

EXHIBIT "A"

"ADJOINING PROPERTY OWNER TRANSFER PARCEL"

TO BE HELD IN CONTIGUOUS & CONTINUOUS OWNERSHIP w/ADJOINING 14.483 ACRE TRACT

Being part of a 5.92 acre (by deed) tract in the name of Rick Ellis, the Grantor herein, as surveyed by John M. Branner, PS-6805, in December 1996, as recorded in Official Record 248 at page 345, in the Athens County Recorder's Office, Athens County, Ohio, and being situate in FR. 23 (Section 22), Town-10-North, Range-15-West, Lee Township, Athens County, State of Ohio, USA, and being more particularly described as follows:

COMMENCING at a point for reference in the Northeast corner of FR. 23 (Section 22); Thence N 43°33'38" W along a line, 351.81 feet (by previous surveys & deeds) to a point; Thence S 30°25'41" W along a line, 437.45 feet (by previous surveys & deeds) to a point in the Grantor's Northeasterly property line and the centerline of Bailey Road (Lee Twp. Rd. No. 10); Thence N 58°15'33" W along the said Grantor's Northeasterly property line and the said centerline of Bailey Road (Lee Twp. Rd. No. 10), 150.34 feet (by previous surveys & deeds) to a buried railroad spike found, said buried railroad spike found also being the real **POINT OF BEGINNING** of the **"ADJOINING PROPERTY OWNER TRANSFER PARCEL"** herein described:

Thence S 58°15'33" E, back along the said Grantor's Northeasterly property line and the said centerline of Bailey Road (Lee Twp. Rd. No. 10), **21.72 feet** to a point;

Thence the following three (3) courses along new lines through the Grantor's land:

- 1) S 38°40'41" W, **161.60 feet** to an iron pin w/cap set, passing through an iron pin w/cap set for reference at 24.69 feet;
- 2) S 38°46'20" W, **58.79 feet** to an iron pin w/cap set, and;
- 3) S 40°29'19" W, **148.27 feet** to an iron pin found in the Grantor's most Westerly property corner and the one of the Grantees' Southeasterly property lines;

Thence N 35°34'44" E, along one of the Grantor's Northwesterly property lines and the one of the Grantees' Southeasterly property lines, **149.54 feet** to an iron pin found in the Southwest corner of a 0.011 acre "Adjoining Property Owner Transfer Parcel" that was intended to have remained in Contiguous & Continuous Ownership with a then adjoining to the Northwest, 19.38 acre tract, said 0.011 acre parcel having been surveyed by John M. Branner, PS-6805 in January 1997;

Thence N 36°22'45" E, continuing along one of the Grantor's Northwesterly property lines and the Southeasterly line of the said 0.011 acre parcel, **216.82 feet** (this survey) (previous survey & deed = 217.17'), to the **point of beginning**, and, **containing 0.108 acres**.

The above described 0.108 acre "ADJOINING PROPERTY OWNER TRANSFER PARCEL" is to be held in CONTIGUOUS & CONTINUOUS OWNERSHIP with the adjoining 14.483 acre tract to the Northwest, owned by the Grantees' herein.


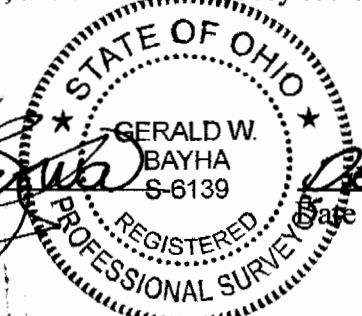
The above described "ADJOINING PROPERTY OWNER TRANSFER PARCEL" will come out of Auditor's Parcel No. H0100100405.02.

The bearings used in the above description are based on the Grantor's most Northwesterly property lines as bearing: N 36°22'45" E, and are only for the determination of angles.

Subject to all legal highways and easements.

All iron pins w/cap set referred to in the description above are 5/8" x 30" iron pins with plastic I.D. caps stamped "G.W. BAYHA - P.S.6139".

