



DP'S SURVEYING

P.O. Box 429 Thornville, Ohio 43086

FAX NO.: 614-246-9201

OHIO PHONE: 1-800-648-8151



LEGAL DESCRIPTION 5.0000 ACRES

SITUATED IN THE TOWNSHIP OF ATHENS, COUNTY OF ATHENS, STATE OF OHIO, AND BEING A PART OF LOT 156 AND LOT 157 OF THE OHIO UNIVERSITY FARM LEASE LOTS IN SECTION 31, TOWNSHIP 9N, RANGE 14W, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING A SURVEY OF A PART OF A PARCEL CONVEYED TO JOHN F. JR., AND DONNA KRONER, AS RECORDED IN DEED VOLUME 341, PAGE 85, IN THE ATHENS COUNTY DEED VOLUMES, AND FURTHER DESCRIBED AS FOLLOWS;

COMMENCING AT AT THE SOUTHEAST CORNER OF SAID LOT 157, AND BEING ON THE SOUTH LINE OF SAID PARCEL CONVEYED TO KRONER OF WHICH THIS DESCRIPTION IS A PART;

THENCE, N 00°00'00" E 1150.30 FEET WITH THE EAST LINE OF LOT 157 ACROSS SAID PARCEL CONVEYED TO KRONER, TO AN IRON PIN SET, AND BEING THE PRINCIPLE PLACE OF BEGINNING OF THE TRACT HEREIN DESCRIBED;

THENCE, S 62°24'02" W 338.12 FEET WITH A LINE ACROSS SAID PARCEL CONVEYED TO KRONER, OF WHICH THIS DESCRIPTION IS A PART, TO AN IRON PIN SET ON THE WEST LINE THEREOF, ALSO BEING THE EAST LINE OF A PARCEL CONVEYED TO WILLIAM W. FOSTER, AS RECORDED IN DEED VOLUME 264, PAGE 395, AND BEING THE SOUTHWEST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE, N 00°00'00" E 736.38 FEET WITH THE WEST LINE OF SAID PARCEL CONVEYED TO KRONER, THE SAME BEING THE EAST LINE OF SAID PARCEL CONVEYED TO FOSTER, TO A RAILROAD SPIKE SET IN THE CENTER-LINE OF BAKER ROAD (COUNTY ROAD 10), BEING THE NORTHWEST CORNER OF SAID PARCEL CONVEYED TO KRONER AND THE NORTHEAST CORNER OF SAID PARCEL CONVEYED TO FOSTER, ALSO BEING ON THE SOUTHERLY LINE OF A PARCEL CONVEYED TO GORDON W. KNIGHT, AS RECORDED IN DEED VOLUME 277, PAGE 201, BEING THE NORTHWEST CORNER OF THE TRACT HEREIN DESCRIBED, AND PASSING OVER AN IRON PIN FOUND AT 711.64 FEET;

THENCE, N 72°46'40" E 209.29 FEET WITH THE CENTERLINE OF BAKER ROAD, THE SAME BEING THE NORTH LINE OF SAID PARCEL CONVEYED TO KRONER AND THE SOUTH LINE OF SAID PARCEL CONVEYED TO KNIGHT, TO A RAILROAD SPIKE SET, AND BEING THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE LEAVING THE CENTERLINE OF BAKER ROAD WITH A LINE ACROSS SAID PARCEL CONVEYED TO KRONER OF WHICH THIS DESCRIPTION IS A PART, THE FOLLOWING SIX (6) COURSES AND DISTANCES:

- 1) S 18°40'02" W 68.04 FEET TO AN IRON PIN SET;
- 2) S 16°00'52" W 125.46 FEET TO AN IRON PIN SET;
- 3) S 19°33'41" E 147.15 FEET TO AN IRON PIN SET;

Description checked for
 Mathematical Accuracy
 ATHENS COUNTY
 ENGINEER'S OFFICE
 BY: *[Signature]*
 DATE: 3-10-93

Athens #31



DPH SURVEYING

P.O. Box 429 Thornville, Ohio 43076

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- 4) S 88°24'01" E 325.86 FEET TO AN IRON PIN SET, AND PASSING OVER THE EAST LINE OF LOT 157, THE SAME BEING THE WEST LINE OF LOT 156 AT 106.90 FEET;
- 5) S 13°36'53" W 229.10 FEET TO AN IRON PIN SET;
- 6) S 62°24'02" W 186.12 FEET TO THE PLACE OF BEGINNING.

