

DESCRIPTION OF A 47.51 ACRE TRACT

Situated in Fractions 17 and 23 of Section 22, T.11, R.15, Waterloo Township, Athens County, Ohio and being more particularly described as follows:

Commencing at the South-west corner of Fraction 23, Section 22, thence, North 83 degrees 55 minutes 21 seconds East, 352.73 feet to a point in the East right of Way of State Route 356 to a concrete right of way marker and being the point of beginning for the tract of land herein described:

Thence, along the east right of way line of State Route 356, N47°46'19" E a distance of 35.56' to a concrete right of way marker;
thence with a curve turning to the left with an arc length of 394.30', with a radius of 985.36', with a chord bearing of N36°18'30" E, with a chord length of 391.67', to an arc end point;
thence with a reverse curve turning to the right with an arc length of 192.38', with a radius of 305.00', with a chord bearing of N42°54'53" E, with a chord length of 189.21', to an arc end point at the intersection of State Route 356 with State Route 56;
thence along the southerly right of way of State Route 56 with a reverse curve turning to the left with an arc length of 42.18', with a radius of 155.00', with a chord bearing of S80°03'10" E, with a chord length of 42.05', to an arc end point;
thence S87°50'53" E a distance of 82.39' to a point;
thence with a curve turning to the left with an arc length of 87.56', with a radius of 150.00', with a chord bearing of N75°25'49" E, with a chord length of 86.32', to an arc end point;
thence with a reverse curve turning to the right with an arc length of 83.02', with a radius of 322.55', with a chord bearing of N66°04'56" E, with a chord length of 82.79', to an arc end point;
thence N73°27'22" E a distance of 271.20' to a point;
thence with a curve turning to the right with an arc length of 80.80', with a radius of 215.00', with a chord bearing of N84°13'21" E, with a chord length of 80.33', to an arc end point;
thence with a reverse curve turning to the left with an arc length of 153.14', with a radius of 280.00', with a chord bearing of N79°19'14" E, with a chord length of 151.24', to an arc end point;
thence N63°39'08" E a distance of 171.60' to a point;
thence with a curve turning to the right with an arc length of 224.79', with a radius of 350.00', with a chord bearing of N82°03'05" E, with a chord length of 220.95', to an arc end point;
thence S79°32'58" E a distance of 81.30' to a point;
thence with a curve turning to the left with an arc length of 53.26', with a radius of 393.49', with a chord bearing of S83°42'00" E, with a chord length of 53.22', to an arc end point;
thence, leaving said right of way and along the West line of Underhill (450-477 O.R.), S02°00'38" W a distance of 228.36' to an iron pin;
thence along a new line, S 10°23'28" E a distance of 1475.77' to a point, passing an iron pin set by me on the adjacent 31.67 acre survey at 1468.31 feet;
thence, along the north - line of Kremer ((456-1847 O.R.) S83°59'05" W a distance of 1199.91' to a stone;
thence, along the line of Holland(219-578 O.R.) N05°59'23" W a distance of 1154.14' to a iron pin;
thence, along the lines of Holland(219-578 O.R.) and Blackford (169-646 O.R.), S83°55'21" W a distance of 611.88' to a point the point of beginning and containing 47.51 acres of which 16.77 acres are in Fraction 23 and 30.74 acres are in Fraction 17.

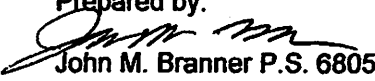
Subject to all easements and rights of way of record.

Bearings based on Snyder survey which were assumed and are to be used to denote interior angles only. Iron pins unless otherwise noted in description were set by Thomas Snyder P.S. 6651

The above description is based on a November 2009 field survey by Thomas Snyder P.S. 6651 said survey is on file at the Athens County Engineers Office and was not field checked by me.

The purpose of this description is to add adjoining land owner references to bring it into compliance with the Athens County Auditor's standards and to describe the residual acreage based on the Snyder Survey.

Prepared by:

