



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

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

Situated in Lease Lot 131 of Section 22 and Section 28 of Town 9, Range 14, Athens Township, Athens County, Ohio and described as follows:

Commencing at the southeast corner of said Lease Lot 131; thence North $02^{\circ}54'19''$ East 149.19 feet to a found railroad spike in the center of Athens Township Road 241; thence continuing North $02^{\circ}54'19''$ East along the east line of a 2.57 acre tract known as Lot 1 of the Elmer and Brenda Stover Subdivision 430.51 feet to a found iron pin at the northeast corner of said 2.57 acre tract, said found iron pin is also on the south right of way line of the Consolidated Railroad Company; thence along said right of way North $75^{\circ}51'32''$ West 495.87 feet to a found iron pin on the northwest corner of said 2.57 acre tract, said found iron pin is THE TRUE POINT OF BEGINNING; thence along the west property line of aforesaid 2.57 acre tract South $38^{\circ}48'43''$ East 305.12 feet to a set iron pin; thence leaving the west line of said 2.57 acre tract South $62^{\circ}04'48''$ West (passing a set iron pin at 211.58 feet) for a total distance of 229.26 feet to a point in the center of Factory Creek; thence along the center of said Factory Creek the following eight courses and distances:

1. North $42^{\circ}19'39''$ West 82.18 feet to a point; thence
2. North $22^{\circ}47'29''$ West 51.41 feet to a point; thence
3. North $33^{\circ}50'07''$ East 54.91 feet to a point; thence
4. North $52^{\circ}32'42''$ West 58.49 feet to a point; thence
5. South $70^{\circ}24'09''$ West 46.35 feet to a point; thence
6. South $36^{\circ}42'46''$ West 66.62 feet to a point; thence
7. North $73^{\circ}19'18''$ West 62.80 feet to a point; thence
8. North $81^{\circ}34'34''$ West 69.66 feet to a point; thence leaving the said Factory Creek and along the east property line of a 31.52 acre tract described in Volume 7 Page 436 of the Athens County Official Deed Records North $13^{\circ}39'55''$ East (passing a found iron pin at 19.99 feet) for a total distance of 271.43 feet to a point on the south right of way of Consolidated Railroad Company, (witness a found P.K. nail in the center of said railroad North $13^{\circ}39'55''$ East 50.00 feet); thence along the south right of way of said Consolidated Railroad Right of Way South $74^{\circ}59'36''$ East 259.72 feet to the point of beginning containing 2.4473 acres and being a part of a 4.65 acre tract described in Volume 4 Page 23 of the Athens County Official Deed Records.

PROPERTY

CONSTRUCTION

4

SUBDIVISIONS

Ath 22



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

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

The above described 2.4473 acre tract is to be continuous and contiguous with a 2.57 acre tract described in Volume 9 Page 282 of the Athens County Official Deed Records.

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

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 October 10, 1989.

Subject to all easements and right of ways of record.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: Carl Eichenberg
DATE: 12-6-89

*Transfer between adjoining owners. No Planning
Commission approval required.*

B4.

5



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

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

SCALE: 1" = 100'

- = I.P.F.D.
- ⊙ = P.K.F.D.
- = I.P.SET
- △ = R.R.S.F.D.

Walter R. Ervin
384-735 262-63

Sine-Cera, Inc.
7-436
31.52 Ac.

2.4473 Ac.

Elmer & Brenda
Stover
382-845 4-23
4.65 Ac. - Total
- 2.45 Ac. - This Survey
2.20 Ac. = Remainder

Pauline Cochran
9-282
2.57 Ac.
(Not #1 - Elmer & Brenda
Stover Subdivision)

Chester L. Sini nger
375-105
2.40 Ac.

CONSOLIDATED R.R. CO.
R.R. R/W

P.K.F.D. IN
E.R.R. TRACK

50' EASEMENT
FOR INGRESS
AND EGRESS
0.0827 Ac.

THE S.E.
COR. OF
L.L. 131 &
N.E. COR. OF

ATHENS TWP

