



LEGAL DESCRIPTION FOR 1.521 ACRE PARCEL

Situated in the State of Ohio, County of Athens, Township of Athens, and being a part of Farm Lot 62, Section 17, Township-9-N, Range-14-W of the Ohio Company's Purchase, and being a part of those tracts as conveyed to University Estates, Inc. by deed of record in Official Record Volume 272, Page 1848, all references being to those of record in the Recorder's Office, Athens County, Ohio, said 1.521 acre parcel being more particularly bounded and described as follows:

Commencing at a stone found marking the southwesterly corner of Farm Lot 195 and the southeasterly corner of Farm Lot 104, the same being in the northerly line of Farm Lot 65;

thence along the northerly line of Farm Lot 65, **South 85°57'49" East, 889.00 feet** to a point marking the northeasterly corner of Farm Lot 65 and the southeasterly corner of Farm Lot 195, the same being in the easterly line of Farm Lot 62;

thence along the easterly line of Farm Lot 62, **South 03°52'19" East, 448.05 feet** to a point;

thence leaving said easterly line, **South 86°07'41" East, 81.60 feet** to a point and being the **Point of Beginning** for the 1.521 acre parcel herein to be described;

thence **South 62°25'44" East, 215.48 feet** to a point;

thence **South 81°52'20" East, 192.75 feet** to a point;

thence **South 12°38'48" East, 131.72 feet** to a point;

thence **South 61°16'05" West, 189.73 feet** to a point, said point being referenced, **North 16°00'45" West, 461.93 feet** from an iron pin found in the northerly line of a 200.010 acre tract;

thence northwesterly along the arc of a curve to the left (**Radius= 375.00 feet, Delta= 47°25'14"**), a chord bearing an distance of **North 46°31'19" West, 301.58 feet** to a point of tangency;

thence **North 70°13'56" West, 71.03 feet** to a point;

thence **North 19°46'04" East, 122.39 feet** to the **Point of Beginning** and containing **1.521 acres**, more or less, according to a survey prepared by Jobes Henderson & Associates, Inc., during October of 2000.

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Page 2

The bearings in the above description are based on an assumed meridian and are used to denote angles only.

All iron pins set are 5/8" in diameter rebar by 30" in length with red surveyors identification caps marked "J&H, PS 7900".

Subject to all valid and existing easements, restrictions and conditions of record.

