

G-MAPS, inc

EXHIBIT "A"

Combine Lots 358,359, part of 360

Situated in the State of Ohio, County of Athens, City of Athens, and being Out Lots 144-146, of Section 16 Township 9 North, Range 14 West, and that being Curriers Addition to the Town of Athens, and the combined parcels are Lots 358, 359 and the easterly 101.0' of Lot 360 as numbered and delineated upon Slide 89 C of the Athens County Records Office.

Commencing at "THE TRUE POINT OF BEGINNING," and that being the Southwest Corner of Lot 358 of Said Curriers Addition to the Town of Athens, and easterly right of way line of Central Avenue being 60.0' feet in width.

(L1) Thence with the westerly line of said Lot 358, and easterly right of way line of said Central Avenue, North 03°28'56" East, a distance of 50.00' to an iron pin set on the northwesterly corner of said Lot 358, southwesterly corner of Lot 359 of said Curriers Addition to the Town of Athens, and easterly right of way line of said Central Avenue,

(L2) Thence continuing with said westerly line of Lot 359, and easterly right of way line of said Central Avenue, North 03°28'56" East, a distance of 50.00' to an iron pin set on the northwesterly corner of Lot 359, southwesterly corner of Lot 360 of said Curriers Addition to the Town of Athens, and southwesterly corner and point on the southerly line of Jeffery W. & Ann E. Brooks, OR 92, Page 70,

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(L3) Thence leaving said right of way line and with said southerly line of Jeffery W. & Ann E. Brooks, OR 92, Page 70 and being the northerly line of said lot 359, South $84^{\circ}23'20''$ East, a distance of 25.00' to an iron pin set on said southerly line of Jeffery W. & Ann E. Brooks, OR 92, Page 70 and point on said northerly line of Lot 359, southerly line of Lot 360, being and angle point in the herein described tract,

(L4) Thence continuing with the herein described tract and southerly line of Jeffery W. & Ann E. Brooks, OR 92, Page 70 , North $03^{\circ}28'56''$ East, a distance of 50.00' to an iron pin set on the northerly line of Lot 360 of said Curriers Addition to the Town of Athens and point on said southerly line of Jeffery W. & Ann E. Brooks, OR 92, Page 70,

(L5) Thence with the northerly line of said Lot 360 of Curriers Addition to the Town of Athens and southerly line of said Jeffery W. & Ann E. Brooks, OR 92, Page 70, South $84^{\circ}23'20''$ East, a distance of 101.00' to an iron pin set at the southeasterly corner of said Jeffery W. & Ann E. Brooks, OR 92, Page 7, northeasterly corner of Lot 360 and point on the westerly right of way line of a 12' unimproved alley,

(L6) Thence with said westerly line of an unimproved alley and easterly line of said Lot 360, South $03^{\circ}28'56''$ West, a distance of 50.00' to an iron pin set at the southeast corner of said Lot 360, northeast corner of Lot 359 of said Curriers Addition to the Town of Athens, and said westerly line of an unimproved alley,

(L7) Thence continuing with said westerly line of an unimproved alley and easterly line of said Lot 359, South $03^{\circ}28'56''$ West, a distance of 50.00' to an iron pin set, at the southeast corner of said Lot 359, and northeast corner of Lot 358 of said Curriers Addition to the Town of Athens, and said westerly line of an unimproved alley,

Continued on Page 3 of 4

(L8) Thence continuing with said westerly line of an unimproved alley and easterly line of said Lot 358, South 03°28'56" West, a distance of 50.00' to an iron pin set, at the southeast corner of said Lot 358, northeast corner of Lot 357 of said Curriers Addition to the Town of Athens, said westerly line of an unimproved alley, and the northeast corner of William A. Cook, OR 331, Page 453 ,

(L9) Thence leaving the right of way of said westerly line of an unimproved alley with the northerly line of said Lot 357, also being the northerly line of William A. Cook, OR 331, Page 453 , North 84°23'20" West, a distance of 126.00' to an iron pin set on the southwesterly corner of Lot 357, easterly right of way line of said Central Ave and "THE TRUE POINT OF BEGINNING!" Containing 0.4049 Acres, more or less.

Excepting any and all legal easements, restrictions, and or rights-of-way of previous record.

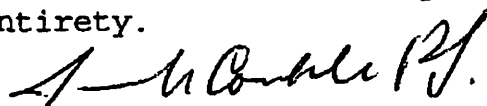
Basis of Bearing: Being the Centerline of Central Avenue, 60" in width and bearing N 03°28'56" E

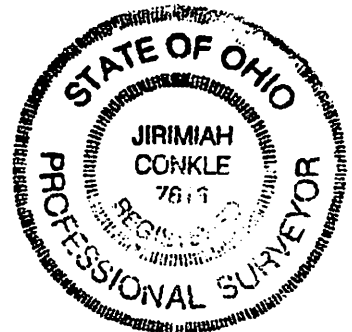
Iron pin set are 30" in length and 5/8th rebar with an orange cap "CSC-PS-7616"

This description is the result of and actual field survey preformed by G-MAPS, inc, dba Conkle Surveying Consultants on this 14th day of January 2006

Grantor claims title by instrument of record 198500003762 of the Athens County Records Office.

Original electronic files are maintained by G-MAPS, inc, dba Conkle Surveying Consultants, any alteration or omission of this description voids the survey in its entirety.



