

**BOUNDARY DESCRIPTION OF
OHIO UNIVERSITY PROPERTY
CITY OF ATHENS
ATHENS COUNTY, OHIO
CONTAINING 10.3685 ACRES**

Situate in the City of Athens, County of Athens, State of Ohio, and being part of a 2.56 acre tract of land, and part of a 5.13 acre tract of land, and part of a 1.9 acre tract of land owned by Ohio University by OR 281, Page 354, and being part of a 1.90 acre tract of land and part of a 2.23 acre tract of land owned by Ohio University by OR 109, Page 215, and being part of Outlots 7, 8, and 9 as recorded in Plat Envelop 129A (all references to deeds, microfiche, plats, surveys, etc. refer to the records of the Athens County Recorder's Office, unless noted otherwise) and being more particularly bounded and described as follows:

Commencing for reference at a monument box in the centerline of east Stimson Avenue, a variable public right-of-way, and being the centerline right-of-way station 40+36.54 as shown on the ATH-McKinley Avenue Extension right-of-way plans dated October 27, 2016, said monument bears N 60°11'21" E a distance of 181.07 feet (calculated) from the southwest corner of Outlot 8;

Thence, leaving said centerline, N 40°24'10" E a distance of 30.00 feet to an iron pin set in the northerly right-of-way of East Stimson Avenue, and the POINT OF BEGINNING for the herein described tract of land.

Thence along the northerly right-of-way the following seven (7) courses:

1. Along a curve to the left a distance of 93.54 feet, having a radius of 1175.92 feet, a chord bearing of N 51°52'33" W and a chord distance of 93.51 feet to a set 5/8" iron pin;
2. N 36°04'34" E a distance of 29.88 feet to a set 5/8" iron pin;
3. Along a curve to the right a distance of 40.62 feet, having a radius of 1205.92 feet, a chord bearing of N 54°53'20" W, a chord distance of 40.62 feet to a set 5/8" iron pin;
4. Along a curve to the right a distance of 149.55 feet, having a radius of 90.00 feet, a chord bearing of N 8°15'02" W a distance of 132.93 feet to a set 5/8" iron pin;
5. N 50°38'53" W a distance of 100.00 feet to a set 5/8" iron pin;
6. S 39°21'07" W a distance of 21.12 feet to a set 5/8" iron pin;
7. S 83°13'34" W a distance of 47.93 feet to a set 5/8" iron pin in the southeasterly line of Lot 3033 of the Archer Rardin Subdivision as recorded in Plat Envelop 311A

Thence along the southeasterly line of said subdivision, along the southeasterly lines of Lot 3033 thru 3036 and Lot 3038 the following five (5) courses:

1. N 42°17'10" E a distance of 224.48 feet to a found 3/4" iron pipe;
2. N 43°50'56" E a distance of 53.40 feet to a set 5/8" iron pin;
3. N 45°22'56" E a distance of 41.34 feet to a set 5/8" iron pin;
4. N 46°57'56" E a distance of 41.34 feet to a set 5/8" iron pin,
5. N 48°27'56" E a distance of 34.75 feet to a set 5/8" iron pin, said point being in the southerly right-of-way of Morris Avenue, a 66-foot public right-of-way, and being the southwest corner of said 2.23-acre tract of land owned by Ohio University by OR 109 Page 215;

Thence, continuing along the northerly line of said 2.23-acre tract, along a curve to the right a distance of 306.29 feet, having a radius of 1713.14 feet, a chord bearing of N 56°00'01" E a distance of 305.88 feet to a set 5/8" iron pin;

Thence, leaving the northerly line, through said 2.23-acre tract S 29°32'11" E a distance of 89.10 feet to a set 5/8" iron pin in the southerly line of said 2.23 acre tract;

Thence, along said southerly line, along a curve to the left a distance of 190.72 feet, with a radius 1527.09 feet a chord bearing S 56°53'09" W a distance of 190.60 feet to a found iron pipe, said pipe being the southeasterly corner of said 2.23 acre tract, and in the northerly line of Outlot 8, and the southwest corner of a 2.93 acre tract owned by the State of Ohio Right of Way as recorded in Deed Book 281, Page 356

