

DESCRIPTION OF 1.037 ACRES

Situated in River Lots 649 and 650, Sections 24 and 30, Township 12, Range 15, City of Nelsonville, York Township, Athens County, Ohio and further described as follows:

Commencing at an iron pin found at the northeast corner of Lot 1 in the Frank Minner Addition to Nelsonville, thence, along the east line of said Lot 1, South 06 degrees 49 minutes 41 seconds West a distance of 88.91 feet to an iron pin found; thence, South 04 degrees 22 minutes 09 seconds West a distance of 177.42 feet to a point; thence, North 77 degrees 17 minutes 10 seconds West a distance of 341.89 feet to an iron pin found; thence, South 18 degrees 22 minutes 00 seconds West a distance of 51.03 feet to an iron pin found; thence, South 26 degrees 48 minutes 48 seconds East a distance of 72.57 feet to an iron pin set, said iron pin being the true point of beginning and referenced by an iron pin found North 83 degrees 57 minutes 00 seconds East 51.24 feet; thence, South 83 degrees 57 minutes 00 seconds West a distance of 75.77 feet to an iron pin set; thence, South 85 degrees 05 minutes 23 seconds West a distance of 204.10 feet to an iron pin set; thence, North 76 degrees 12 minutes 47 seconds West, passing through an iron pin set at 91.35 feet, a distance of 102.69 feet to a point; thence, South 80 degrees 21 minutes 00 seconds West a distance of 52.23 feet to a point in the center of the Hocking River; thence, South 35 degrees 28 minutes 10 seconds East, along the center of said river, a distance of 42.79 feet to a point; thence, continuing along the center of said river, South 63 degrees 54 minutes 41 seconds East a distance of 373.80 feet to a point; thence, leaving said river North 18 degrees 22 minutes 00 seconds East, passing through an iron pin set at 59.71 feet, a distance of 220.19 feet to the true point of beginning. Containing 1.037 acres of which 0.449 acre is in River Lot 649, Section 24 and 0.588 acre is in River Lot 650, Section 30.

Subject to all right-of-ways, easements and leases of record.

Basis for bearings is assuming a bearing of South 06 degrees 49 minutes 41 seconds West for the east line of Lot 1 in the Frank Minner Addition to Nelsonville.

LAST DEED REFERENCE: Volume 163 page 218 of the Official Records of Athens County in the Athens County Recorder's Office.

The above description was based on an actual survey of the premises made in September and November 1997 under the supervision of Joseph C. Roman, Registered Surveyor No. s-6461.

All iron pins set in the above description are 5/8 inch diameter rebar approximately 30 inches in length with an 1-1/4 inch diameter plastic identification cap.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: J. Blawie
DATE: 12-2-97

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TRK # 24

Point	Direction	Distance	Northing	Easting	Elevation
Database opened: Tuesday, December 02, 1997 8:10 am.					
Assigned point					
1			5000.00000	5000.00000	0.000
Start					
1			5000.00000	5000.00000	0.000
Raw:	s83.5700w	75.77			
TR	S 83°57'00.0" W	75.770			
2			4992.01412	4924.65202	0.000
Raw:	s85.0523w	204.10			
TR	S 85°05'23.0" W	204.100			
3			4974.54405	4721.30107	0.000
Raw:	n76.1247w	102.69			
TR	N 76°12'47.0" W	102.690			
4			4999.01633	4621.56971	0.000
Raw:	s80.2100w	52.23			
TR	S 80°21'00.0" W	52.230			
5			4990.26106	4570.07876	0.000
Raw:	s35.2810e	42.79			
TR	S 35°28'10.0" E	42.790			
6			4955.41181	4594.90846	0.000
Raw:	s63.5441e	373.80			
TR	S 63°54'41.0" E	373.800			
7			4791.02927	4930.62385	0.000
Raw:	n18.2200e	220.19			
TR	N 18°22'00.0" E	220.190			
8			5000.00268	5000.00505	0.000
IN	S 62°00'11.8" W	0.006			
1			5000.00000	5000.00000	0.000

