

**BRANNER SURVEYING
12500 N. PEACH RIDGE ROAD
ATHENS, OHIO 45701
740-592-5778**

Situated in Fraction 3, of Section 9, , T.10, R.14, Dover Township, Athens County, Ohio and being all of that part of the land as recorded in Volume 54 , page 980 that lies South and East of Township Road 324 and being more particularly described as follows:

Commencing at the North-west corner of Fraction #3, thence, East, 1606.44 feet to a point at the North-east corner of a 13.67 acre tract (Vol. 75, Page 831); thence, along the east-line of said tract, South 03 degrees 13 minutes 23 seconds East, 679.14 feet to a point; thence, South 37 degrees 29 minutes 40 seconds East, 568.92 feet to a point at the South-east corner of said 13.668 acre tract; thence, along the south-line of said tract, South 86 degrees 14 minutes 56 seconds West, 746.91 feet to a point in Township Road 324 and being the point of beginning for the tract of land herein described:

Thence, along the west-lines of the Robert and Castro Star 20.0 acre tract (Vol. 120-409) and the Sugar Creek Coal and Mining Company 43.70 acre tract (Vol. 94, page 227) , South 10 degrees 30 minutes West, 716.10 feet to a point at the South-east corner of Grantor's land;

Thence, along the North-line of the Rutter 7.92 acre tract (Vol. 208, page 501) , South 83 degrees 45 minutes 57 seconds West, 129.99 feet to a point in the intersection of Township Road 325 with Township Road 324;

Thence, along Township Road and the east-line of the Nishimura 13.02 acre tract (Vol. 261, page 287) , North 19 degrees 52 minutes 52 seconds East, 763.74 feet to the point of beginning and containing 1.023 acres.

Subject to all easements and rights of way of record.

The above description is based on existing documents and not on a field survey.

The above described tract is to be continuous and contiguous with the Castro 20.0 acre tract to the East,



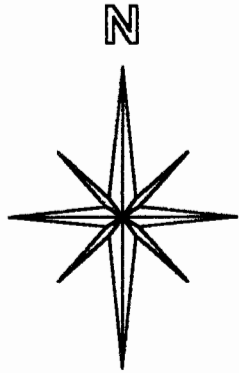
Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blaus
DATE: 4-24-02

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Dov #9

EAST 1606.44' N.T.S.

N.W. COR OF
FR. #3



SCALE 1 INCH = 100 FEET

S 3°13'23"W
678.75' N.T.S.

MELISSA ANN
CHAMBERLAIN WHALEY
75-831
13.67 AC.

S 37°29'40"E
568.92' N.T.S.

S 86°14'56"W
746.91' N.T.S.

CLIFFORD NISHIMURA
361-287
13.02 ac.



ROBERT AND STAR CASTRO
120-409
20.0 AC.

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THE SUGAR CREEK COAL
AND MINING CO.
94-227
43.70 AC.

N 19°52'52"E
763.74'

716.10'

S 10°30'00"W

TWP RD 324

1.023 Ac.

129.99'

S 83°45'57"W

TWP RD 325

RUTTER ET. AL
282-345
7.92 AC

NOTE: THIS PLAT IS PREPARED FROM EXISTING RECORDS AND NOT ON A FIELD SURVEY. THE INTENTION IS TO CONVEY ALL OF THAT LAND UNDER THE NAME OF DAVID AND AMY WAKEFIELD (VOL. 54 PG. 980 O.R.) THAT LIES SOUTH AND EAST OF TWP RD 324 AND TO BE CONTINUOUS AND CONTIGUOUS WITH THE 20.0 ACRE TRACT TO THE EAST.

PLAT OF DESCRIPTION OF A 1.093 ACRE TRACT
IN FRACTION 3 OF SEC. 9, T.10, R.14,
DOVER TOWNSHIP ATHENS COUNTY, OHIO
PREPARED IN APRIL 2002

BY: John M. Branner
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