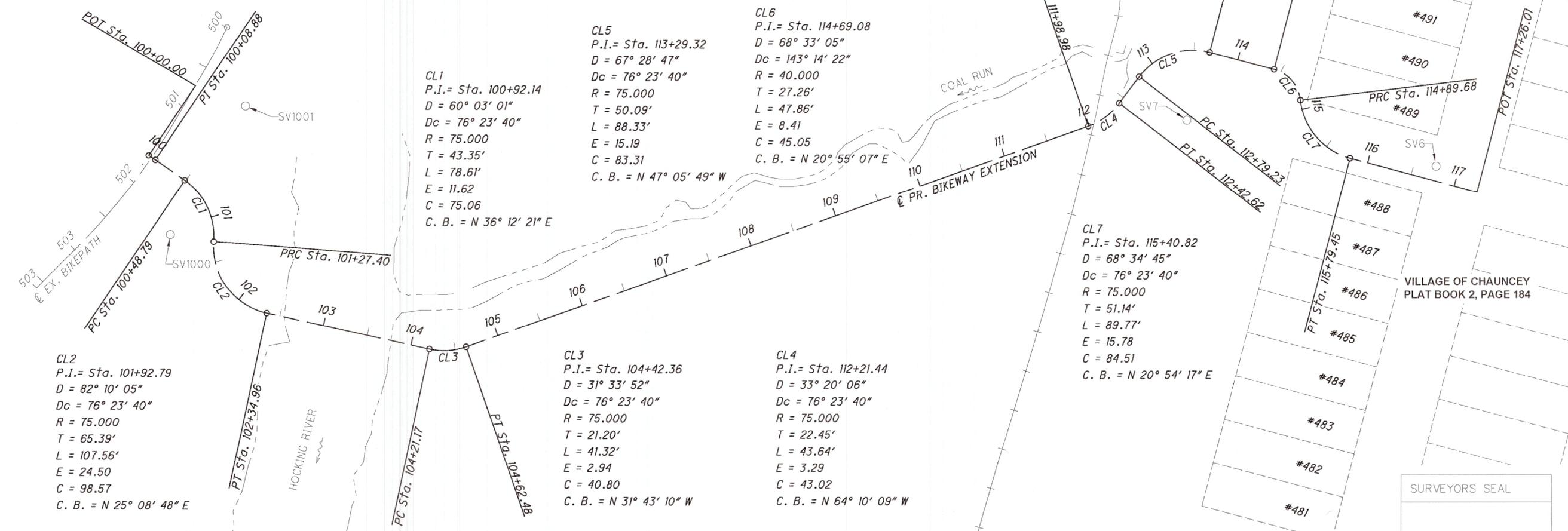
STATE OF OHIO, ATHENS COUNTY
 DOVER TOWNSHIP, SECTION 20
 VILLAGE OF CHAUNCEY
 T10N, R14W

BASIS FOR BEARINGS:

ALL BEARINGS, COORDINATES, AND DISTANCES ARE EXPRESSED AS OHIO STATE PLANE GRID, SOUTH ZONE, NAD83(2011).
 C.S.F.=1.00000000
 P.A.F.=1.00000000
 BASED ON
 LAT=39°23'42.3" N
 LONG=82°08'06.3" W
 ELLIP=536.22'

- ### MONUMENT LEGEND
- ◻ EXISTING R/W MONUMENT BOX
 - ◻ PROPOSED R/W MONUMENT BOX
 - ⊙ EXISTING CONCRETE MONUMENT
 - PROPOSED CONCRETE MONUMENT
 - ⚡ RAILROAD SPIKE FOUND
 - ⚡ RAILROAD SPIKE SET
 - I.P.F. IRON PIN FOUND
 - ⊙ I.P.F. IRON PIN FOUND W/ ID CAP
 - I.P.S. IRON PIN SET W/ ID CAP
 - ⊙ I.P.F. IRON PIPE FOUND
 - ⊙ P.S. IRON PIPE SET
 - ⊙ P.K.F. P.K. NAIL FOUND
 - ⊙ P.K.S. P.K. NAIL SET

POINT #	STATION	OFFSET	DESCRIPTION	GRID COORDINATES		GROUND COORDINATES	
				NORTHING	EASTING	NORTHING	EASTING
SV6	116+74.66	15.99' LT.	3/4" IRON PIN SET	508588.2078	2071532.4739	-	-
SV7	112+73.38	71.25' RT.	3/4" IRON PIN SET	508318.6944	2071619.1358	-	-
SV1000	101+16.05	48.82' RT.	3/4" IRON PIN SET	507377.6192	2072266.7755	-	-
SV1001	100+52.83	105.63' LT.	3/4" IRON PIN SET	507384.6182	2072102.5438	-	-



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: *Robert C. Canter*
 DATE: 3/17/21

I, Robert C. Canter, P. S. have established the proposed property lines, calculated the Gross Take, Present Roadway Occupied (PRO), Net Take and Net Residue; as well as prepared the legal descriptions necessary to acquire these parcels as shown herein. As a part of this work I have set right of way monuments at the property corners, property line intersections, points along the right of way and/or angle points on the right of way, Section Corners and other points as shown herein. All of my work contained herein was conducted in accordance with Ohio Administrative Code 4733-37 commonly known as "Minimum Standards for Boundary Surveys in the State of Ohio" unless noted. The words I and my as used herein are to mean either myself or someone working under my direct supervision.

