

Bob Mingus

Description of 5.786 Acres

Situated in Section 7, Town 11, Range 14, Trimble Township, Athens County, Ohio and being more particularly described as follows;

Commencing at the Northwest Corner of Lot 26 of the Pin Oak Subdivision; thence along a random line S 69°30'34" W 285.27 feet to an iron pin set on the westerly right-of-way of the Norfolk and Southern Railroad at the point of beginning of the tract herein described;

Thence along said right-of-way S 21°13'25" W 745.01 feet to an iron pin set;

Thence leaving the right-of-way N 85°16'17" W 224.18 feet to an iron pin set;

Thence N 01°03'52" E 715.81 feet to an iron pin set;

Thence S 85°16'17" E 481.46 feet to the point of beginning containing 5.786 acres.

Prior deed reference Volume 194, Page 554 Official Records of Athens County.

Also the following two (2) easements for ingress and egress

Easement One begin 30 feet in width, 15 feet of which lies on each side of the following line.

Beginning N 85°16'17" W 238.93 feet from the northeast corner of the above described 5.786 acres;

Thence N 39°39'24" E 92.87 feet;

Thence N 52°52'29" E 105.61 feet;

Thence S 85°25'05" E 152.52 feet to the westerly railroad right-of-way and the end of this easement.

Easement Two.

Beginning at the Northwest Corner of Lot 26 in the Pin Oak Subdivision;

Thence along a curve to the left having a radius of 175 feet, the long chord of which bears S 24°44'04" W 143.38 feet to the end of Poplar Drive;

Thence along the end of Poplar Drive N 89°24'22" W 50.00 feet;

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 6-15-04

TRIM# 7

Thence along a curve to the right having a radius of 225.00 feet, the long chord of which bears N 22°48'31" E 170.38 feet to an iron pin found;

Thence S 88°12'03" W 101.86 feet to the easterly railroad right-of-way line;

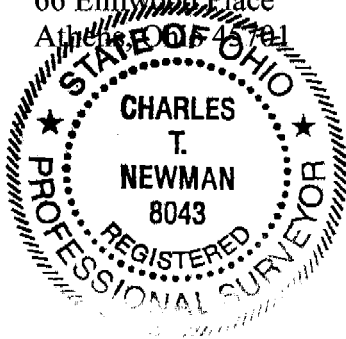
Thence along the right-of-way along a curve to the right having a radius of 932.78 feet, the long chord of which bears N 26°19'28" E 34.02 feet;

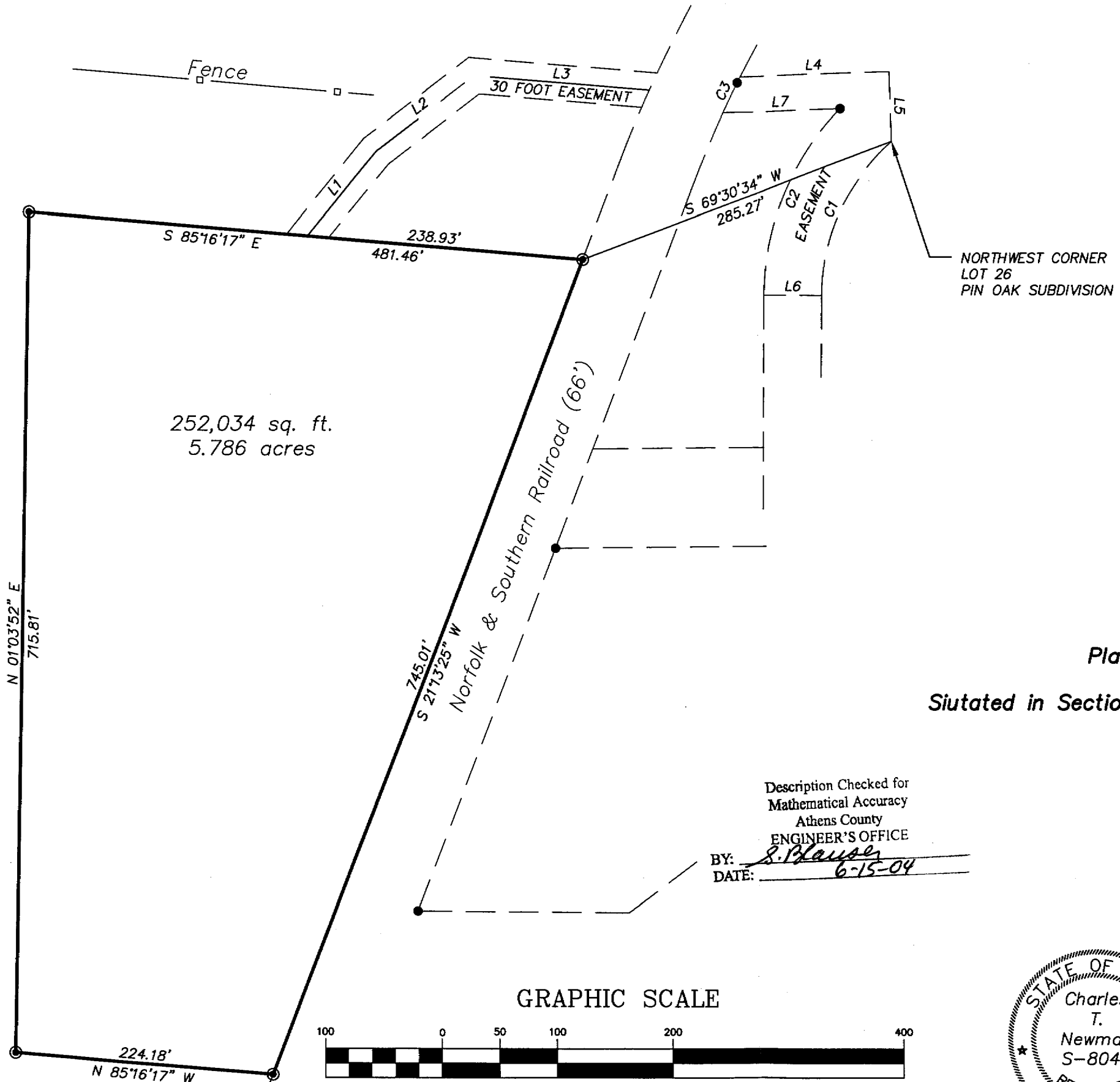
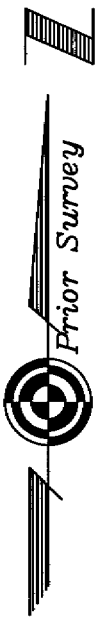
Thence leaving the right-of-way N 88°12'03" E 128.89 feet;

