



# SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER  
REGISTERED PROFESSIONAL LAND SURVEYOR

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

## 3.017 ACRE TRACT

Situated in the southeast quarter of Section 8, Lee Township, Town 10, Range 15, Athens County, Ohio and described as follows:

Commencing at the estimated northeast corner of the southeast quarter of Section 8, Lee Township from whence a found 1-1/4" iron pipe bears east a distance of 157.65 feet; thence on an assumed bearing along the north line of the southeast quarter of Section 8, North 90 Degrees 00 Minutes 00 Seconds West for a distance of 368.50 feet to a fence post at the northeast corner of an 18.25 acre tract described as Second Tract in Volume 89, Page 600, Athens County Official Records and the northwest corner of a 2.1499 acre tract described in Volume 372, Page 501, Athens County Deed Records; thence along the east line of said 18.25 acre tract and the west line of said 2.1499 acre tract, South 03 Degrees 52 Minutes 42 Seconds East for a distance of 100.07 feet to an iron pin set for THE TRUE POINT OF BEGINNING and the northeast corner of this tract; thence continuing along the east line of said 18.25 acre tract and the west line of said 2.1499 acre tract, South 03 Degrees 52 Minutes 42 Seconds East (passing a set iron pin at 409.69 feet) for a total distance of 453.77 feet to a point in the center line of County Road 12 (Old U. S. 50) for the southeast corner of this tract; thence along the center line of County Road 12, South 65 Degrees 43 Minutes 42 Seconds West for a distance of 229.90 feet to a point for the southwest corner of this tract; thence leaving the center line of County Road 12 on a new line, North 24 Degrees 19 Minutes 28 Seconds West (passing a set iron pin at 47.53 feet) for a total distance of 424.97 feet to an iron pin set for the northwest corner of this tract; thence North 65 Degrees 40 Minutes 32 Seconds East for a distance of 388.41 feet to THE POINT OF BEGINNING containing 3.017 acres and being a part of an 18.25 acre tract described as Second Tract in Volume 89, Page 600, Athens County Official Records.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: C. Canty  
DATE: 5-28-62

*Dec # 9*

PROPERTY

CONSTRUCTION

SUBDIVISIONS

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

The above description was prepared under the supervision of Leonard F. Swoyer, Jr., Registered Professional Land Surveyor Number 6765 and based on a field survey performed by Southeastern Land Surveys dated May 22, 2002.

Subject to all easements and right of ways of record.



# SOUTHEASTERN LAND SURVEYS

Instrument  
200200006519

Book Page  
331 1914

LEONARD F. SWOYER  
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3428 Pleasant Hill Road  
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740/593-8701

## 4.706 ACRE TRACT

Situated in the southeast quarter of Section 8, Lee Township, Town 10, Range 15, Athens County, Ohio and described as follows:

Commencing at the estimated northeast corner of the southeast quarter of Section 8, Lee Township from whence a found 1-1/4" iron pipe bears east a distance of 157.65 feet; thence on an assumed bearing along the north line of the southeast quarter of Section 8, North 90 Degrees 00 Minutes 00 Seconds West for a distance of 368.50 feet to a fence post at the northeast corner of an 18.25 acre tract described as Second Tract in Volume 89, Page 600, Athens County Official Records and the northwest corner of a 2.1499 acre tract described in Volume 372, Page 501, Athens County Deed Records; thence continuing along the north line of said southeast quarter of Section 8, North 90 Degrees 00 Minutes 00 Seconds West for a distance of 984.30 feet to an iron pin found at the northwest corner of said 18.25 acre tract and the northeast corner of an 8.324 acre tract described in Volume 263, Page 313, Athens County Deed Records; thence along the west line of said 18.25 acre tract and the east line of said 8.324 acre tract, South 00 Degrees 00 Minutes 41 Seconds East for a distance of 465.25 feet to a point for THE TRUE POINT OF BEGINNING and the northwest corner of this tract; thence leaving the west line of said 18.25 acre tract on a new line, North 80 Degrees 20 Minutes 57 Seconds East (passing a set iron pin at 2.18 feet) for a total distance of 388.64 feet to an iron pin set for the northeast corner of this tract; thence South 09 Degrees 39 Minutes 03 Seconds East (passing a set iron pin at 339.33 feet) for a total distance of 414.90 feet to a point in the center line of County Road 12 (Old U. S. 50); thence along the center line of County Road 12, South 65 Degrees 43 Minutes 42 Seconds West for a distance of 315.64 feet to a point at the beginning of a curve; thence continuing along the center line of County Road 12 with a curve turning to the left with a radius of 2064.93 feet,

PROPERTY

CONSTRUCTION

SUBDIVISIONS

Described in accordance with  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: L. Anthony  
DATE: 5-28-02

a central angle of 3 Degrees 40 Minutes 26 Seconds, an arc length of 183.70 feet, a chord length of 183.67 feet, and a chord bearing of South 63 Degrees 49 Minutes 57 Seconds West to a point for the southwest corner of this tract; thence leaving the center line of County Road 12 along the west line of aforesaid 18.25 acre tract, North 00 Degrees 00 Minutes 41 Seconds West (passing a set iron pin at 42.82 feet and a fence post at 43.30 feet) continuing along the east line of aforesaid 8.324 acre tract for a total distance of 554.63 feet to THE POINT OF BEGINNING containing 4.706 acres, and being a part of an 18.25 acre tract described as Second Tract in Volume 89, Page 600, Athens County Official Records.

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

The above description was prepared under the supervision of Leonard F. Swoyer, Jr., Registered Professional Land Surveyor Number 6765 and based on a field survey performed by Southeastern Land Surveys dated May 22, 2002.

