

FOR : Henry C. and Evelyn M. Beard
 DATE: 27 August 1984

Situate in F.R. 19 (Section 20), Town 11, Range 14, Trimble Township, Athens County, State of Ohio and being more particularly described as follows:

Commencing at a 1" solid iron bar found in the Grantor's Northeast property corner, said 1" bar also being in the North line of F.L. 19 (Section 20) and the South line of F.R. 25 (Section 20), said 1" bar also being in the Northwest corner of an 8.35 acre tract owned by George Bailey as described in Deed Book 365, Page 397 in the Athens County Recorder's Office, Athens County, Ohio, said 1" solid iron bar found also being the real point of beginning of the tract herein described:

Thence N 85°51'16" W along the Grantor's North property line, the North line of said F.R. 19 (Section 20) and the South line of said F.R. 25 (Section 20), 422.40 feet (6.40 chains) (survey and deed) to a ½" iron bar set in the Grantor's Northwest property corner, said ½" iron bar set also being in one of the Northeasterly corners of a 24.96 acre tract owned by Andrew and Clarice Ann Kovach as recorded in Deed Book 218, Page 470 in said Recorder's Office; thence S 00°38'44" W along one of the Grantor's Westerly property lines and a Northeasterly line of said Kovach 24.96 acre tract, 229.02 feet (3.47 chains) (survey and deed) to a ½" iron bar set in one of the Grantor's Westerly property corners and another of the Northeasterly corners of said Kovach 24.96 acre tract, said ½" iron bar set being just South of the Southerly edge of pavement of Athens County Road No. 96, passing through an additional ½" iron bar set for reference at 179.02 feet; thence S 48°51'16" E along another of the Grantor's Westerly property lines and another of the Northeasterly lines of said Kovach 24.96 acre tract, 236.94 feet (3.59 chains) (survey and deed) to a railroad spike set in another of the Grantor's Westerly property corners and another of the Northeasterly corners of said Kovach 24.96 acre tract, said railroad spike being just North of the Southerly edge of pavement of said Athens County Road No. 96, ~~xxxxxxx~~ said railroad spike being witnessed by a ½" iron bar set in another of the Grantor's Westerly property corners and another of the Northeasterly corners of said Kovach 24.96 acre tract, that bears S 31°25'03" E, 82.43 feet from said railroad spike set; thence S 47°52'24" E along a random line in Athens County Road No. 96, 279.67 feet to a railroad spike set in the Grantor's East property line, said railroad spike set also being in the centerline of Athens County Road No. 96, said railroad spike set also being in the Northwest property corner of a 2.20 acre parcel owned by Donyul Stanley as described in Deed Book 311, Page 907 in said Recorder's Office, said railroad spike set also being in the Southwest property corner of said Bailey 8.35 acre tract, said railroad spike set being witnessed by a ½" iron bar set that bears S 04°00'49" W, 30.00 feet from said railroad spike set; thence N 04°00'49" E along the said Grantor's East property line and the West line of said Bailey 8.35 acre tract, 543.30 feet ~~xxxxxxx~~ beginning (survey and adjoining deed) to the point of beginning, passing through a ½" iron pin found at 30.00 feet, and containing 3.6455 acres.

Subject to all legal highways and easements of record.

Grantor claims title for the above described tract by Deed Book 376, Page 597 as recorded in the Athens County Recorder's Office, Athens County, Ohio.

The above description is based on a survey by Gerald W. Bayne, Registered Professional Surveyor No. S-6139 (Job No. 383-02(A), completed on 27 August 1984.

Description checked for
 Mathematical Accuracy
 ATHENS COUNTY
 ENGINEER'S OFFICE

BY: Bob Eichenberg

DATE: 10/9/85

TRM #20
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SUNDAY CREEK COAL CO. (189.04 AC.) (55/613)

N85°51'16"W - 422.40' (G. 40 CH.) (SURVEY & DEED)

FR 25 (SECT. 20)
FR 19

AREA = 3.6455 ACRES
(NORTH OF ROAD)

ANDREW & CARICE ANN KOVACH
(218.140) (24.96 AC.)

1/2" IRON BARSET

220.02' (3.47 CH.)
500°38'44"W
179.02'

ATHENS CO. ROAD No. 96 BEARD
(6.02 AC. - DEED)

531°25'03"E
82.43'
(SURVEY)
(DEED = 1.51 CH. - 20.00')

HENRY C. & EVELYN M. BEARD
(376/597)

543.30' (SURVEY) (30.00' CH.)

N04°00'49"E - 543.30'

1/2" IRON BARSET
1/2" IRON PIN FOUND
30.00'

15.00 CHAINS (1050.72') (DEED)

GEORGE BAILEY (8.35 AC.) (365/597)

2.3 (4) ACRE RESIDUE SOUTH OF ROAD (C.M.C.)

DONALD STANLEY (2.80 AC.) (311/597)

WM. & JANE WILSTEBSTEEN (215/359) (42.21 AC.)

THE UNITED STATES OF AMERICA (244/385) (106.07 AC.)

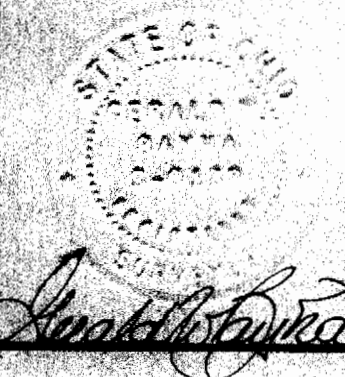
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Drawn: Checked: SURVEYED FOR: HENRY & EVELYN BEARD SCALE: 1" = 100'

PLAT OF SURVEY

OF A 3.6455 ACRE PARCEL SITUATE IN FR. 19 (SECTION 20) TOWN 11 - RANGE 14 - TRIMBLE TWP. - ATHENS COUNTY - OHIO.

BY: GERALD W. BAYHA, P.S.
REGISTERED PROFESSIONAL SURVEYOR No. 5-6139
Route No. 5 - Box No. 204 (Pleasant Hill) Athens, Ohio - 45701 - (614) 592-4398
DATE: 27 AUGUST 1984 Job No: 383-02(A)



TRM Sec 20