



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

Situated in 8 Acre Lots 1053 to 1059, inclusive, Sections 1 & 7, Town 5, Range 11, Troy Township, Athens County, Ohio and described as follows:

Commencing at a one and one quarter inch, round top bolt found at the southeast corner of 8 Acre Lot 1053; thence along the east line of said 8 Acre Lot 1053 on an assumed bearing North 07°30'43" East (passing a found one inch pipe at the southeast corner of Lot 1193 of the R.A. Miller Hockingport Addition at 177.72 feet and an iron pin set in concrete at the northeast corner of said Lot 1193 at 384.01 feet which is witnessed by a found and disturbed one inch pipe bearing South 28°07'10" East 0.60 feet of said set iron pin) for a total distance of 863.30 feet to a fourteen inch elm tree at the northeast corner of a proposed 26.482 Acre Tract, THE TRUE POINT OF BEGINNING; thence leaving the east line of 8 Acre Lot 1053 and along the north line of said proposed 26.482 acre tract the following four bearings and distances:

- 1) North 83°00'35" West 206.62 feet to a set iron pin; thence
- 2) South 79°49'49" West 399.51 feet to an iron pin set in concrete; thence
- 3) South 70°33'05" West 305.62 feet to a set iron pin; thence
- 4) South 80°05'36" West 840.86 feet to an iron pin* at the southeast corner of a 0.70 acre tract described in Volume 329 Page 887 of the Athens County Deed Records; thence along the east line of said 0.70 acre tract North 06°35'44" East 178.40 feet to an iron pin* at the northeast corner of said 0.70 acre tract; thence on a random line the following eleven bearings and distances:

- 1) South 89°34'47" East 180.73 feet to a point; thence
- 2) North 59°02'10" East 291.55 feet to a point; thence
- 3) North 68°11'55" East 269.26 feet to a point; thence
- 4) South 63°26'06" East 167.71 feet to a point; thence
- 5) North 68°41'39" East 107.34 feet to a point; thence
- 6) North 88°47'38" East 95.02 feet to a point; thence
- 7) North 62°59'35" East 173.97 feet to a point; thence
- 8) North 21°02'15" East 69.64 feet to a point; thence
- 9) North 66°02'15" East 246.22 feet to a point; thence
- 10) South 75°57'50" East 82.46 feet to a point; thence

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: Cheryl R. Hedges
DATE: 12/2/99

PROPERTY

CONSTRUCTION

9 SUBDIVISIONS

#1
Troy Twp



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

11) South $49^{\circ}23'55''$ East 41.44 feet to a point; thence along the prolongation of the south line of Lot 1051 South $81^{\circ}15'15''$ East 189.72 feet to a point at the northeast corner of 8 Acre Lot 1053, the northwest corner of 8 Acre Lot 1052, and the northwest corner of a 7.0 acre tract described in Volume 371 Page 733 of the Athens County Deed Records; thence along the east line of 8 acre Lot 1053, the west line of 8 Acre Lot 1052 and the west line of said 7.0 acre tract South $07^{\circ}30'43''$ West 270.58 feet to the point of beginning and containing 9.329 acres and being a part of the tracts of lands described in Volume 21 Page 406 of the Athens County Official Deed Records, there being 1.869 acres in 8 Acre Lot 1053 (first tract); 1.827 acres in 8 Acre Lot 1054 (second tract), 1.196 acres in 8 Acre Lot 1055 (third tract), 1.581 acres in 8 Acre Lot 1056 (fourth tract), 1.599 acres in 8 Acre Lot 1057 (fifth tract), 1.026 acres in 8 Acre Lot 1058 (sixth tract), 0.231 acres in 8 Acre Lot 1059 (seventh tract). The above described 9.329 acre tract contains 8.519 acres in Section 1 and 0.81 acres in Section 7. THE ABOVE DESCRIBED 9.329 ACRE TRACT IS TO BE CONTINUOUS AND CONTIGUOUS WITH THE PROPOSED 26.482 ACRE TRACT LYING IMMEDIATELY SOUTH OF IT.

* denotes calculated location of iron pin.

Note: Unless otherwise noted all set iron pins are 1/2 inch in diameter and 30 inches in length and capped with a plastic identification marker scribed Leonard F. Swoyer R.L.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey performed by Southeastern Land Surveys dated December 01, 1992.

Subject to all easements and right of ways of record.

