



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

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

Situated in Fraction 1, Section 14, Dover Township, Town 10, Range 14, Athens County, Ohio and described as follows:

Commencing at the estimated northeast corner of said Fraction 1; thence on an assumed bearing South 30 Degrees 31 Minutes 34 Seconds West a distance of 946.82 feet to a point on the grantor's north line in Dover Township Road 323-A at the northwest corner of 13.139 acre tract described in Volume 312 Page 1309 of the Athens County Official Deed Records, THE TRUE POINT OF BEGINNING; thence along the grantor's north line and said Road North 58 Degrees 39 Minutes 08 Seconds West a distance of 50.11 feet to a point; thence leaving said road along a new line the following two bearings and distances: 1) South 63 Degrees 58 Minutes 07 Seconds West, passing a set iron pin at 19.25 feet, for a total distance of 269.07 feet to a set iron pin; thence 2) South 33 Degrees 41 Minutes 15 Seconds West a distance of 273.59 feet to a set iron pin in a ravine; thence down said ravine:

1) South 41 Degrees 49 Minutes 34 Seconds East 91.68 feet to a point ; thence
2) South 18 Degrees 10 Minutes 45 Seconds East 46.72 feet to a point ; thence
3) South 24 Degrees 55 Minutes 25 Seconds East 154.00 feet to a point ; thence
4) South 12 Degrees 08 Minutes 57 Seconds East 67.84 feet; to a point; thence
5) South 31 Degrees 38 Minutes 29 Seconds East 53.71 feet; to a a point: thence
6) South 14 Degrees 59 Minutes 54 Seconds East 50.00 feet to a point; thence
7) South 17 Degrees 30 Minutes 43 Seconds East 99.70 feet to a point; thence
8) South 44 Degrees 42 Minutes 06 Seconds East 26.31 feet to a point at the intersection of said ravine with another ravine; thence up the second ravine:

9) North 34 Degrees 31 Minutes 54 Seconds East 86.23 feet to a point; thence
10) North 02 Degrees 35 Minutes 19 Seconds East 39.38 feet to a point; thence
11) North 34 Degrees 05 Minutes 23 Seconds East 114.93 feet to a point; thence
12) North 49 Degrees 32 Minutes 18 Seconds East 49.89 feet to a point; thence
13) North 74 Degrees 35 Minutes 07 Seconds East 25.04 feet to a set iron pin on the west line of aforesaid 13.139 acre tract; thence along the west line of said 13.139 acre tract the following three bearings and distances: 1) North 01 Degrees 10 Minutes 35 Seconds East, passing a found iron pin at 116.23 feet, for a total a distance of 302.37 feet to a found iron pin; thence 2) North 07 Degrees 06 Minutes 02 Seconds West a distance of 147.43 feet to a found iron pin; thence 3) North 09 Degrees 53 Minutes 03 Seconds East ,passing a found iron pin at 140.43 feet, for a total distance of 155.27 feet to the POINT OF BEGINNING and containing 5.078 acres and being a part of 45.642 acre tract described in Volume 297 Page 1769 of the Athens County Official Deed Records.

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."

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 June 25, 2003.

Subject to all easements and right of ways of record.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blaylock
DATE: 6-30-03

PROPERTY

CONSTRUCTION

SUBDIVISIONS

