



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED LAND SURVEYOR

Box 208A
Route Five
Athens, Ohio 45701
614/593-8701

Situated in Fraction 25, Section 20, Town 11, Range 14, Trimble Township, Athens County, Ohio and described as follows:

Commencing at a found iron pin at the northeast corner of a 21.17 acre tract described in Volume 351 Page 475 of the Athens County Deed Records; thence along the west line of Section 20 North 03 degrees 45 minutes 00 seconds East 828.22 feet to a found iron pin the southwest corner of Fraction 25; thence continuing along said section line North 03 degrees 45 minutes 00 seconds East 984.48 feet to the TRUE POINT OF BEGINNING; thence continuing along the west line of Section 20 and the east property line of a 537.54 acre tract described in Volume 127 Page 638 of the Athens County Deed Records North 03 degrees 45 minutes 00 seconds East 198.00 feet to a set iron pin on the south side of Athens County Road 67 ; thence along the south property line of a 1.08 acre tract described in Volume 332 Page 125 of the Athens County Deed Records North 89 degrees 16 minutes 44 seconds East 332.00 feet to a set iron pin in said road, the southwest corner of a 0.39 acre tract described in Volume 370 Page 857 of the Athens County Deed Records and known as the Airshaft Lot; thence along the south property line of said Airshaft Lot South 54 degrees 12 minutes 00 seconds East (passing a set iron pin at 13.66 feet) for a total distance of 133.90 feet to a set iron pin the southeast corner of said Airshaft Lot; thence along the west property line of a tract described in Volume 300 Page 193 of the Athens County Deed Records South 23 degrees 22 minutes 00 seconds West (12 rods) 198.00 feet to a set iron pin the southeast corner of a 2 acre tract described in Volume 334 Page 63 of the Athens County Deed Records ; thence along the common property line of said 2 acre tract and a 20 acre tract described in Volume 293 Page 206 of the Athens County Deed Records North 81 degrees 09 minutes 29 seconds West (23 rods) 379.50 feet to a set iron pin the point of beginning containing 2.1488 acres and being a more accurate description of the same premises conveyed in Volume 334 Page 63 of the Athens County Deed

FRM
Sof #20.



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED LAND SURVEYOR

Box 208A
Route Five
Athens, Ohio 45701
614/593-8701

Records.

Note: All set iron pins are capped, 5/8 of an inch in diameter and 31 inches in length.

The above description was based on a survey prepared by Southeastern Land Surveys, Leonard F. Swoyer Registered Surveyor Number 6765, and dated November 17, 1982.

Subject to all easements and right of ways of record.

21

SW Corner of original 40 acre tract
68-102

Henry C. & Evelyn M. Beard
332-125
21.08 Ac.

(1.08 Ac.)

Frame House
1 Story

(156.00' Deed 332-125)
151.30'

Airshaft

(N 44° 43' 00" E 42.5' Deed 370-857)

0.39 Ac.
370-857

ATHENS COUNTY RD. 67

N 89° 16' 44" E 332.00'
(S 89° 30' E 322.00' Deed 332-125)
(346.50' Deed 334-63)

S 53° 49' 00" W 151.30'

191.47'

Sunday Creek
Coal Co.
127-638
537.54 Ac.

N 03° 45' 00" E 198.00'
(basis of bearing)

22

2.1488 Acres

Gladys A. Lehman
219-222
334-63

N 32° 18' 22" E 191.3
N 32° 17' 00" E
(Deed 370-857)

Existing Driveway



24

- = Iron Pin Found
- = Iron Pin Set
- △ = Railroad Spike Set

Vaughn H. & William J. Gwilym
300-193

N 81° 09' 29" W 379.50'

Howard Lewis & Barbara Ann Miller
293-206
20.0 Ac.

PLAT OF SURVEY
2.1488 ACRES

Located in Fraction 25, Section 20
Town II, Range 14, Trimble Township
Athens County, Ohio

Prepared By

SOUTHEASTERN LAND SURVEYS

for: Gladys A. Lehman

Scale: 1" = 30' Nov. 17, 1982

Leonard F. Swayer II
Leonard F. Swayer II Registered Surveyor # 6765



23

25

123.00'

N 86° 15' 00" W 89'

N 43° 42' 32" E 42.88'

+13.66'

S 54° 12' 00" E 133.90'

S 23° 22' 00" W 198.00'

984.48'

SW Corner of
Fraction 25

828.08' (record.)
828.22' (meas.)

Mary V. Curtis

351-475
21.17 Ac