PROPERTY

CONSTRUCTION

10

SUBDIVISIONS

N

(ASSUMED)

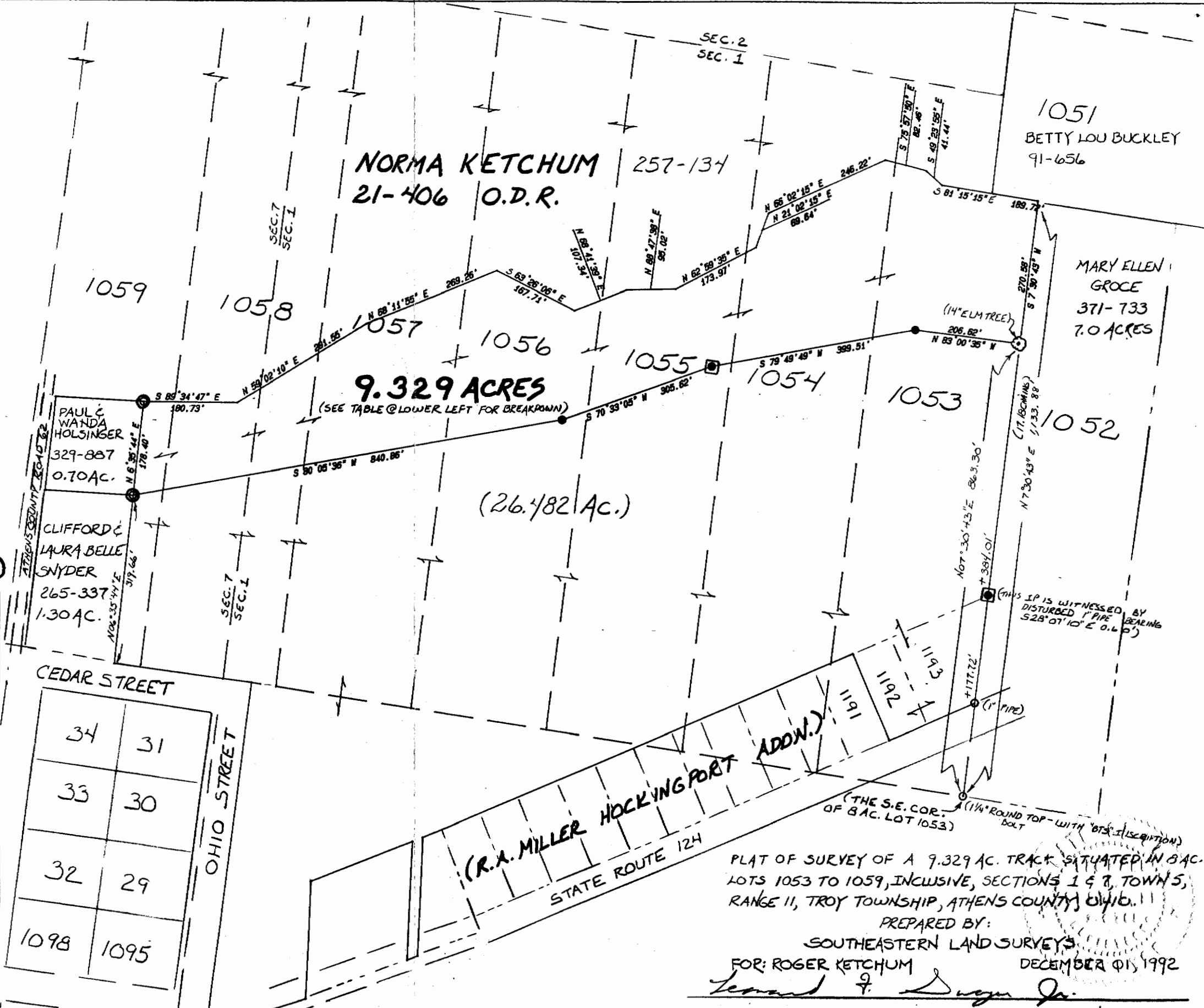


- = I.P. SET IN CONC.
- = I.P. FOUND
- = I.P. SET
- ⊙ = I.P. CALCULATED LOCATION

(REFER TO: VOL. 21 - PG. 406 A.C.O.D.R.)

TRACT #	LOT #	ACREAGE-TAKE	AC. IN SEC. 1	AC. IN SEC. 7
1 ST	8 AC. LOT 1053	1.869 AC.	1.869 AC.	
2 ND	8 AC. LOT 1054	1.827 AC.	1.827 AC.	
3 RD	8 AC. LOT 1055	1.196 AC.	1.196 AC.	
4 TH	8 AC. LOT 1056	1.581 AC.	1.581 AC.	
5 TH	8 AC. LOT 1057	1.599 AC.	1.599 AC.	
6 TH	8 AC. LOT 1058	1.026 AC.	0.447 AC.	0.579 AC.
7 TH	8 AC. LOT 1059	0.231 AC.		0.231 AC.
TOTALS:		9.329 AC.	8.519 AC.	0.81 AC.

CEDAR STREET	
34	31
33	30
32	29
1098	1095
OHIO STREET	



PLAT OF SURVEY OF A 9.329 AC. TRACT SITUATED IN 8 AC. LOTS 1053 TO 1059, INCLUSIVE, SECTIONS 1 & 7, TOWNSHIP 5, RANGE 11, TROY TOWNSHIP, ATHENS COUNTY, OHIO.

PREPARED BY:
 SOUTHEASTERN LAND SURVEYS
 FOR: ROGER KETCHUM
 DECEMBER 01, 1992
 LEONARD F. OWOYER JR. REG. PROF. LAND SURVEYOR NO. 6765