Robert C. Canter
 Robert C. Canter, Professional Land Surveyor No. 7226,

Date: 3-18-21

STATION	SET AT	DISTANCE FROM C	GRID COORDINATES		GROUND COORDINATES	
			NORTHING	EASTING	NORTHING	EASTING
100+00.00	POT	C	507315.0941	2072201.0001	-	-
100+08.88	PI	C	507323.9208	2072201.9559	-	-
100+48.79	PC	C	507363.6037	2072206.2532	-	-
101+27.40	PRC	C	507424.1673	2072250.5884	-	-
102+34.96	PT	C	507513.3995	2072292.4767	-	-
104+21.17	PC	C	507692.4517	2072241.3463	-	-
104+62.48	PT	C	507727.1551	2072219.8967	-	-
111+98.98	PC	C	508224.7096	2071676.8794	-	-
112+42.62	PT	C	508243.4552	2071638.1554	-	-
112+79.23	PC	C	508249.2856	2071602.0102	-	-
113+67.56	PT	C	508306.0021	2071540.9826	-	-
114+41.82	PC	C	508378.2540	2071523.8269	-	-
114+89.68	PRC	C	508420.3384	2071539.9130	-	-
115+79.45	PT	C	508499.2820	2071570.0661	-	-
117+26.01	POT	C	508641.8670	2071536.1375	-	-

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STATE OF OHIO, ATHENS COUNTY
DOVER TOWNSHIP, SECTION 20
VILLAGE OF CHAUNCEY
T10N, R14W



PID NO. **106647**
R/W DESIGNER HTM
R/W REVIEWER RCC

RIGHT OF WAY PLAN
STA. 100+00 TO 103+00

ATH-CHAUNCEY

6 / 11
0
0

THE VIG LLC.
O.R. 536, PG. 1700
G010010046600, 15.940 AC.

STA. 100+38.39
153.43' LT

STA. 100+62.75
111.80' LT

①
MARY E. HARTMAN, TRUSTEE
OF THE MARY E. HARTMAN
LIVING TRUST DATED 7/14/92
D.V. 137, PG. 840
G010010049100, 56.830 AC.

R/W3
D = 3° 42' 51"
R = 584.61'
L = 37.90
C = 37.89'
C.B. = N85° 34' 02"W

R/W4
D = 9° 12' 44"
R = 444.33'
L = 71.44
C = 71.37'
C.B. = S87° 58' 10"W

⑦
ALTIER OIL, INC.
D.V. 338, PG. 535
G010010046800, 0.380 AC.

GRAVEL

HOCKING RIVER

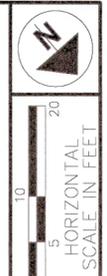
MATCH LINE SEE SHEET 5

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Bruce J. Williams*
DATE: 3/14/21

REV. BY	DATE	DESCRIPTION

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STATE OF OHIO, ATHENS COUNTY
DOVER TOWNSHIP, SECTION 20
VILLAGE OF CHAUNCEY
T10N, R14W