THE ABOVE DESCRIPTION CONTAINS 5.0000 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT OF WAYS OF RECORD.

THE BEARINGS OF THE ABOVE DESCRIPTION ARE BASED ON THE EAST LINE OF LOT 157 AS N 00°00'00" E.

ALL IRON PINS SET ARE 5/8" O.D. REINFORCING BARS WITH YELLOW CAPS LABELED "DENNIS P. HAGAN #6917".

THE ABOVE DESCRIPTION WAS BASED ON AN ACTUAL FIELD SURVEY BY D.P.H. SURVEYING, INC., UNDER THE SUPERVISION OF DENNIS P. HAGAN, P.E., P.S., OHIO REGISTERED SURVEYOR #6917, ON APRIL 20, 1992.

DATED

4/22/92

Dennis P. Hagan

DENNIS P. HAGAN, P.E., P.S.
OHIO REGISTERED SURVEYOR #6917





DP4 SURVEYING

P.O. Box 429 Thornville, Ohio 43 6

FAX NO.: 614-246-9201



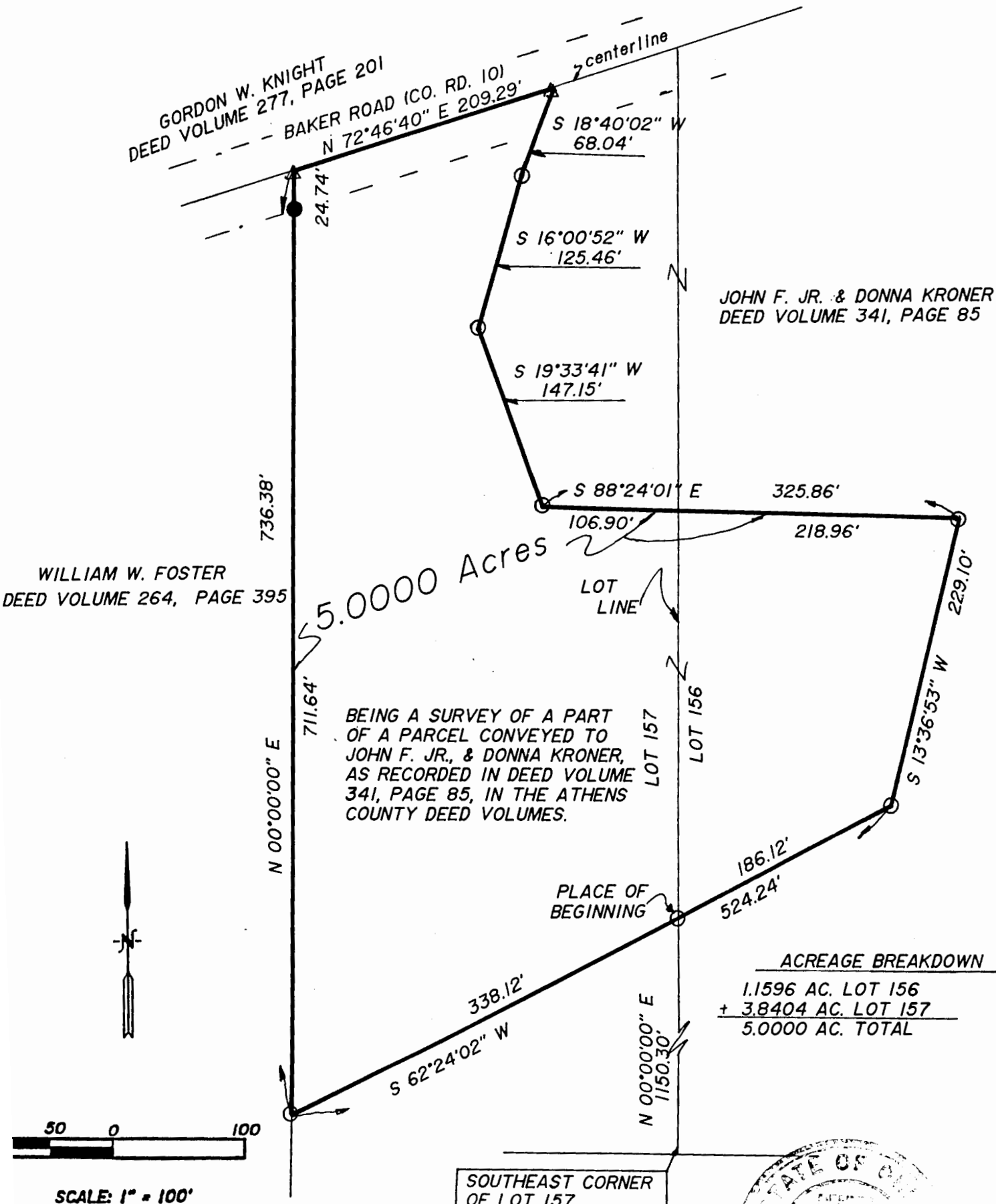
OHIO PHONE: 1-800-648-8151

PROPERTY LOCATION

SITUATED IN THE TOWNSHIP OF ATHENS, COUNTY OF ATHENS, STATE OF OHIO, AND BEING A PART OF LOT 156 & LOT 157, OF THE OHIO UNIVERSITY FARM LEASE LOTS IN SECTION 31, TOWNSHIP 9N, RANGE 14W.

PREPARED FOR

WHARTON MORTGAGE CO.
900 E. STATE STREET
ATHENS, OHIO 45701

