



# SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER  
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road  
Athens, Ohio 45701  
614/593-8701

Situated in Lease Lot 73, Section 19 & 13, Athens Township, Town 9, Range 14, Athens County, Ohio and described as follows:

Commencing at a found stone on the grantor's east line at the southwest corner of Lot 55 of Wonder Hills Subdivision; thence along the east line of the grantor and the west line of said Lot 55 on an assumed bearing North 1 degrees 50 minutes 22 seconds West, a distance of 51.45 feet to a 5/8 inch hole in a native rock, THE TRUE POINT OF BEGINNING; thence along a new property line the following six bearings and distances: 1) South 79 degrees 22 minutes 31 seconds West, passing set iron pins at 12.00 feet and 101.91 feet, for a total distance of 256.07 feet to a set iron pin; thence 2) South 8 degrees 23 minutes 15 seconds East, a distance of 98.83 feet to a set iron pin; thence 3) South 8 degrees 59 minutes 39 seconds East, a distance of 228.28 feet to a set iron pin; thence 4) South 82 degrees 44 minutes 36 seconds West, a distance of 38.16 feet to a set iron pin; thence 5) South 12 degrees 59 minutes 53 seconds East, a distance of 117.75 feet to a set iron pin; thence 6) North 83 degrees 21 minutes 41 seconds East, a distance of 36.37 feet to a set iron pin; thence 7) South 4 degrees 33 minutes 03 seconds East, a distance of 57.41 feet to a set iron pin on the grantor's south line, the north line of the tracts for a road right of way described in Volume 118 Page 578 of the Athens County Official Deed Records; thence along the south line of the grantor and the north line of said right of way the following two bearings and distances: 1) South 81 degrees 02 minutes 14 seconds West, a distance of 115.62 feet to a found iron pin; thence 2) South 34 degrees 56 minutes 22 seconds West, a distance of 142.49 feet to a point at the northeast corner of a 0.082 acre tract described in Volume 134 Page 375 of the Athens County Official Deed Records; thence along the south line of the grantor and the north line of said 0.082 acre tract North 74 degrees 50 minutes 22 seconds West, passing found iron pins at 0.27 feet and 74.73 feet, for a total distance of 77.85 feet to a point, the northwest corner of said 0.082 acre tract on the grantor's west line and the east line of a 1.45 acre tract described in Volume 366 Page 277 of the Athens County Deed Records; thence along the grantor's west line and the east line of said 1.45 acre tract and the east line of an 8.12 acre tract described in Volume 150 Page 303 of the Athens County Official Deed Records North 6 degrees 57 minutes 20 seconds West, a distance of 897.67 feet to an iron pin\* at the grantor's northwest corner, the southwest corner of a 4.23 acre tract described in Volume 335 Page 95 of the Athens County Deed Records; thence along the grantor's north line and south line of said 4.23 acre tract North 88 degrees 55 minutes 55 seconds East, passing an 18 inch diameter sycamore tree at 255.15 feet, for a total distance of 544.19 feet to an iron pin reset at the grantor's northeast corner on the west line of aforesaid Lot 55; thence along the grantor's east line and west line of said Lot 55 South 1 degrees 50 minutes 22 seconds East, a distance of 243.85 feet to the POINT OF BEGINNING and containing 6.787 acres, and being a part of a 9.55 acre tract described in Volume 378 Page 507 of the Athens County Deed Records.

\*Denotes calculated location of a monument based on previous survey.

Note: Unless otherwise noted, all set iron pins are 5/8 inch diameter rebar and 30 inches in length and capped with a plastic identification marker inscribed L.F. Swoyer R.L.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor No. 6765 and based on a survey performed by Southeastern Land Surveys dated December 24, 1998.

Subject to all easements and right of ways of record.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blaine  
DATE: 12-30-98

