

Description of Parcel No. 2 (7.349 Acres)

Being a new split from a tract as conveyed to Frances Malone Henderson by the Third Part of Tract 2J of Official Records Volume 442, Page 143 of the Athens County Recorder's Office and being bounded and described as follows:

Situated in the State of Ohio, County of Athens, Township of Troy, being part of Fraction 31 in Section 21, Range 11 West, Township 5 North, of the "Ohio Company Purchase" and being further bounded and described as follows:

Commencing for reference at a point at the northwest corner of Fraction 31 (Note: Reference bearing on the northwestern-most line of Fraction 31 used as South 88°48'47" East);

thence, with the north line of Fraction 31 as surveyed by Leonard F. Swoyer, Jr. on April 13, 1998, the following three courses:

1. South 88°48'47" East a distance of 295.02 feet to a point;
2. thence South 87°39'45" East a distance of 434.55 feet to a 1" iron rod found;
3. thence South 88°45'32" East a distance of 318.94 feet to a point in the centerline of Township Road No. 426 (Camel Hill Road), passing through a 1" iron rod found at a distance of plus 263.88 feet;

thence, continuing with the north line of Fraction 31, South 89°49'28" East a distance of 1,312.28 feet to a 5/8" iron pin found capped "Roush 7999" in the south line of a 15.57 acres tract as conveyed to Alama Rood by the First Parcel of the Second Tract of Official Records Volume 464, Page 84 of the Athens County Recorder's Office;

thence, leaving the Fraction line with the south line of said Rood tract, the following two courses:

1. South 46°58'32" East a distance of 345.92 feet to an iron pin set, being located for reference North 82°55'46" East a distance of 5.82 feet from a 5/8" iron pin found capped "Roush 7999", passing through an unmarked stone found at a distance of plus 13.45 feet;
2. North 57°43'58" East a distance of 195.36 feet to an iron pin set in the west line of a residue tract as conveyed to Robert A. and Rena R. Vales by the Third Tract of Official Records Volume 422, Page 2490 of the Athens County Recorder's Office, being located for reference North 31°10'52" West a distance of 18.63 feet from a 5/8" iron pin found capped "Roush 7999";

thence, with the west line of said Vales tract, the following two courses:

1. South 55°46'27" East a distance of 364.13 feet to an unmarked stone found;
2. thence South 28°45'20" East a distance of 179.43 feet to a mine bolt found at the northwest corner of a 1.071 acres tract as conveyed to Ronald and Robin Russell by Official Records Volume 22, Page 773 of the Athens County Recorder's Office;

thence, with the west line of said Russell tract, South 30°13'43" East a distance of 151.68 feet to an iron pin set in the west right-of-way line of State Route No. 144 as recorded and conveyed to the State of Ohio in Official Records Volume 404, Page 2157 of the Athens County Recorder's Office and shown on ODOT Right-of-way plans ATH-144-2.65, Phase 1, Sheet 73 of 73;

Description of Parcel No. 2 – 7.349 Acres

thence, crossing State Route No. 144 with a reference line, South 12°39'27" West a distance of 247.79 feet to a 5/8" iron pin found with aluminum cap "Zande ODOT R/W" in the east right-of-way of State Route No. 144, being the **TRUE POINT OF BEGINNING** for this description

thence, from said Point of Beginning and running with the east right-of-way of State Route No. 144, North 47°00'32" East a distance of 328.32 feet to a 5/8" iron pin found capped "Mulryan 7565" in the southwest line of the aforementioned Vales tract;

thence, leaving the road with the southwest line of said Vales tract, South 25°44'48" East a distance of 616.51 feet to a point in the centerline of the Hocking River, passing through three iron pins set at distances of plus 100.05 feet, plus 382.29 feet, and plus 482.29 feet, respectively;

thence, with the centerline of the Hocking River, South 70°36' 49" West a distance of 914.41 feet to a point in the east right-of-way of State Route No. 144;

thence, with the east right-of-way line of State Route No. 144, the following three courses:

1. North 26°10'02" East a distance of 363.75 feet to an iron pin set, passing through an iron pin set at a distance of plus 171.19 feet;
2. thence North 42°52'00" East a distance of 104.40 feet to a 5/8" iron pin found with aluminum cap "Zande ODOT R/W";
3. thence North 27°58'03" East a distance of 262.64 feet to the Point of Beginning;

Containing 7.349 acres, more or less of which:

- 1.915 acres are from Parcel No. L01-00100364-00 in the Hocking River, and
- 5.434 acres are from Parcel No. L01-0010364-00 out of the Hocking River.