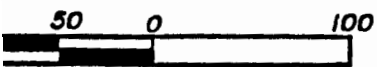
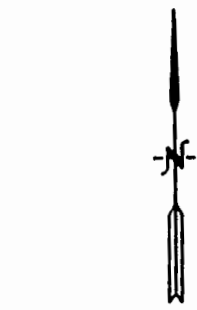


JOHN F. JR. & DONNA KRONER DEED VOLUME 341, PAGE 85

BEING A SURVEY OF A PART OF A PARCEL CONVEYED TO JOHN F. JR., & DONNA KRONER, AS RECORDED IN DEED VOLUME 341, PAGE 85, IN THE ATHENS COUNTY DEED VOLUMES.

ACREAGE BREAKDOWN

1.1596 AC. LOT 156
+ 3.8404 AC. LOT 157
5.0000 AC. TOTAL



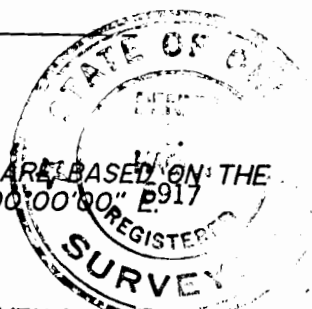
SCALE: 1" = 100'

LEGEND

- IRON PIN FOUND
- IRON PIN SET
- RAILROAD SPIKE FOUND
- RAILROAD SPIKE SET
- ALL IRON PINS SET ARE 5/8" o.d. REINFORCING BARS WITH YELLOW CAPS LABELED "DENNIS P. HAGAN '6917".

SOUTHEAST CORNER OF LOT 157

THE BEARINGS OF THIS PLAT ARE BASED ON THE EAST LINE OF LOT 157 AS N 00°00'00" E 917



I HEREBY CERTIFY THAT A SURVEY WAS MADE OF THE PREMISES AND THAT THIS PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE.

DATED 4/22/92 *Dennis P. Hagan*

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DENNIS P. HAGAN, P.E., P.S.
OHIO REGISTERED SURVEYOR #6917