The above described **"ADJOINING PROPERTY OWNER TRANSFER PARCEL"** was surveyed by Gerald W. Bayha, P.S., Ohio Professional Surveyor No. S-6139 (*Job No. 0703-01*), with the field work being completed on October 1, 2003, and the Plat of Survey & Legal Description being completed on December 2, 2003.


Gerald W. Bayha, P.S.

Date Signed Dec. 2, 2003

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blaus
DATE: 12-3-03

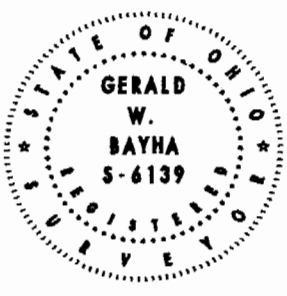
LEE# 22

Gerald W. Bayha, P.S.

Registered Professional Surveyor No. 5-6139

10916 Pleasanton Road
Athens, OH 45701-9557
740.593.5686

E-mail: jbayha@trognet.net

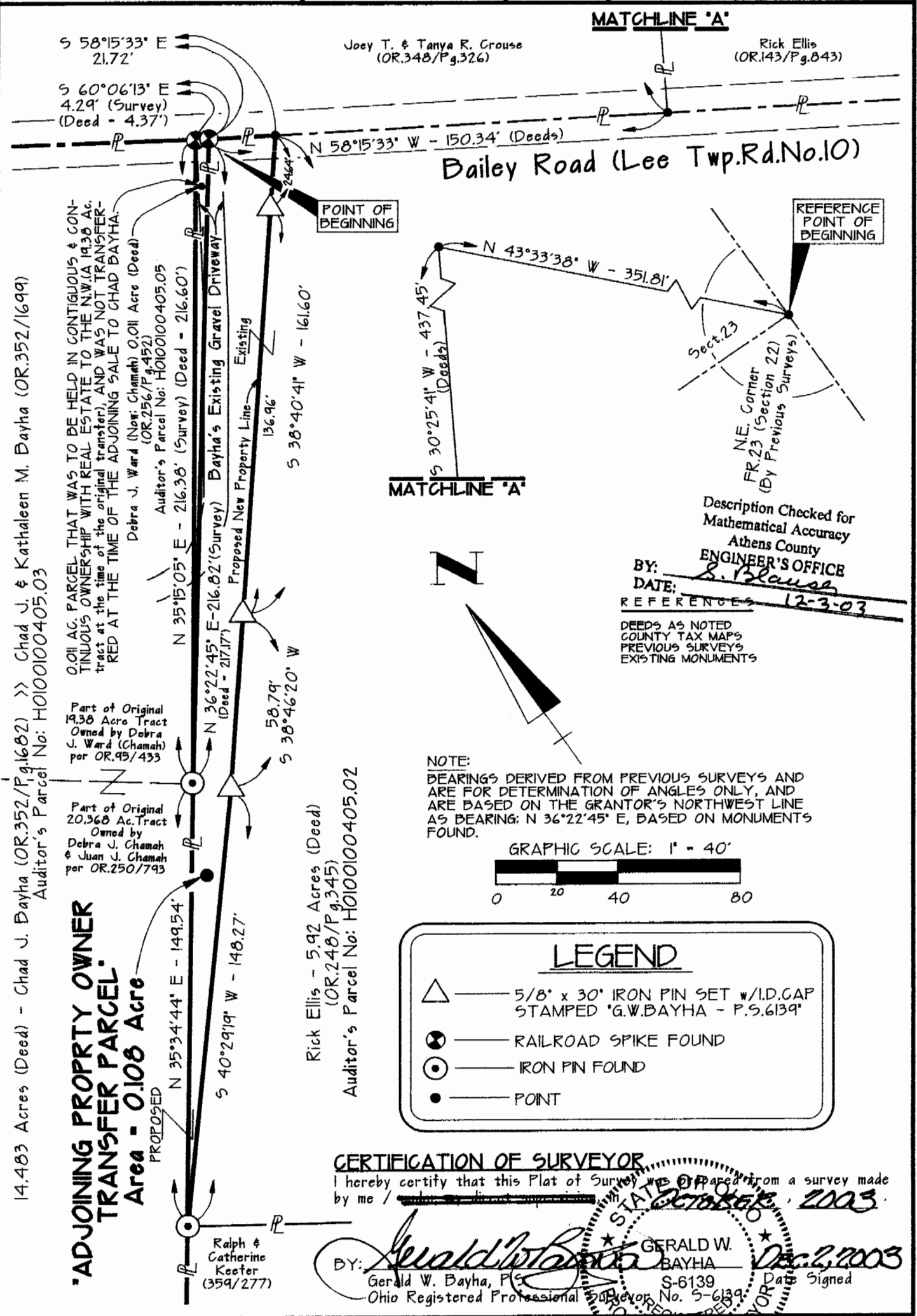


Date: 12.01.03
Job No: 0703-01
By: GB
Chk'd: GB
Rev:

PLAT OF SURVEY

Of an "ADJOINING PROPERTY OWNER TRANSFER PARCEL" Situate in FR.23 (Section 22), T-10-N, R-15-W, Lee Township, Athens Co., State of Ohio, U.S.A.

EXHIBIT 'B'



14.483 Acres (Deed) - Chad J. Bayha (OR.352/Pg.1682) & Kathaleen M. Bayha (OR.352/1699)
Auditor's Parcel No: H0100100405.03

0.011 AC. PARCEL THAT WAS TO BE HELD IN CONTIGUOUS & CONTIGUOUS OWNERSHIP WITH REAL ESTATE TO THE N.W.1/4 19.38 AC. tract at the time of the original transfer, AND WAS NOT TRANSFERRED AT THE TIME OF THE ADJOINING SALE TO CHAD BAYHA.
Debra J. Ward (Now: Chamah) 0.011 Acre (Deed) (OR.256/Pg.452)
Auditor's Parcel No: H0100100405.05

