

S.A. ENGLAND & ASSOCIATES

Professional Land Surveying

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Thornville, Ohio 43076



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Legal Description 0.907 Acres

Being a survey of a portion of a 36.293 acre parcel (Tract #2) conveyed to University Housing Development as described and recorded in Official Record 205 pages 887 - 894 and part of a 0.16 acre parcel also conveyed to University Housing Development as described and recorded in Official Record 207 page 699 in the Athens County Recorders Office and being more particularly described as follows,

Situate in the State of Ohio, County of Athens, Township of York. Being a part of Section 17, Twp.-12N, Rng.-15W and further described as follows,

Commencing, for reference, at a concrete monument found marking the Southeast corner of Section 17, Thence, the following Thirteen (13) courses and distances,

- | | |
|----------------------------------|----------------------------------|
| 1) N 87° 07' 07" W 148.15 feet; | 2) N 33° 24' 56" W 275.26 feet; |
| 3) N 46° 45' 46" W 339.20 feet; | 4) N 56° 14' 37" W 88.91 feet; |
| 5) N 18° 02' 23" E 103.90 feet; | 6) N 38° 20' 25" W 720.99 feet; |
| 7) N 21° 06' 27" W 330.09 feet; | 8) N 29° 32' 36" W 408.53 feet; |
| 9) N 43° 42' 12" W 448.65 feet; | 10) N 51° 35' 25" W 142.37 feet; |
| 11) N 47° 26' 27" W 323.78 feet; | 12) N 51° 10' 09" W 334.00 feet; |

13) N 51° 52' 46" W 345.74 feet to an iron pin set on the Southerly line of said 0.16 acre parcel, the PRINCIPLE PLACE OF BEGINNING of the 0.907 acre parcel herein to be described;

Thence, with what represents new lines through the University Housing Development parcels the following Five (5) courses and distances,

1) leaving the Southerly line of said 0.16 acre parcel S 32° 46' 08" W 172.35 feet to an iron pin set along the lands of a parcel conveyed to the City of Nelsonville, Deed Volume 217 page 347 and Official Record 52 page 694, the Southeast corner of the 0.907 acre parcel herein to be described;

2) along the said City of Nelsonville lands N 51° 32' 50" W 211.04 feet to an iron pin set, the Southwest corner of the 0.907 acre parcel herein to be described;

3) leaving the lands of said City of Nelsonville N 32° 46' 08" E 177.58 feet to an iron pin set on the Southerly Right-of-Way line of U.S. 33, the same being the Northerly line of said 0.16 acre parcel, the Northwest corner of the 0.907 acre parcel herein to be described, (having passed over the Southerly line of said 0.16 acre parcel at 171.12 feet);

4) along the Southerly Right-of-Way line of U.S. 33 and the Northerly line of said 0.16 acre parcel S 57° 17' 34" E 210.00 feet to an iron pin set, the Northeast corner of the 0.907 acre parcel herein to be described;

5) leaving the Southerly Right-of-Way line of U.S. 33 S 32° 46' 08" W 26.36 feet to the PRINCIPLE PLACE OF BEGINNING.

Said parcel as surveyed contains a total acreage of 0.907 acres more or less of which 0.828 acres lie within the 36.293 acre parcel (Tract 2), Official Record 205 pages 887 through 894 and 0.079 acres lie within the 0.16 acre parcel, Official Record 207 page 699, subject to all legal easements, right-of-ways, and restrictions of record.

Bearings of the above description are based on the recorded bearing of the West line of Section 17 as being S 02° 15' 00" W (Official Record 205 pages 887 through 894) and are an assumed Meridian used to denote angles only

Note: all Deed Volumes and Official Records and pages referenced to above are found in the office of the Recorder, Athens County, Ohio.

All iron pins set are 5/8" O.D. iron reinforcing bars 30" long with identification caps labeled "Scott A. England S-7452"

The above description is based on an actual field survey of the premises by or under the direct supervision of Scott A. England, Ohio Registered Surveyor #7452.