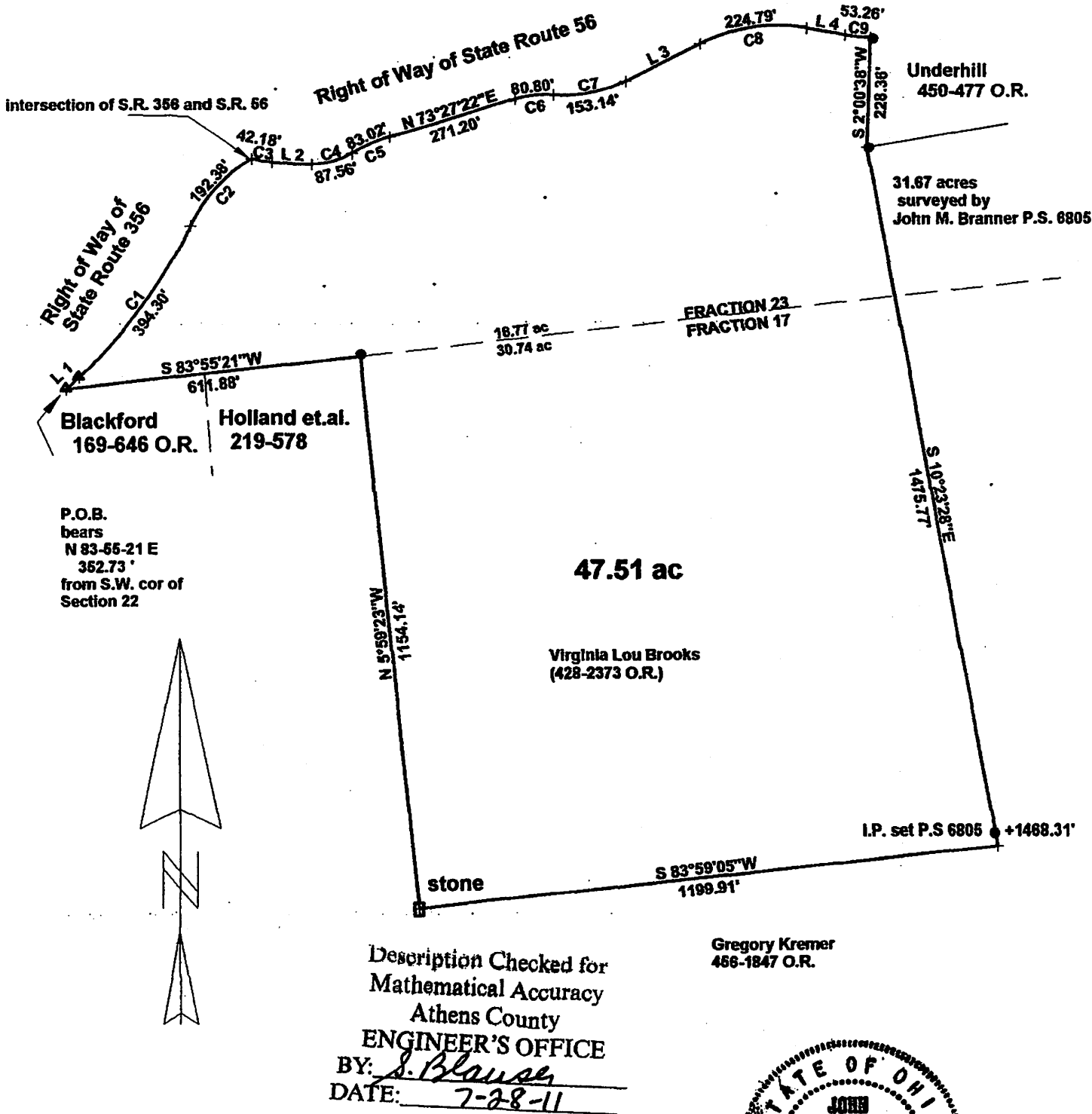

John M. Branner P.S. 6805
12500 N. Peach Ridge Rd.
Athens, Ohio 45701



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blausch
DATE: 7-28-11

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	22°55'38"	985.36	394.30	199.82	391.67	N 36°18'30"E
2	36°08'25"	305.00	192.38	99.61	189.21	N 42°54'53"E
3	16°35'31"	155.00	42.18	21.22	42.05	S 80°03'10"E
4	33°26'41"	150.00	87.56	45.07	86.32	N 75°26'49"E
5	14°44'49"	322.56	83.02	41.74	82.79	N 66°04'56"E
6	21°32'02"	215.00	80.80	40.88	80.33	N 84°13'21"E
7	31°20'13"	280.00	163.14	78.54	161.24	N 79°19'14"E
8	36°47'57"	350.00	224.79	116.43	220.95	N 82°03'05"E
9	7°45'19"	393.49	53.26	26.67	53.22	S 83°42'00"E

Line	Bearing	Distance
1	N 47°46'19"E	35.56'
2	S 87°50'53"E	82.39'
3	N 63°39'08"E	171.60'
4	S 79°32'58"E	81.30'
5	S 84°53'33"W	0.01'



Plat of description of a 47.51 acre tract
in Fractions 17 and 23 of Section 22,
T. 11, R. 15, Waterloo Twp., Athens Co., O.

Prepared by

John M. Branner
John M. Branner P.S. 6805
12500 N. Peach Ridge Road
Athens, Ohio 45701

Note: This plat is based on a November 2009 survey by Thomas Snyder 6651
which is on record at the Athens County Engineers Office and not field verified by me



Scale 1 inch = 300 feet
Bearings assumed and based on Snyder Survey
● = Iron Pin set by Snyder P.S. 6651
△ = concrete ODOT right of way monument