Subject to all legal right-of-ways, easement, restrictions, reservations, and zoning regulations of record.

Subject to the right-of-way of County Road No. 59 (Four Mile Creek Road).

Subject to the right-of-way of Township Road No. 426 (Camel Hill Road).

Subject to the 100-Year Flood Plain restrictions, if applicable.

All iron pins set are 5/8" x 30" rebar capped "Biedenbach Surveying, LLC. 7881 – 8534".

The bearings in this description are for angle calculations only and are based on the northwestern-most line of Fraction 31 used as an assumed bearing of South 88°48'47" East.

A plat for the above-described survey has been submitted for file at the County Engineer's Office.

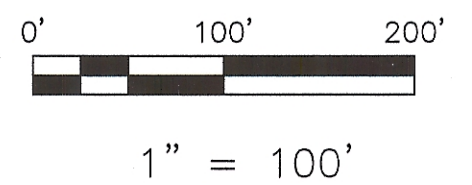
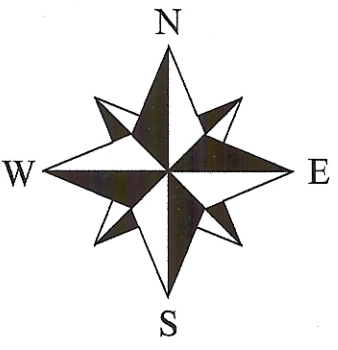
The above description was prepared by Russell Claus, Registered Surveyor No. 8534, based on an actual field survey of February 3, 2016; said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior deed: Official Records Volume 442, Page 143.