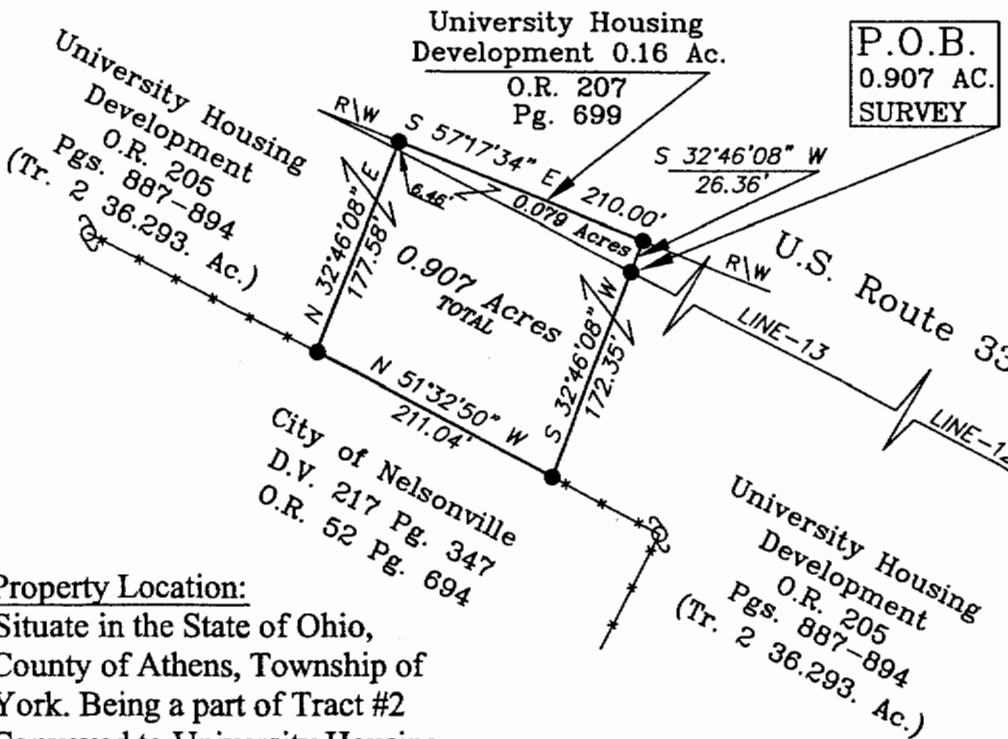
Dated 2/23/01

Scott A. England P.S.
Ohio Registered Surveyor #7452

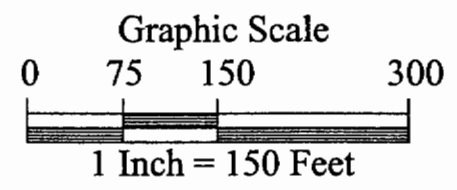


12K#17

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blawie
DATE: 2-26-01



PREPARED BY:
S.A. ENGLAND & ASSOCIATES
 PROFESSIONAL LAND SURVEYING
 P.O. BOX 600 THORNVILLE, OHIO 43076
 740-928-8680 FAX 740-928-9565
 E-MAIL WWW.SURVEYOHIO.COM



LINE 1 - N 87°07'07" W	148.15'
LINE 2 - N 33°24'56" W	275.26'
LINE 3 - N 46°45'46" W	339.20'
LINE 4 - N 56°14'37" W	88.91'
LINE 5 - N 18°02'23" E	103.90'
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LINE 9 - N 43°42'12" W	448.65'
LINE 10 - N 51°35'25" W	142.37'
LINE 11 - N 47°26'27" W	323.78'
LINE 12 - N 51°10'09" W	334.00'
LINE 13 - N 51°52'46" W	345.74'

Property Location:
 Situate in the State of Ohio,
 County of Athens, Township of
 York. Being a part of Tract #2
 Conveyed to University Housing
 Development as described and
 recorded in Official Record 205
 pages 887 through 894 and part of
 a 0.16 Acre parcel as described
 and recorded in Official Record
 207 page 699 in the Athens
 County Recorders Office. And
 being a part of Section 17,
 Twp.-12N, Rng.-15W.

- LEGEND**
- - Iron Pin Found
 - - Iron Pin Set
 - ▲ - Rail Spike Found
 - △ - Rail Spike Set
 - ★ - Mag Nail Set
 - (T) - Total Dimension
 - - Concrete Monument
 - ⊗ - Chain Link Corner Post



Prepared For:
Mr. Mark Lee
 163 Old Coach Road
 Athens, Ohio 45701

Description checked for
 Mathematical Accuracy
 ATHENS COUNTY
 ENGINEER'S OFFICE
 BY: *S. Blausen*
 DATE: 2-26-01

I Hereby Certify That An Actual Survey Of
 The Premises Was Made And That This Plat
 Is Correct To The Best Of My Knowledge.

Dated: 2/25/01
 Scott A. England, P.S.
 Ohio Registered Surveyor #7452

POINT OF
 COMMENCEMENT
 S.E. CORNER
 SEC. 17, T12N,
 R15W, YORK
 TOWNSHIP