Subject to all easements and right of ways of record.



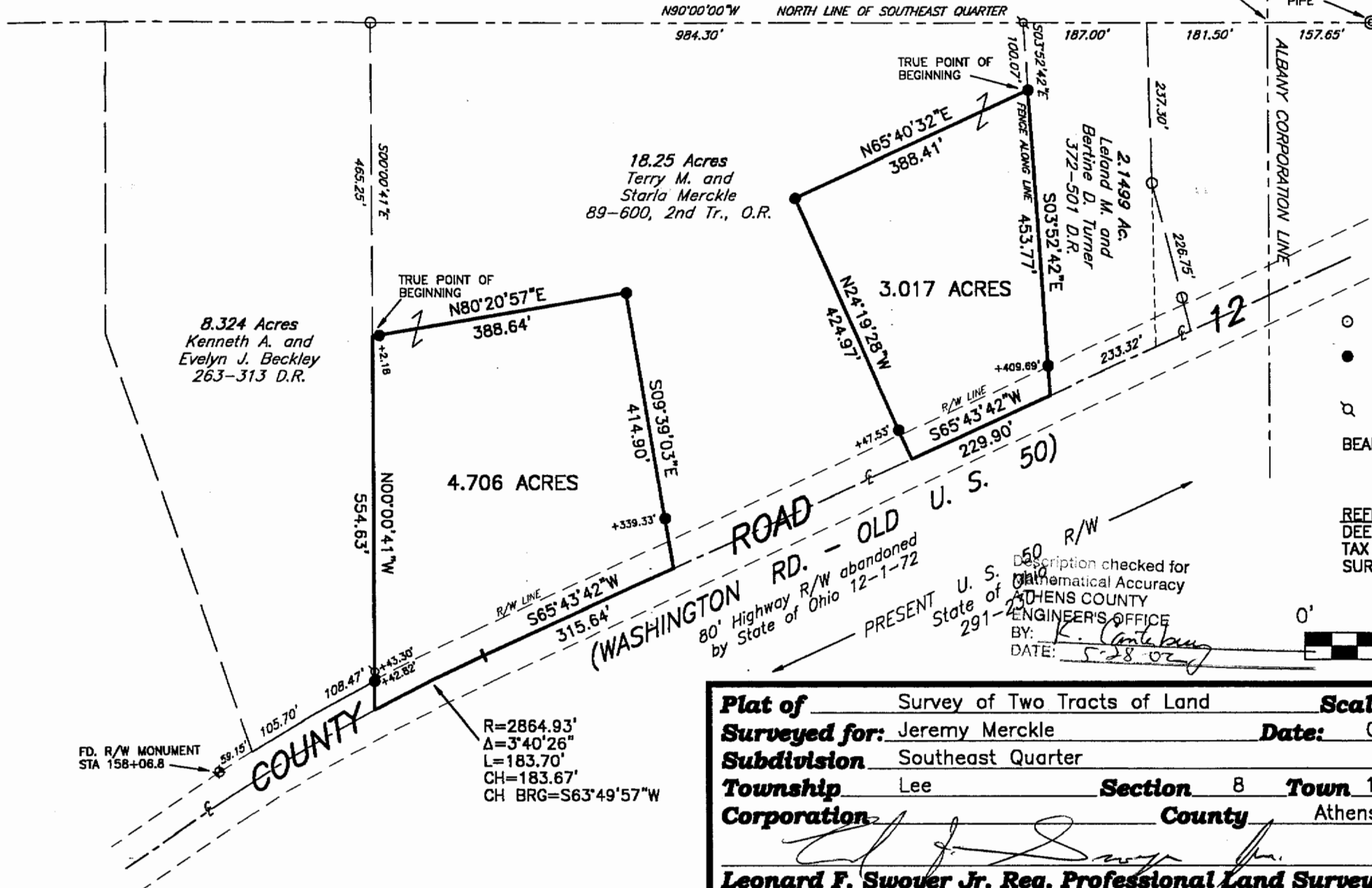
# SOUTHEASTERN LAND SURVEYS

**LEONARD F. SWOYER**  
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 PLEASANT HILL ROAD  
ATHENS, OHIO 45701  
740/593-8701

POINT OF COMMENCEMENT:  
ESTIMATED NE CORNER OF  
SOUTHEAST QUARTER OF  
SECTION 8, LEE TOWNSHIP

FD. 1-1/4" PIPE



- IRON PIN FOUND-1/2" REBAR
- IRON PIN SET-5/8" REBAR, CAPPED  
SCRIBED L.F.S. PS 6765
- FENCE POST

BEARINGS RELATIVE TO NORTH LINE OF  
SOUTHEAST QUARTER ASSUMED TO  
BE EAST-WEST.

REFERENCES  
DEEDS AS SHOWN.  
TAX PLATS  
SURVEY OF 8.324 ACRE TRACT BY  
F.A. DIXON 5-15-54.



FD. R/W MONUMENT  
STA 158+06.8

R=2864.93'  
Δ=3°40'26"  
L=183.70'  
CH=183.67'  
CH BRG=S63°49'57"W

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: *K. Canterbury*  
DATE: 5-28-02

**Plat of** Survey of Two Tracts of Land **Scale: 1"= 200'**

**Surveyed for:** Jeremy Merckle **Date:** 05-22-02

**Subdivision:** Southeast Quarter

**Township:** Lee **Section:** 8 **Town:** 10 **Range:** 15

**Corporation:** \_\_\_\_\_ **County:** Athens **Ohio**

*Leonard F. Swoyer Jr.*  
**Leonard F. Swoyer Jr. Reg. Professional Land Surveyor No. 6765**