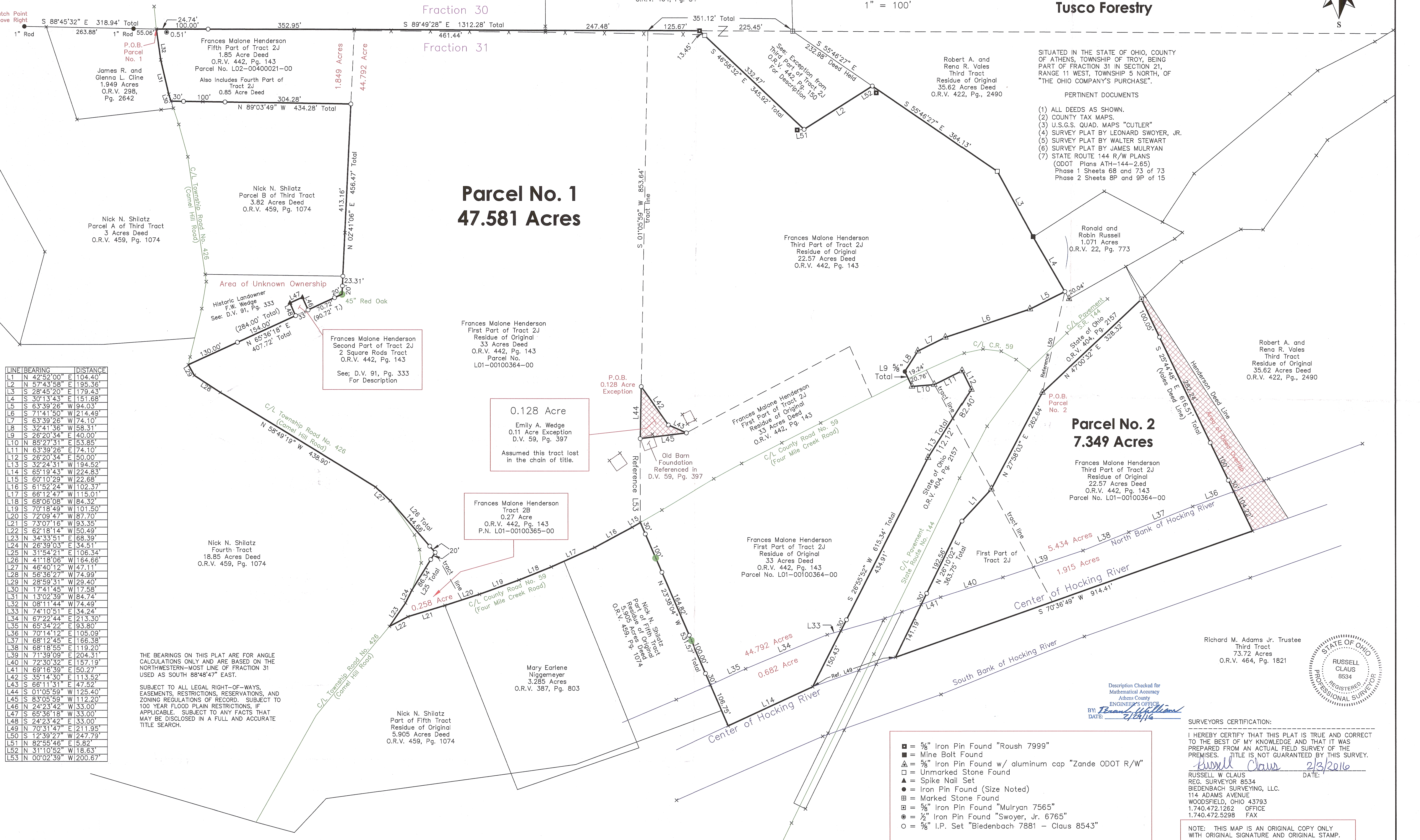
Surveyor: _____

Date: _____

Survey Plat for Tusco Forestry



Basis of Bearings
 S 88°48'47" E 295.02'
 S 87°39'45" E 434.55'
 Match Point See Below Left



LINE	BEARING	DISTANCE
L1	N 42°52'00" E	104.40'
L2	N 57°43'58" E	195.36'
L3	S 28°45'20" E	179.43'
L4	S 30°13'43" E	151.68'
L5	S 63°39'26" W	94.03'
L6	S 71°41'50" W	214.49'
L7	S 63°39'26" W	74.10'
L8	S 32°41'36" W	58.31'
L9	S 26°20'34" E	40.00'
L10	N 85°27'31" E	53.85'
L11	N 63°39'26" E	74.10'
L12	S 26°20'34" W	50.00'
L13	S 32°24'34" W	194.52'
L14	S 65°19'43" W	224.83'
L15	S 60°10'29" W	22.68'
L16	S 61°52'24" W	102.37'
L17	S 66°12'47" W	115.01'
L18	S 68°06'08" W	84.32'
L19	S 70°18'49" W	101.50'
L20	S 72°09'47" W	87.70'
L21	S 73°07'16" W	93.35'
L22	S 62°18'14" W	50.49'
L23	N 34°33'51" E	68.39'
L24	N 26°39'03" E	34.51'
L25	N 31°54'21" E	106.34'
L26	N 41°18'06" W	164.66'
L27	N 46°40'12" W	47.11'
L28	N 56°36'27" W	74.99'
L29	N 28°59'31" W	29.40'
L30	N 17°41'45" W	17.58'
L31	N 13°02'39" W	84.74'
L32	N 08°11'44" W	74.49'
L33	N 74°10'51" E	34.24'
L34	N 67°22'44" E	213.30'
L35	N 65°34'22" E	93.80'
L36	N 70°14'12" E	105.09'
L37	N 68°12'45" E	166.38'
L38	N 68°18'55" E	119.20'
L39	N 71°39'09" E	204.31'
L40	N 72°30'32" E	157.19'
L41	N 69°16'39" E	50.27'
L42	S 35°14'30" E	113.52'
L43	S 66°11'31" E	47.52'
L44	S 01°05'59" W	125.40'
L45	S 83°05'59" W	112.20'
L46	N 24°23'42" W	33.00'
L47	S 65°36'18" W	33.00'
L48	S 24°23'42" E	33.00'
L49	N 70°31'47" E	211.95'
L50	S 12°39'27" W	247.79'
L51	N 82°55'46" E	5.82'
L52	N 31°10'52" W	18.63'
L53	N 00°02'39" W	200.67'

THE BEARINGS ON THIS PLAT ARE FOR ANGLE CALCULATIONS ONLY AND ARE BASED ON THE NORTHWESTERN-MOST LINE OF FRACTION 31 USED AS SOUTH 88°48'47" EAST.