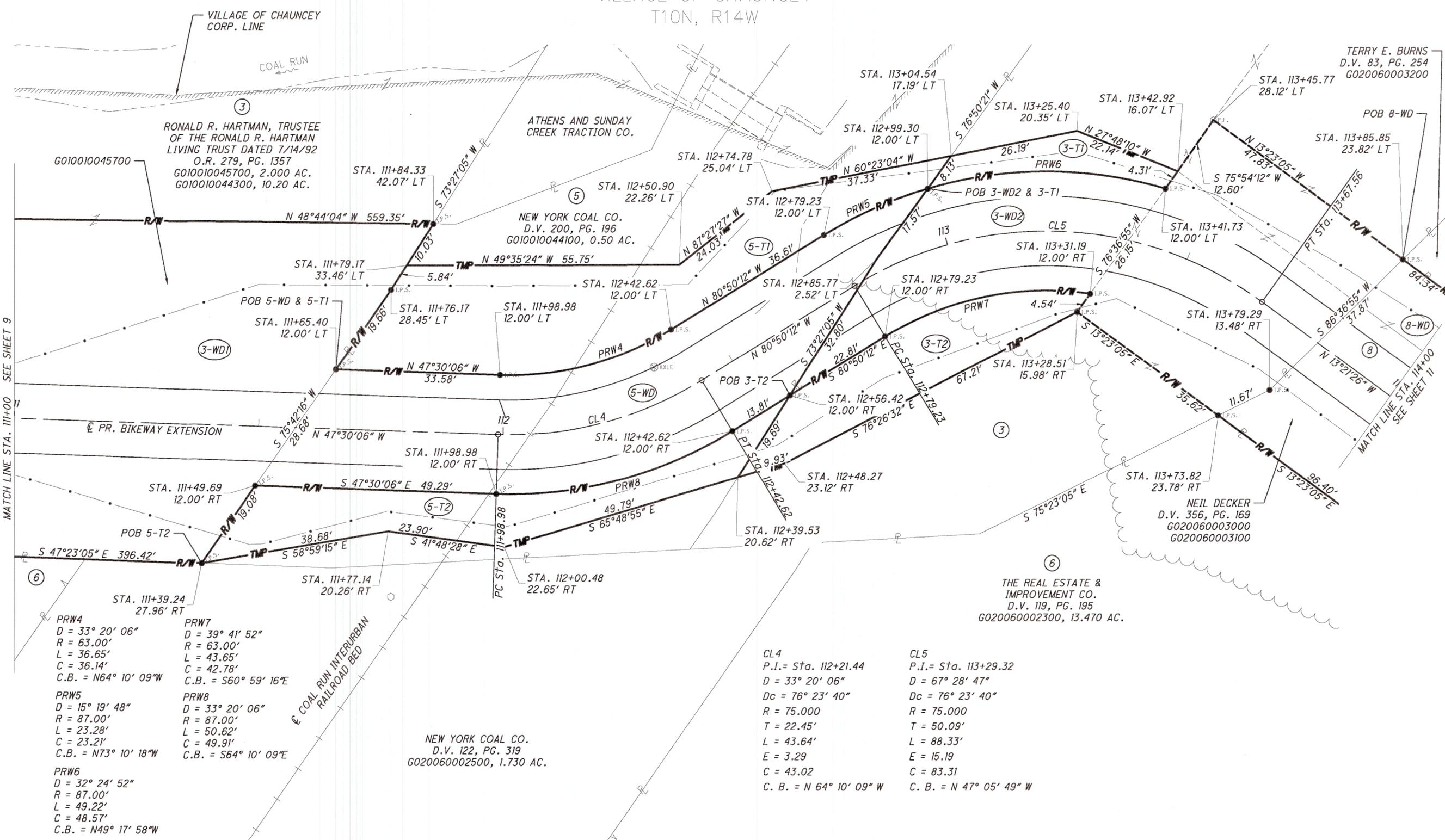


PID NO. 106647
R/W DESIGNER HTM
R/W REVIEWER RCC

RIGHT OF WAY PLAN
STA. 111+00 TO 114+00

ATH-CHAUNCEY

10/11
REV. BY DATE DESCRIPTION
DATE COMPLETED



- PRW4
D = 33° 20' 06"
R = 63.00'
L = 36.65'
C = 36.14'
C.B. = N64° 10' 09"W
- PRW5
D = 15° 19' 48"
R = 87.00'
L = 23.28'
C = 23.21'
C.B. = N73° 10' 18"W
- PRW6
D = 32° 24' 52"
R = 87.00'
L = 49.22'
C = 48.57'
C.B. = N49° 17' 58"W
- PRW7
D = 39° 41' 52"
R = 63.00'
L = 43.65'
C = 42.78'
C.B. = S60° 59' 16"E
- PRW8
D = 33° 20' 06"
R = 87.00'
L = 50.62'
C = 49.91'
C.B. = S64° 10' 09"E

- CL4
P.I. = Sta. 112+21.44
D = 33° 20' 06"
Dc = 76° 23' 40"
R = 75.000
T = 22.45'
L = 43.64'
E = 3.29
C = 43.02
C. B. = N 64° 10' 09" W
- CL5
P.I. = Sta. 113+29.32
D = 67° 28' 47"
Dc = 76° 23' 40"
R = 75.000
T = 50.09'
L = 88.33'
E = 15.19
C = 83.31
C. B. = N 47° 05' 49" W

NEW YORK COAL CO.
D.V. 122, PG. 319
G020060002500, 1.730 AC.

THE REAL ESTATE & IMPROVEMENT CO.
D.V. 119, PG. 195
G020060002300, 13.470 AC.

REV. BY	DATE	DESCRIPTION

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Donald G. [Signature]*
DATE: 3/19/21

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