



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
740/593-8701

TRACT 1

Situated in the southwest quarter of Section 31, Canaan Township, Town 5, Range 13, Athens County Ohio and described as follows:

Commencing at an iron pin* at the grantor's southeast corner, the southwest corner of Lot 39 of the Hickory Hills Subdivision on the north right of way line of Gura Road;thence on an assumed bearing along the grantor's east line and the west line of said Lot 39 North 08 Degrees 50 Minutes 00 Seconds East a distance of 80.92 feet to a set iron pin,THE TRUE POINT OF BEGINNING thence along a new line the following two bearings and distances: 1) North 79 Degrees 46 Minutes 55 Seconds West a distance of 344.91 feet to a set iron pin;thence 2) South 80 Degrees 59 Minutes 56 Seconds West,passing a set iron pin at 254.28 feet, for a total distance of 275.02 feet to a point in Athens County Road 98 on the grantor's west line;thence along said road and the grantor's west line the following two bearings and distances: 1) North 04 Degrees 53 Minutes 32 Seconds West a distance of 151.30 feet to a point ;thence 2) North 13 Degrees 29 Minutes 38 Seconds West a distance of 158.78 feet to a point at the grantor's northwest corner, the southwest corner of a 36.74 acre tract described in Volume 39 Page 94 of the Athens County Official Deed Records ;thence along the grantor's north line and the south line of said 36.74 acre tract the following two bearings and distances: 1) North 89 Degrees 26 Minutes 00 Seconds East,passing an iron pin* at 18.64 feet, for a total distance of 216.62 feet to an iron pin*;thence 2) South 84 Degrees 27 Minutes 15 Seconds East a distance of 489.93 feet to a found iron pin at the grantor's northeast corner, the southeast corner of said 36.74 acre tract on the west line of aforesaid Lot 39 of the Gura Subdivision;thence along the grantor's east line and the west line of said Lot 39 South 08 Degrees 50 Minutes 00 Seconds West a distance of 281.43 feet to the POINT OF BEGINNING and containing 4.130 acres and being a part of a 7.924 acre tract described in Volume 265 Page 56 of the Athens County Official Deed Records.

*Denotes calculated location of monument based on a previous survey.

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

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 5-2-01



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The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor No. 6765 and based on a survey performed by Southeastern Land Surveys dated April 26, 2001.
Subject to all easements and right of ways of record.

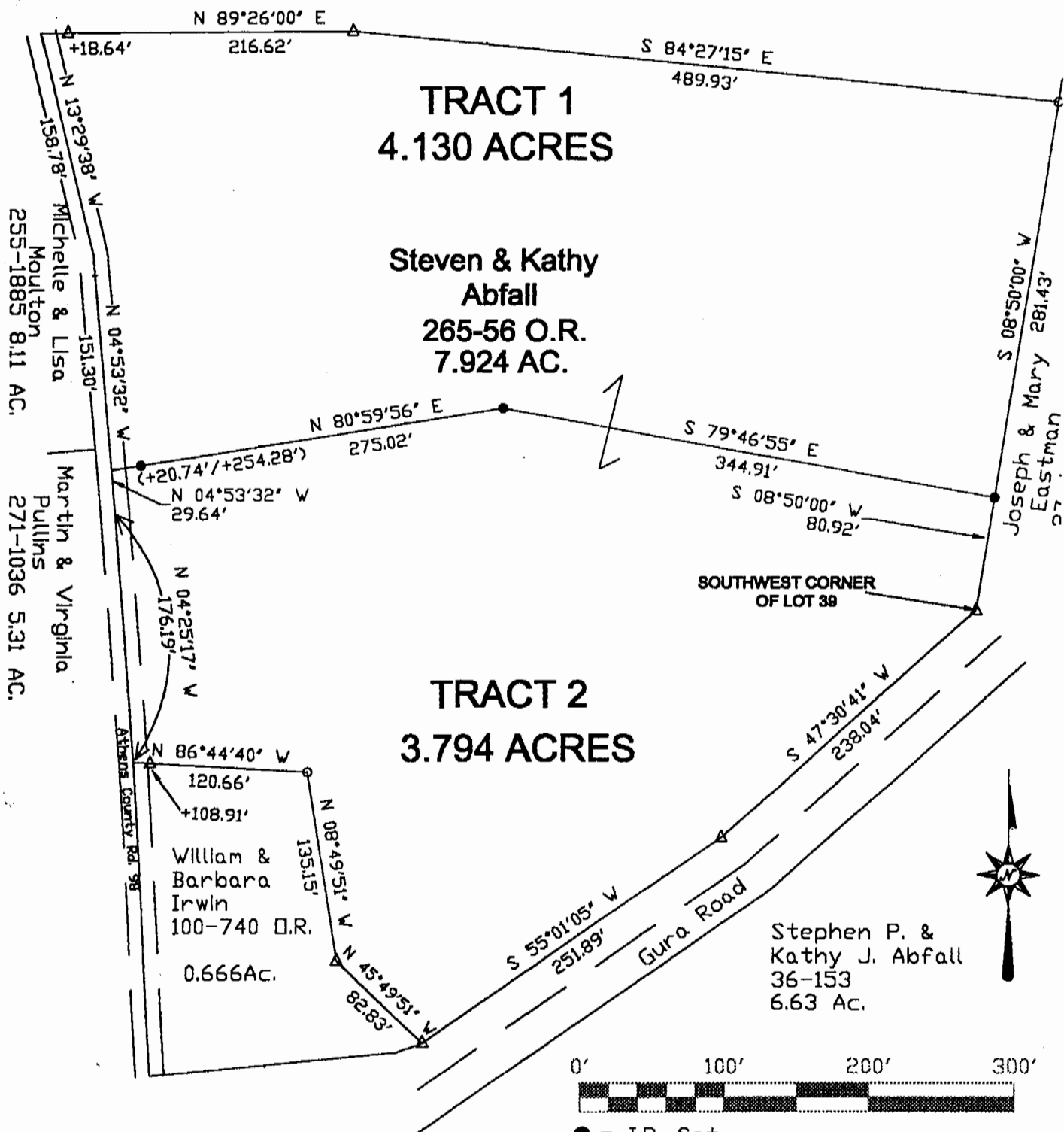


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David Richmond
36.74 Ac.
39-94 O.R.



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Plat of 4.130 Acres and 3.794 Acres Scale $1'' = 100'$

Surveyed for STEVE & KATHY ABFALL Date 4/26/01

Subdivision southwest quarter

Township Canaan Section 31 Town 5 Range 13

Corporation ----- County Athens State Ohio

Leonard F. Swoyer Jr.
Leonard F. Swoyer Jr. Reg. Prof. Land Surveyor No. 6765