Thence, along the northerly line of Outlot 8, and the southerly line of said 2.93 acre tract, and the northerly line of said 5.13 acre tract of land owned by Ohio University by OR 281, Page 354, said northerly line also being the north line of Outlot 9, S 85°38'40" E a distance of 591.44 feet to a set 5/8" iron pin in the westerly line of a 17.21 acre tract owned by the Hocking Conservancy Distract, and the northly line of a 2.00 acre tract of land owned by the Hocking Conservancy District, said point also being in the centerline of the old location of the Hocking River;

Thence, along the westerly line said Hocking Conservancy District line and the east line of Outlot 9, the following three (3) courses:

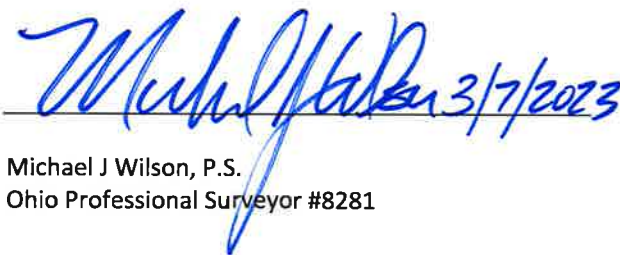
1. S 30°58'44" W a distance of 503.54 feet to a set 5/8" iron pin;
2. S 39°04'51" W a distance of 109.56 feet to a set 5/8" iron pin;
3. S 28°04'51" W a distance of 154.44 feet to a set iron pin at the southeast corner of Outlot 9, said pin also being the northeast corner of a 4.71-acre tract of land owned by Ohio University by OR 278, Page 383;

Thence, along the southerly line of Outlot 9 and Outlot 8, and the south line of said 5.13-acre Ohio University tract of land, and the north line of said 4.71-acre Ohio University tract of land N 86°30'06" W a distance of 197.39 feet to a set 5/8" iron pin in the northerly right-of-way of East Stimson Avenue;

Thence, along said northerly right-of-way N 49°35'50" W a distance of 205.82 feet to the point of beginning containing 10.3685 acres more or less and subject to all easements and right-of-way of record.

This description was prepared from a field survey performed by Woolpert, in May 2022 with bearings based upon NAD83 State Plane Coordinates Ohio South Zone (3402) utilizing GEOID18.

Woolpert, Inc.

