

EXHIBIT "A"  
5.174 ACRE TRACT

Being a part of the tract of land that is now or formerly in the name of Millie H. Boudinot, as recorded in Official Record 342 at page 785 and Deed Volume 350 at page 139, Athens County Recorder's Office, said tract being part of the Northeast quarter of Section 2, T11N, R14W, Trimble Township, Athens County, State of Ohio, and being more particularly described as follows:

Beginning for reference at a stone found on the Northwest corner of the Northeast quarter of Section 2;

Thence along the West line of said Northeast quarter and the Grantor's west line, South 02 degrees 29 minutes 56 seconds West a distance of 486.14 feet to '5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

Thence along the Grantor's South line, South 86 degrees 40 minutes 24 seconds East a distance of 777.49 feet to a point being the principal place of beginning of the tract herein described:

Thence with a new line through the Grantor's land the following two courses:

- (1) North 16 degrees 07 minutes 24 seconds East, passing through a 5/8" iron pin found at 0.26 feet, going a total distance of 199.38 feet to a 5/8" X 30" iron pin with a 1 1/4" plastic identification cap stamped "Seymour & Associates" set and;
- (2) South 86 degrees 40 minutes 08 seconds East, passing through a 5/8" X 30" iron pin with a 1 1/4" plastic identification cap stamped "Seymour & Associates" set at 1134.47 feet, going a total distance of 1159.47 feet to a point in the center of the traveled portion of Township Road 346;

Thence along the center of the traveled portion of said road, South 16 degrees 07 minutes 24 seconds West a distance of 199.28 feet to a point;

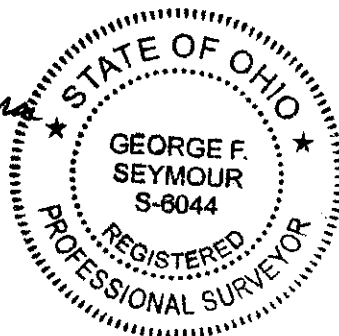
Thence leaving said road and along the Grantor's South line, North 86 degrees 40 minutes 24 seconds West, passing through 5/8" iron pins found at 32.26 feet, 178.63 feet, 305.94 feet, 449.75 feet, 689.69 feet, 835.34 feet and at 977.92 feet, going a total distance of 1159.49 feet to the principal place of beginning containing 5.174 acres, more or less, and subject to the right-of-way of Township Road 346 and all easements of record.

All 5/8" X 30" iron pins with 1 1/4" plastic identification caps set are stamped "Seymour & Associates".

The bearings used in the above described tract are based on monumentation found on the North line of Section 2 as bearing, South 86 degrees 38 minutes 07 seconds East and are for the determination of angles only.

The above described tract was surveyed by George F. Seymour, Ohio Professional Surveyor No. 6044, in April of 2005.

*George F. Seymour*  
George F. Seymour, P.S. 6044



*April 12-05*  
Dated

Seymour & Associates  
830 W. Hunter St.  
Logan, Ohio 43138  
(740) 585-4349

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *S. Klaus*  
DATE: *4-13-05*

Legal Description  
 Approved  
 Denied

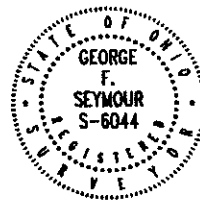
APR 20 2005

Jill A. Thompson  
Athens County Auditor

Seymour & Associates

# PLAT OF SURVEY

Instrument Book Page  
200500002875 OR 381 1403



SITUATED IN THE STATE OF OHIO,  
COUNTY OF ATHENS,  
TRIMBLE TOWNSHIP,  
LOCATED IN THE NE 1/4 OF  
SECTION 2,  
T-11-N, R-14-W

DATE:

4/12/05

DRAWN BY:

TJS

JOB #:

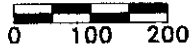
AT0505

FOR: Charles & Lola Reardon

830 West Huhter Street  
Logan, Ohio 43138  
740-385-4349  
FAX: 740-385-5954

**SURVEYING  
ENGINEERING**

email: seysurv@hocking.net



SCALE:

1" = 200'

### REFERENCES:

County tax maps  
Deeds as noted  
Previous surveys

### BASIS OF BEARINGS:

Bearings derived from monumentation found on the North line of Section 2 as bearing South 86 degrees 38 minutes 07 seconds East and are for the determination of angles only.

### LEGEND

- Point
- ▲ 5/8" x 30" iron pin with 1-1/4" plastic ID cap stamped SEYMOUR & ASSOC. set
- △ 5/8" iron pin with 1-1/4" plastic ID cap stamped L.F. Swoyer R.L.S. 6765 found
- ⊙ 5/8" iron pin found
- Stone found

John Robert Trussel  
D.V. 12, Pg. 339

Part of the lands of  
Millie H. Boudinot  
OR 342-785 &  
D.V. 350, Pg. 139  
11.906 Acres

Stephen R. Standley  
D.V. 343, Pg. 461

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *S. Blaus*  
DATE: 4-13-05

NW COR. OF  
NE 1/4 OF  
SECTION 2

Charles S. Vernon etal  
D.V. 108, Pg. 412

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES IN April OF 2005 AND FROM EXISTING PUBLIC RECORDS AND THAT SAID PLAT CORRECTLY SHOWS THE LIMITS OF THE PARCEL TO BE CONVEYED.

THIS CERTIFICATION WAS MADE BY ME ON THIS 12 DAY OF APRIL, 2005.

*George F. Seymour*  
GEORGE F. SEYMOUR  
OHIO PROFESSIONAL SURVEYOR NO. 6044  
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