Thence S 01°47'57" E 58.71 feet to the point of beginning of this easement.

Charles T. Newman

Charles T. Newman
66 Elmwood Place
Athens, OH 45701





252,034 sq. ft.
5.786 acres

LINE TABLE		
LINE	LENGTH	BEARING
L1	92.87	N39°39'24"E
L2	105.61	N52°52'29"E
L3	152.52	S85°25'05"E
L4	128.89	N88°12'03"E
L5	58.71	S01°47'57"E
L6	50.00	N89°24'22"W
L7	101.86	S88°12'03"W

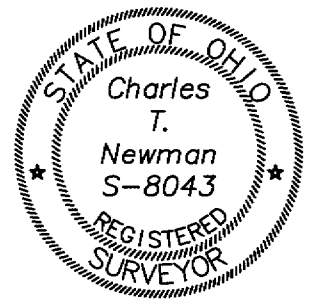
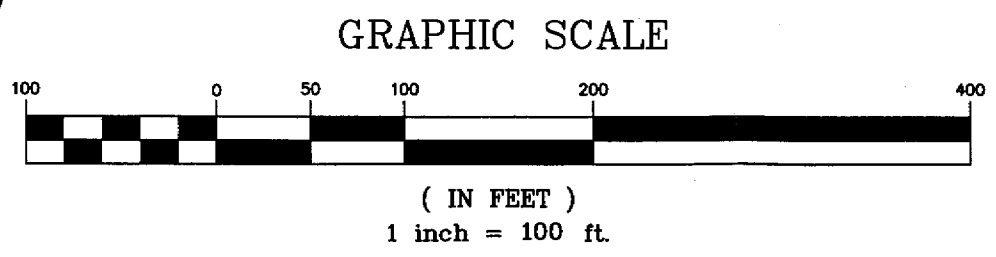
CURVE TABLE			
CURVE	RADIUS	CHORD BEARING	CHORD LENGTH
C1	175.00'	S 24°44'04" W	143.38'
C2	225.00'	S 22°48'31" W	170.38'
C3	932.78'	S 26°19'28" W	34.02'

⊙ = Iron Pin Found
● = Iron Pin Set

Plat of survey of 5.786 acres
and 2 Easements
Situated in Section 7, Town 11, Range 14, Trimble Township,
Athens County, Ohio
Surveyed Jun 2004 for:
Bob Mings


Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 6-15-04

Charles T. Newman
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Member of Professional Land Surveyors of Ohio Land Surveys, Subdivisions

C. TIM NEWMAN
Professional Surveyor



66 Elmwood Place Athens, Ohio 45701 740-594-1884 FAX 740-594-9413