

Exhibit A
2.213 ACRES

Description of a tract of land situated in the Ohio Company Purchase, Range 14, Town 10, River Lot 352, Section 25, Dover Township, Athens County, Ohio.
Being lands deeded to LeAx and recorded in Athens County Official Record Book 431, pages 2467-2475.

Commencing at the Southwest Corner of River Lot 350;
Thence N04°28'39"E 3887.00 feet to a point;
Thence N85°31'21"W 1000.20 feet to an iron pin found;
Thence N88°58'05"W 32.98 feet to a point, said point being the southwest corner of Lance Barron and being recorded in Official Record Book 518, pages 52-54, and said point being the southeast corner of LeAx and being recorded in Official Record Book 431-pages 2467-2475, and said point being the point of beginning of the 2.213 acres herein described;

1.) Thence N89°25'06"W 197.21 feet along the south boundary of LeAx 431-2467 and the north boundary of the Hockhocking Adena Bikeway to an iron pin found capped Cassell, passing an iron pin found capped Cassel at 29.87 feet;

2.) Thence along a curve to the left having a radius of 2944.92 feet, length of 139.46 feet, chord bearing of S89°13'31"W, and chord distance of 139.44 feet over said LeAx lands to a point in the center of Township Road 252;

3.) Thence N74°50'22"W 68.79 feet over said LeAx lands to a point in Township Road 252;

4.) Thence N08°40'44"W 133.19 feet over said LeAx lands to a point in the Hocking River, passing an iron pin set at 20.00 feet;

5.) Thence N70°10'07"E 474.09 feet along a common boundary to LeAx 431-2467 and Cochran Transportation 107-2429 to a point in the Hocking River;


6.) Thence S04°12'28"W 311.45 feet along a common boundary to LeAx 431-2467 and Barron 518-52 to the place of beginning containing a total of 2.213 acres;
Said 2.213 acres to remain contiguous and continuous with the lands to the east deeded to Lance Barron of Official Record Book 518, page 52.

Plat of survey is attached herewithin and made a part thereof.

Being subject to all prior easements, right-of-way, and covenants of record.

Iron pins set are 30 inch length of number 5 rebar capped NEWMAN PS-8043.

Survey completed by Charles T. Newman, Registered Professional Surveyor on August 1, 2017.


Charles T. Newman
Professional Surveyor S-8043
66 Elmwood Place
Athens, Ohio 45701
Revised November 17, 2017



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: 
DATE: 11/17/17

Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

NOV 21 2017

Jill Thompson
Athens County Auditor

C. TIM NEWMAN

Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

740-594-1884
FAX 740-594-9413

Plat of Survey of 2.213 Acres.

Situate Ohio Company Purchase Town 10, Range 14, River Lot 352,
Section 25, Dover Township, Athens County, Ohio.

Acreage of 2.213 acres being part of the lands deeded to LeAx and recorded in Official Record Book 431, pages 2467-2475.
To remain contiguous and continuous with the lands to the east deeded to Lance Barron,
referenced in Official Record Book 518, page 52.

Cochran Transportation
107-2429

Cochran
107/2429

Charles T. Newman
Charles T. Newman
Surveyed August 1, 2017
Revised 11/17/2017



N 70°10'07" E
474.09'

S 80°46'32" E
323.45'

Thread of Hocking River

S 75°44'16" E
308.80'

S 37°42'00" E
53.52'

140' R/W
ODOT

33

Lance Barron
518-52

LINE TABLE		
LINE	BEARING	LENGTH
L1	N88°58'05"W	32.98
L2	N88°58'05"W	106.39

2.213 acres

Le-Ax
431/2467

S 04°12'28" W
311.45'

River Lot 352
River Lot 351

N 08°40'44" W
133.19'

N 74°50'22" W
68.79'

Basis of Bearings
Cassel Survey

N 89°25'06" W
197.21'

+29.87'

L1

L2

Hockhocking
Adena Bikeway

N85°31'21"W
1000.20'
(Galvin survey)

CURVE TABLE				
CURVE	RADIUS	LENGTH	BEARING	CHORD
C1	2944.92	139.46	S89°13'31"W	139.44

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Brenda Williams*
DATE: 11/17/17

Referenced: Joe Galvin prior surveyor (Survey #7)
ODOT HWY Plans ATH-33-10.26
Cassel Survey of LE-AX

- Iron Pin Found (Capped Cassel)
- Iron Pin Set (Capped Newman)
- ⦿ 3/4" Rebar Found

SW Corner
River Lot 350

N04°28'39"E
3887.00'



LOTSPLIT/LAND TRANSFER PERMIT

CITY OF ATHENS, OHIO
ATHENS CITY CODE TITLE 23

Permit #: LS17-000021
Issue Date: 12/01/2017

Permit Type: Minor **Issue Date:** 12/01/2017

Description: Hamley Run Road - for land to be deeded to LeAx and recorded to remain contiguous and continuous with lands and not to build any permanent structure or otherwise. Easement requested by LeAx WD for placement of future water lines and appurtenance.

Approval Conditions/Notes: Your request for a Minor Subdivision Lotsplit is approved in accordance with the application submitted and ACC Title 21.

Location:

Lot: River Lot 352 Section: 25 Town: 10 Range: 14 Township: Dover

Applicant:

Lance Barron
Phone: (740) 593-3348

c/o John P. Lavelle, Lavelle and Associates
449 East State Street
Athens, OH 45701

Property Owner:

Le-Ax Water District
Phone: 740-594-0123

6000 Industrial Drive
Athens, OH 45701

Surveyor Name: Charles T. Newman

Registration #: 8043

Date property owner originally purchased the property:	02/05/2009
Acreage of original purchase:	44.31
Number and size of parcels subdivided since original purchase:	
Acreage of proposed parcel(s) with new plat of survey attached:	2.213
Public road frontage of proposed parcel(s):	Residual:
Date of survey of plat of proposed parcel(s):	08/01/2017
Approval date of health authority of jurisdiction for sewage disposal:	
Approval date of County Engineer for mathematical accuracy of survey:	

Minimum Requirements:

Public Road Frontage:	Engineer's Approval: ✓
Width to Depth Ratio:	Health Department Approval:
Number of Splits Permitted:	Registered Surveyor: ✓

Total Fees: \$80.00

Service-Safety Director recommendation:
 Approved Refused

Paula Horan-Moseley
Service-Safety Director
Deputy Service-Safety Director

12/4/17

Date