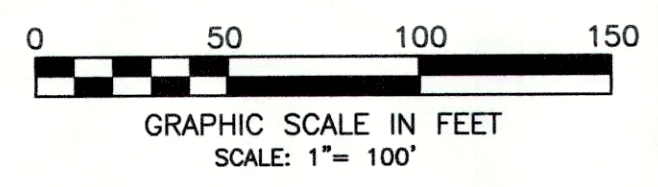
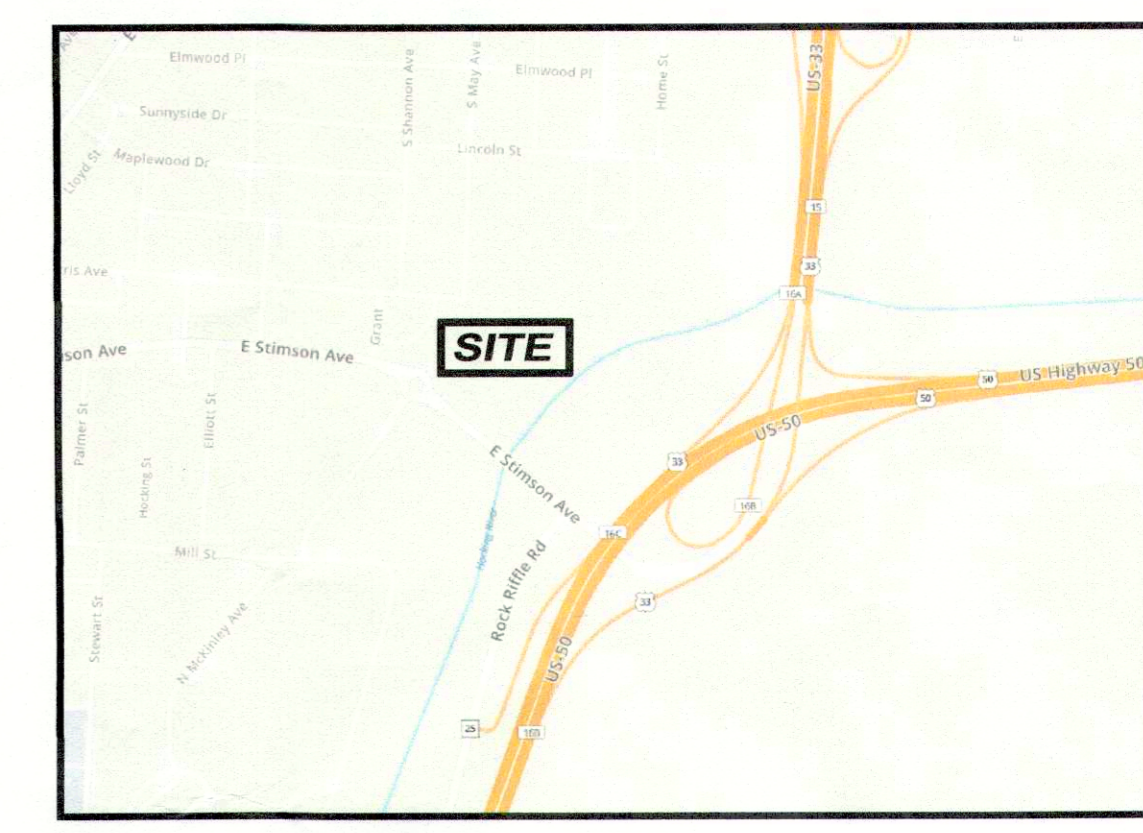
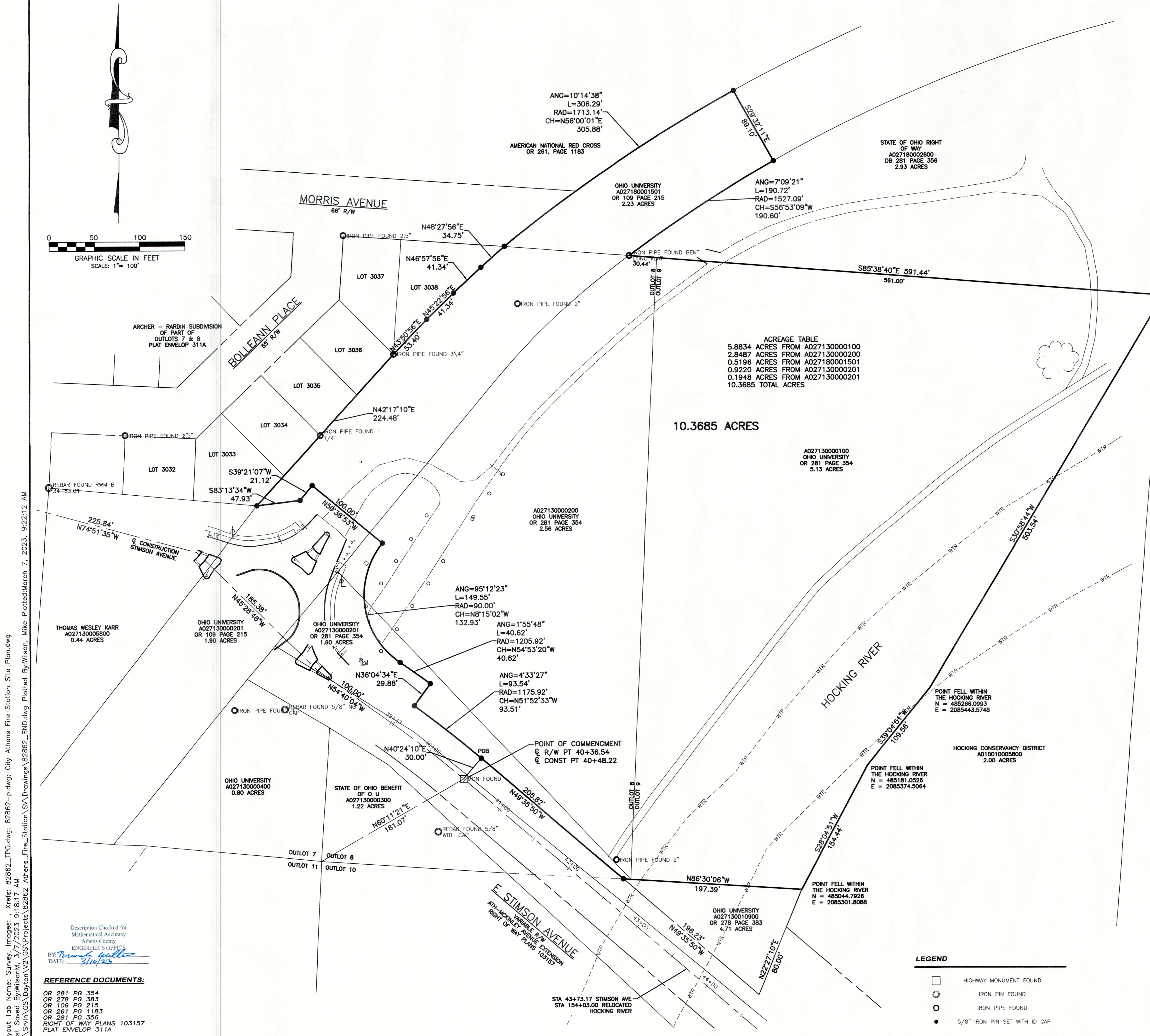