Part of Original 19.38 Acre Tract Owned by Debra J. Ward (Chamah) per OR.49/433
Part of Original 20.368 Ac. Tract Owned by Debra J. Chamah & Juan J. Chamah per OR.250/793

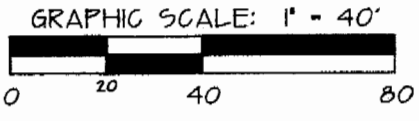
ADJOINING PROPERTY OWNER TRANSFER PARCEL
Area - 0.108 Acre
PROPOSED

N 35°15'05" E - 216.38' (Survey) (Deed - 216.60')
N 36°22'45" E - 216.82' (Survey) (Deed - 217.17')
S 38°40'41" W - 161.60'
S 38°46'20" W - 58.79'
S 40°29'19" W - 148.27'
N 35°34'44" E - 149.54'
Rick Ellis - 5.92 Acres (Deed) (OR.248/Pg.345)
Auditor's Parcel No: H0100100405.02

MATCHLINE 'A'



NOTE: BEARINGS DERIVED FROM PREVIOUS SURVEYS AND ARE FOR DETERMINATION OF ANGLES ONLY, AND ARE BASED ON THE GRANTOR'S NORTHWEST LINE AS BEARING: N 36°22'45" E, BASED ON MONUMENTS FOUND.



LEGEND

- △ — 5/8" x 30" IRON PIN SET w/I.D. CAP STAMPED 'G.W.BAYHA - P.S.6139'
- ⊙ — RAILROAD SPIKE FOUND
- — IRON PIN FOUND
- — POINT

Description Checked for Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blouse
DATE: 12-3-03
REFERENCES: DEEDS AS NOTED, COUNTY TAX MAPS, PREVIOUS SURVEYS, EXISTING MONUMENTS

CERTIFICATION OF SURVEYOR

I hereby certify that this Plat of Survey was prepared from a survey made by me / Gerald W. Bayha / October 2003.

BY: Gerald W. Bayha
Gerald W. Bayha, P.S.
Ohio Registered Professional Surveyor No. 5-6139
Date Signed: Dec 2, 2003