Area = 45189.9430 Sq. Feet or 1.0374 Acres

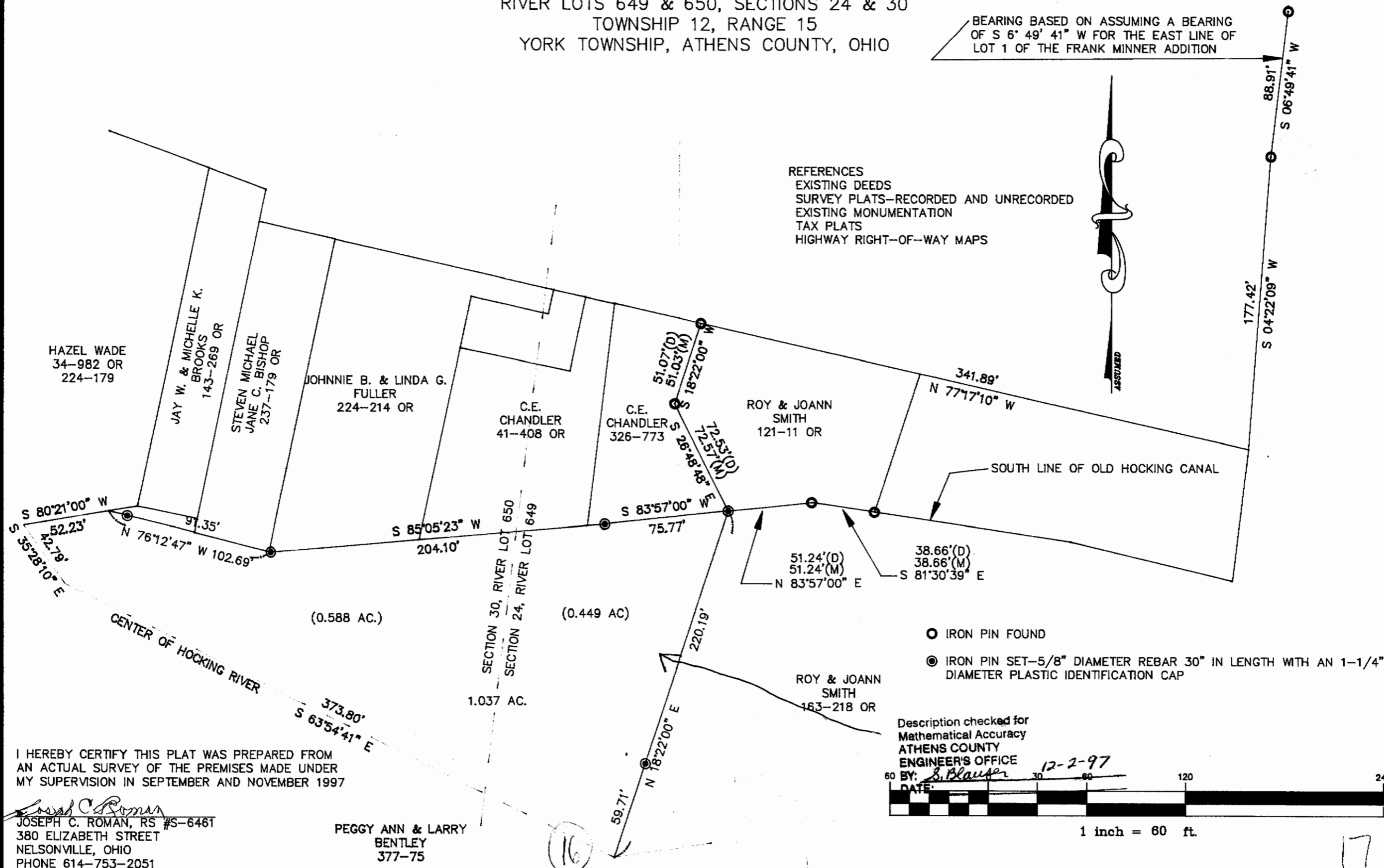
Database Saved: Tuesday, December 02, 1997 8:17 am.

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SURVEY PLAT OF 1.037 ACRES
 LOCATED IN THE CITY OF NELSONVILLE
 RIVER LOTS 649 & 650, SECTIONS 24 & 30
 TOWNSHIP 12, RANGE 15
 YORK TOWNSHIP, ATHENS COUNTY, OHIO

BEARING BASED ON ASSUMING A BEARING
 OF S 6° 49' 41" W FOR THE EAST LINE OF
 LOT 1 OF THE FRANK MINNER ADDITION

- REFERENCES
 EXISTING DEEDS
 SURVEY PLATS—RECORDED AND UNRECORDED
 EXISTING MONUMENTATION
 TAX PLATS
 HIGHWAY RIGHT-OF-WAY MAPS



I HEREBY CERTIFY THIS PLAT WAS PREPARED FROM
 AN ACTUAL SURVEY OF THE PREMISES MADE UNDER
 MY SUPERVISION IN SEPTEMBER AND NOVEMBER 1997

Joseph C. Roman
 JOSEPH C. ROMAN, RS #S-6461
 380 ELIZABETH STREET
 NELSONVILLE, OHIO
 PHONE 614-753-2051

PEGGY ANN & LARRY
 BENTLEY
 377-75

Description checked for
 Mathematical Accuracy
 ATHENS COUNTY
 ENGINEER'S OFFICE

BY: *S. Blaufer* 12-2-97
 DATE: _____

1 inch = 60 ft.

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