Michael J. Wilson, P.S.
Ohio Professional Surveyor #8281



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: 
DATE: 3/10/23

Woolpert, Inc.
1203 Walnut Street, 2nd Floor
Cincinnati, OH 45202
513.272.8300



ACREAGE TABLE

5.8834 ACRES FROM A027130000100
2.8487 ACRES FROM A027130000200
0.5196 ACRES FROM A027180001501
0.9220 ACRES FROM A027130000201
0.1948 ACRES FROM A027130000201
10.3685 TOTAL ACRES

Mapcheck 1: NEW PARCEL

Precision, 1 part in:	802508.1828"
Error distance:	0.0040'
Error direction:	S 64°10'31" W
Area:	451851.84 Sq. Ft.
Square area:	451851.8383
Acres:	10.3685
Perimeter:	3228.25'
Point of Beginning	
Easting:	2084948.0557'
Northing:	485190.2422'
Side 1: Curve	
Curve direction:	Counter-clockwise
Radius:	[1175.8949']
Arc length:	93.5400' (d)
Delta angle:	4.5575 (d)
Chord direction:	N 51°52'33" W
Chord angle:	[128.1242 (d)]
Deflection angle:	[-51.8758 (d)]
Chord distance:	93.5100'
Easting:	2084874.4938'
Northing:	485247.9723'
Side 2: Line	
Direction:	N 38°04'34" E
Distance:	29.8800'
Easting:	2084892.0889'
Northing:	485272.1223'
Side 3: Curve	
Curve direction:	Clockwise
Radius:	[1205.9402']
Arc length:	40.8200' (d)
Delta angle:	1.3300 (d)
Chord direction:	N 54°53'20" W
Chord angle:	[89.0350 (d)]
Deflection angle:	[-80.9650 (d)]
Chord distance:	40.8200'
Easting:	2084858.8602'
Northing:	485295.4855'
Side 4: Curve	
Curve direction:	Clockwise
Radius:	[90.0009']
Arc length:	149.5500' (d)
Delta angle:	95.2064 (d)
Chord direction:	N 81°50'2" W
Chord angle:	[-134.3267 (d)]
Deflection angle:	[45.6733 (d)]
Chord distance:	132.9300'
Easting:	2084839.7844'
Northing:	485427.0397'
Side 5: Line	
Direction:	N 50°38'53" W
Distance:	100.0000'
Easting:	2084762.4578'
Northing:	485490.4479'
Side 6: Line	
Direction:	S 39°21'07" W
Distance:	21.1200'
Easting:	2084749.0680'
Northing:	485474.1165'
Side 7: Line	
Direction:	S 83°13'34" W
Distance:	47.9300'
Easting:	2084701.4706'
Northing:	485468.4631'
Side 8: Line	
Direction:	N 42°17'10" E
Distance:	224.4800'
Easting:	2084852.5082'
Northing:	485634.5321'
Side 9: Line	
Direction:	N 43°50'56" E
Distance:	53.4000'
Easting:	2084889.5015'
Northing:	485673.0426'
Side 10: Line	
Direction:	N 45°22'56" E
Distance:	41.3400'
Easting:	2084918.9277'
Northing:	485702.0787'
Side 11: Line	
Direction:	N 46°57'56" E
Distance:	41.3400'
Easting:	2084949.1449'
Northing:	485730.2907'
Side 12: Line	
Direction:	N 48°27'56" E
Distance:	34.7500'
Easting:	2084975.1572'
Northing:	485753.3324'
Side 13: Curve	
Curve direction:	Clockwise
Radius:	[1713.1187']
Arc length:	306.2900' (d)
Delta angle:	10.2439 (d)
Chord direction:	N 58°00'11" E
Chord angle:	[153.5531']
Deflection angle:	[-172.4653 (d)]
Chord distance:	[7.5347 (d)]
Easting:	2085228.7441'
Northing:	485924.3771'
Side 14: Line	
Direction:	S 29°32'11" E
Distance:	89.1000'
Easting:	2085272.6883'
Northing:	485846.8563'
Side 15: Curve	
Curve direction:	Counter-clockwise
Radius:	[1527.1005']
Arc length:	190.7200' (d)
Delta angle:	7.1558 (d)
Chord direction:	S 56°53'09" W
Chord angle:	[-83.5778 (d)]
Deflection angle:	[86.4222 (d)]
Chord distance:	190.8000'
Easting:	2085113.0248'
Northing:	485742.7297'
Side 16: Line	
Direction:	S 85°38'40" E
Distance:	59.14400'
Easting:	2085702.7567'
Northing:	485697.8125'
Side 17: Line	
Direction:	S 30°58'44" W
Distance:	503.5400'
Easting:	2085443.5735'
Northing:	485266.0989'
Side 18: Line	
Direction:	S 39°04'51" W
Distance:	109.5600'
Easting:	2085374.5051'
Northing:	485181.0522'
Side 19: Line	
Direction:	S 28°04'51" W
Distance:	154.4400'
Easting:	2085301.8076'
Northing:	485044.7922'
Side 20: Line	
Direction:	N 86°30'08" W
Distance:	197.3900'
Easting:	2085104.7854'
Northing:	485058.8368'
Side 21: Line	
Direction:	N 49°35'50" W
Distance:	205.8200'
Easting:	2084948.0521'
Northing:	485190.2405'