JIRIMIAH CONKLE, P.S.
OHIO REGISTERED SURVEYOR NO. S-7616



Plat of this description Page 4 of 4

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

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BY: 
DATE: 5-10-06

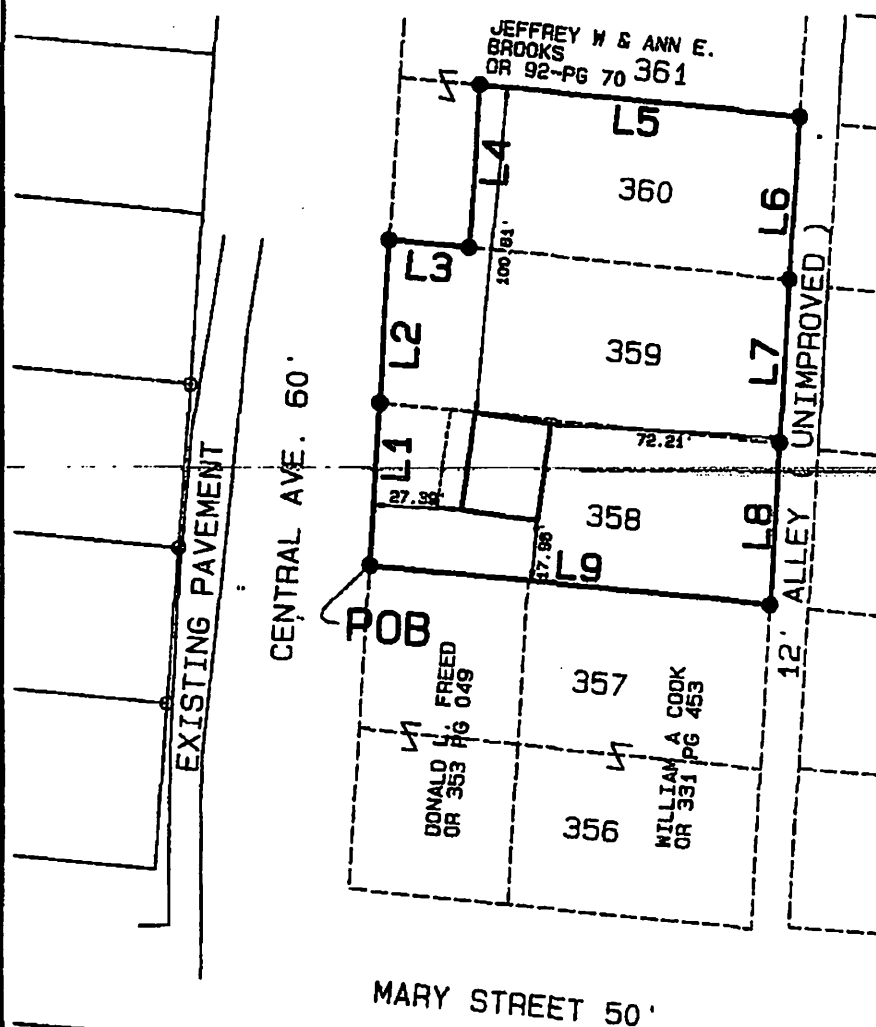
Legal Description: **COMBINE LOTS SURVEY** SHEET 4 OF 4

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS, CITY OF ATHENS, AND BEING LOTS 358, 359, AND THE EASTERN 101.0' OF LOT 360, OF THE CURRIERS' ADDITION TO ATHENS.

SURVEYORS NOTES:
 LINES OF OCCUPATION, WHERE EXISTING, AGREE IN GENERAL WITH THE PROPERTY LINES

SOURCE OF DATA FOR THIS SURVEY:

- (1) ATHENS COUNTY TAX MAP
- (2) ATHENS COUNTY RECORDERS OFFICE: INST NO 198500003762
- (3) DEED OF RECORD EFFECTING LOT 358, 359, AND THE EASTERN 101.00' OF LOT 360
- (4) BASIS OF BEARING : CENTERLINE OF CENTRAL AVENUE AND BEING N 03°28'56"E
- (5) TYPE STRUCTURE: 1 1/2 STORY FRAME HOUSE CONCRETE BASEMENT
- (6) SET BACK REQUIRMENTS : 27.39' R-O-W TO FOUNDATION 17.96' SIDE YARD SOUTH 100.81' SIDE YARD NORTH 72.21' REAR SET BACK FROM LOT LINE
- (7) 0.4949 ACRE TRACT



LINE	BEARING	DISTANCE
L1	N03°28'56"E	50.00'
L2	N03°28'56"E	50.00'
L3	S84°23'20"E	25.00'
L4	N03°28'56"E	50.00'
L5	S84°23'20"E	101.00'
L6	S03°28'56"W	50.00'
L7	S03°28'56"W	50.00'
L8	S03°28'56"W	50.00'
L9	N84°23'20"W	126.00'

I CERTIFY THAT THE SURVEY DEPICTED ON THIS PLAT IS A FIELD SURVEY CONDUCTED BY ME AND/OR UNDER MY DIRECT SUPERVISION, ON THIS

14th DAY OF February 2006

Description Checked for Mathematical Accuracy
 Athens County ENGINEER'S OFFICE
 BY: S. Blause
 DATE: 5-10-06



LEGEND

- △ RAILROAD SPIKE (FOUND)
- ⊙ IRON PIN (FOUND)
- IRON PIN SET W/CAP P.S. -7616

J. Conkle P.S.