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ATH # 192 # 13

PROPERTY

CONSTRUCTION

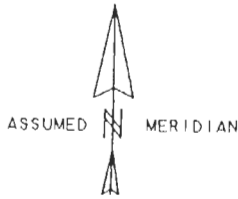
SUBDIVISIONS



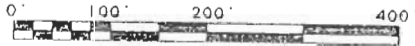
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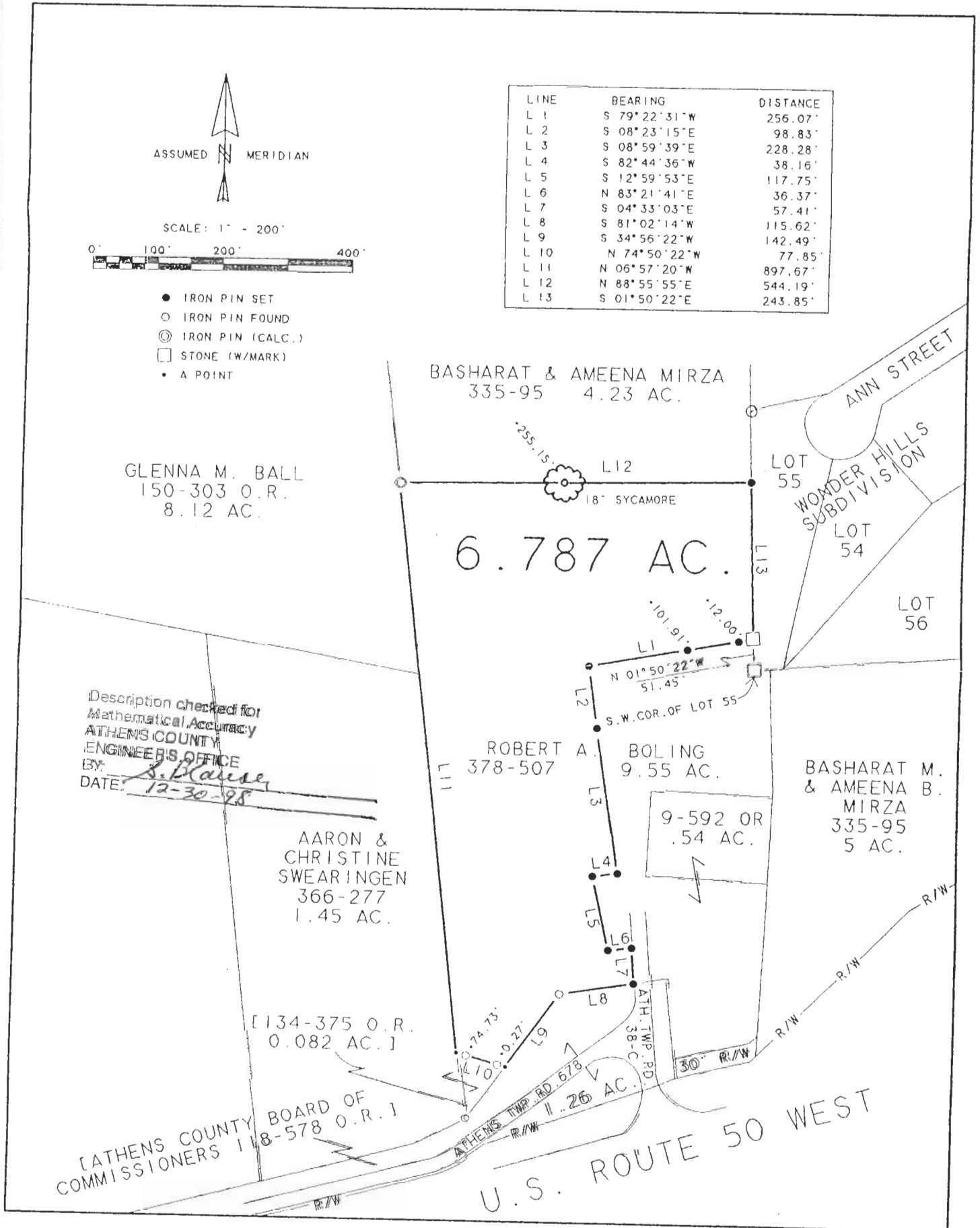


SCALE: 1" = 200'



- IRON PIN SET
- IRON PIN FOUND
- ⊙ IRON PIN (CALC.)
- STONE (W/MARK)
- A POINT

LINE	BEARING	DISTANCE
L 1	S 79° 22' 31" W	256.07'
L 2	S 08° 23' 15" E	98.83'
L 3	S 08° 59' 39" E	228.28'
L 4	S 82° 44' 36" W	38.16'
L 5	S 12° 59' 53" E	117.75'
L 6	N 83° 21' 41" E	36.37'
L 7	S 04° 33' 03" E	57.41'
L 8	S 81° 02' 14" W	115.62'
L 9	S 34° 56' 22" W	142.49'
L 10	N 74° 50' 22" W	77.85'
L 11	N 06° 57' 20" W	897.67'
L 12	N 88° 55' 55" E	544.19'
L 13	S 01° 50' 22" E	243.85'



Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: *S. Blaise*  
DATE: *12-30-98*

Plat of a 6.787 Acre Tract Scale 1" = 200'  
 Surveyed for Mr. Robert Boling Date 12/24/98  
 Subdivision Lease Lot 73  
 Township Athens Section 19 & 13 Town 9 Range 14  
 Corporation - County Athens State Ohio

*Leonard F. Swoyer Jr.*  
Leonard F. Swoyer Jr. Reg. Prof. Land Surveyor No. 6765

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