SURVEY DATA:
 HORIZONTAL DATUM - BASED UPON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83 (2011) GENERATED FROM A STATION OBSERVATION AND POST PROCESSED WITH NATIONAL GEODETIC SURVEY OPUS SOLUTION UTILIZING CORS EAST STATIONS DH903 WVR MARSHALL UNIV CORS ARP, AJ7194 MCON MCCONNELLSVILLE CORS ARP AND AI4945 STKR STOCKER OHIO UNIV CORS ARP.

CERTIFICATION:
 THIS DRAWING IS REPRESENTATIVE OF AN ACTUAL FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION ON MAY 12, 2022.

WOOLPERT, INC.

MICHAEL JAY WILSON
 OHIO REGISTERED SURVEYOR NO. 8281
 DATE: 3/7/2023



Description Checked for Mathematical Accuracy
 Athens County ENGINEER'S OFFICE
 BY: *Ramona Keltner*
 DATE: 3/10/23

- REFERENCE DOCUMENTS:**
- OR 281 PG 354
 - OR 278 PG 383
 - OR 109 PG 215
 - OR 261 PG 1183
 - OR 281 PG 356
- RIGHT OF WAY PLANS 103157
 PLAT ENVELOP 311A

- LEGEND**
- HIGHWAY MONUMENT FOUND
 - IRON PIN FOUND
 - IRON PIPE FOUND
 - 5/8" IRON PIN SET WITH ID CAP

PROJECT No:	82862
	DATE: 9/16/22
DESIGNER:	N/A
	DATE: N/A
DRAWN BY:	N/A
	DATE: N/A
CHECKED BY:	MJW
	DATE: N/A
REVISION	
No.	DATE
1	3/7/2023
ADDED ACRE TALBE AND TIE TO OUTLOT CORNER	

BOUNDARY SURVEY
CITY OF ATHENS
 ATHENS TOWNSHIP
 ATHENS COUNTY, OHIO

1203 Walnut Street
 2nd Floor
 Cincinnati, OH 45202
WOOLPERT
 Surveying & Engineering, Inc.

SHEET NO.
1 OF 1