SUBJECT TO ALL LEGAL RIGHT-OF-WAYS, EASEMENTS, RESTRICTIONS, RESERVATIONS, AND ZONING REGULATIONS OF RECORD. SUBJECT TO 100 YEAR FLOOD PLAIN RESTRICTIONS, IF APPLICABLE. SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED IN A FULL AND ACCURATE TITLE SEARCH.

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS, TOWNSHIP OF TROY, BEING PART OF FRACTION 31 IN SECTION 21, RANGE 11 WEST, TOWNSHIP 5 NORTH, OF "THE OHIO COMPANY'S PURCHASE".

PERTINENT DOCUMENTS

- (1) ALL DEEDS AS SHOWN.
- (2) COUNTY TAX MAPS.
- (3) U.S.G.S. QUAD. MAPS "CUTLER"
- (4) SURVEY PLAT BY LEONARD SWOYER, JR.
- (5) SURVEY PLAT BY WALTER STEWART
- (6) SURVEY PLAT BY JAMES MULRYAN
- (7) STATE ROUTE 144 R/W PLANS (ODOT Plans ATH-144-2.65) Phase 1 Sheets 68 and 73 of 73 Phase 2 Sheets 8P and 9P of 15

Parcel No. 2 7.349 Acres

Frances Malone Henderson
 Third Part of Tract 2J
 Residue of Original
 22.57 Acres Deed
 O.R.V. 442, Pg. 143
 Parcel No. L01-00100364-00

Parcel No. 1 47.581 Acres

Frances Malone Henderson
 First Part of Tract 2J
 Residue of Original
 33 Acres Deed
 O.R.V. 442, Pg. 143
 Parcel No. L01-00100364-00

0.128 Acre
 Emily A. Wedge
 0.11 Acre Exception
 D.V. 59, Pg. 397
 Assumed this tract lost in the chain of title.

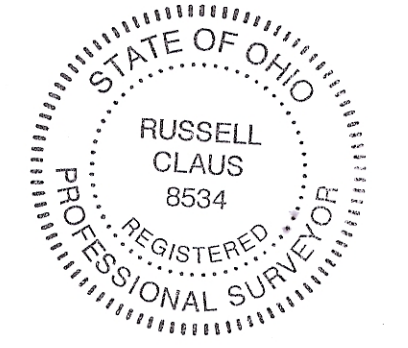
Frances Malone Henderson
 Tract 2B
 0.27 Acre
 O.R.V. 442, Pg. 143
 P.N. L01-00100365-00

Mary Earlene Niggemeyer
 3.285 Acres
 O.R.V. 387, Pg. 803

Nick N. Shilatz
 Part of Fifth Tract
 Residue of Original
 5.905 Acres Deed
 O.R.V. 459, Pg. 1074

- = 3/8" Iron Pin Found "Roush 7999"
- = Mine Bolt Found
- ▲ = 3/8" Iron Pin Found w/ aluminum cap "Zande ODOT R/W"
- = Unmarked Stone Found
- ▲ = Spike Nail Set
- = Iron Pin Found (Size Noted)
- = Marked Stone Found
- = 3/8" Iron Pin Found "Mulryan 7565"
- = 1/2" Iron Pin Found "Swoyer, Jr. 6765"
- = 3/8" I.P. Set "Biedenbach 7881 - Claus 8543"

Richard M. Adams Jr. Trustee
 Third Tract
 73.72 Acres
 O.R.V. 464, Pg. 1821



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: *Russell Claus*
 DATE: 2/23/16

SURVEYORS CERTIFICATION:
 I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND THAT IT WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES. TITLE IS NOT GUARANTEED BY THIS SURVEY.

Russell Claus 2/23/16
 DATE:

RUSSELL W. CLAUS
 REG. SURVEYOR 8534
 BIEDENBACH SURVEYING, LLC.
 114 ADAMS AVENUE
 WOODSFIELD, OHIO 43793
 1.740.472.1262 OFFICE
 1.740.472.5298 FAX

NOTE: THIS MAP IS AN ORIGINAL COPY ONLY WITH ORIGINAL SIGNATURE AND ORIGINAL STAMP.

Survey File No.: GB-2400