April 3, 2001

S:/00/00-101/legals/00-101-1.521acres



Steven L. Mullaney
Steven L. Mullaney, P.S.
Surveyor No. 7900

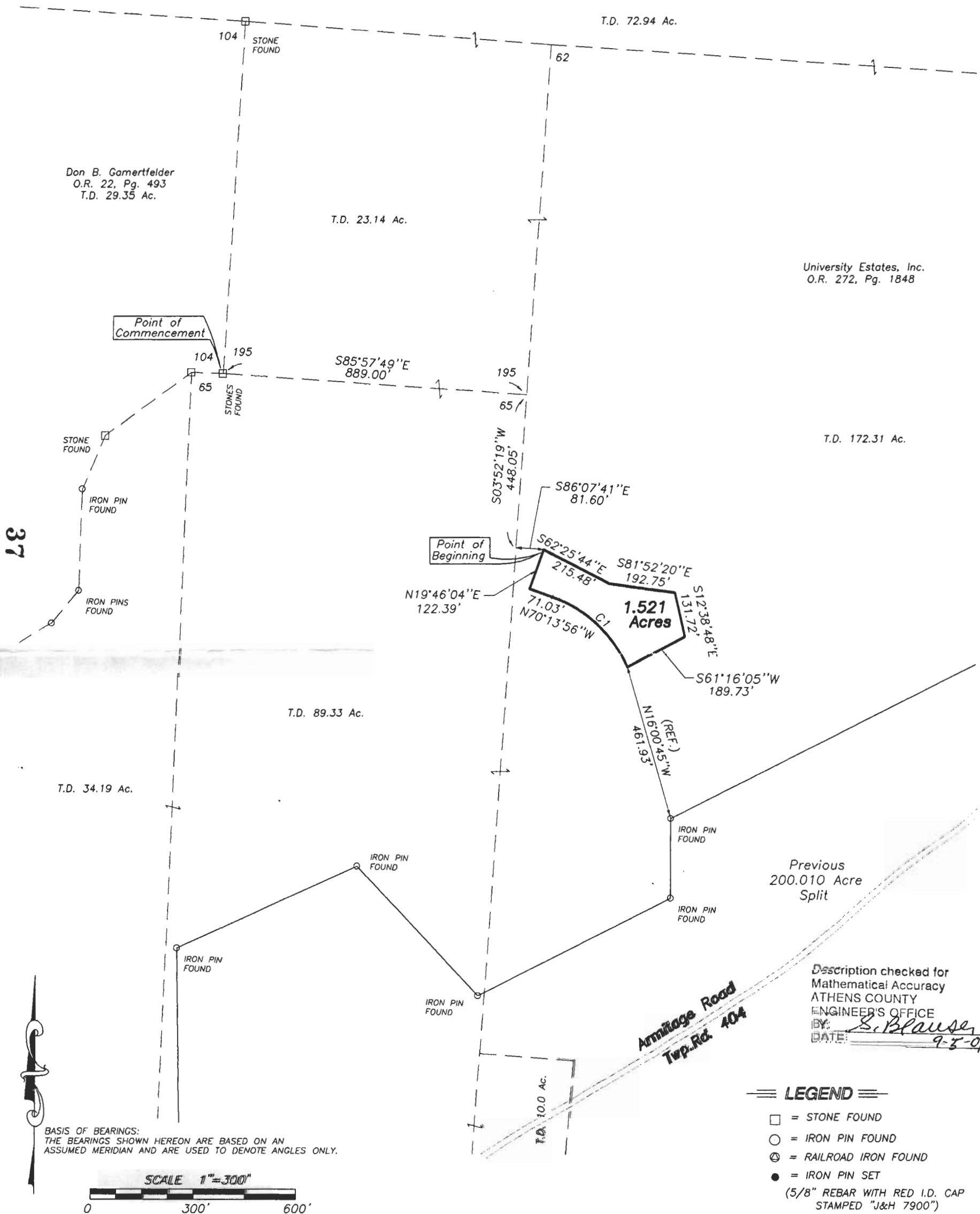
Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *S. Blausen*
DATE: *9-5-01*

SURVEY OF 1.521 ACRE TRACT

University Estates, Inc.

Situating in the State of Ohio, County of Athens, Township of Athens, and being a part of Farm Lot 62, Section 17, Township 9-N, Range 14-W of the Ohio Company's Purchase

CURVE TABLE				
NO.	DELTA	RAD	CHORD	DIST
C1	47°25'14"	375.00	N46°31'19"W	301.58



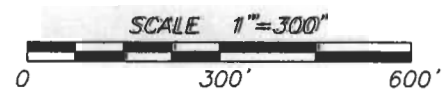
University Estates, Inc.
O.R. 272, Pg. 1848

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *S. Blausen*
DATE: *9-5-01*

LEGEND

- = STONE FOUND
- = IRON PIN FOUND
- ⊙ = RAILROAD IRON FOUND
- = IRON PIN SET
(5/8" REBAR WITH RED I.D. CAP STAMPED "J&H 7900")

BASIS OF BEARINGS:
THE BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.



This Survey Prepared For: University Estates, Inc.		59 GRANT STREET NEWARK, OHIO 43055										
<div style="display: flex; align-items: center; justify-content: center;"> <div style="writing-mode: vertical-rl; transform: rotate(180deg); font-weight: bold; margin-right: 10px;">38</div> </div> <p style="margin-top: 10px;"><i>Steven L. Mullaney</i> STEVEN L. MULLANEY</p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th colspan="2" style="text-align: center;">RECERTIFIED</th> </tr> <tr> <td style="font-size: small;">Foundation Survey</td> <td style="font-size: small;">Final Survey</td> </tr> <tr> <td style="font-size: x-small;">Ord. No.</td> <td style="font-size: x-small;">Ord. No.</td> </tr> <tr> <td style="font-size: x-small;">Date:</td> <td style="font-size: x-small;">Date:</td> </tr> </table>	RECERTIFIED		Foundation Survey	Final Survey	Ord. No.	Ord. No.	Date:	Date:			
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