

CANTER

Phone (614) 592-5706

SURVEYING & MAPPING

Fax (614) 592-5817

507 Richland Avenue
Suite 102
Athens, Ohio 45701

PARCEL A

Situate in the City of Nelsonville, Athens County, Ohio. Being part of the Hocking Scenic Railroad parcel as recorded is Official Records Vol. 43 Pg. 649 and being described as follows:

POINT-OF-BEGINNING being S 29°04'05" E 846.13 feet from the southwest corner of Lot 1470 of Patton and Jackson's Addition to the City of Nelsonville Plat Records Slide 177A (passing an iron pin at 498.16 feet), said Point-of-Beginning also being the southwest corner of J. Edwards 0.797 acre parcel described in O.R. Vol. 178 Pg. 140 (reference: unrecorded survey of Nov., 1993 by Joe C. Roman, survey of June, 1994 by Robert C. Canter);

Thence from this Point-of-Beginning S 59°45'00" E 377.40 feet to an iron pin set;

Thence S 16°00'00" W 167.70 feet to an iron pin set;

Thence N 51°30'06" W 191.30 feet to an iron pin set;

Thence N 29°15'03" W 266.20 feet to the Point-of-Beginning.

Containing 0.925 acres as surveyed Feb., 1995 by Robert C. Canter, P.S. 7226.

Iron pins set are 5/8" x 30" rebar with plastic cap stamped "Canter P.S. 7226".

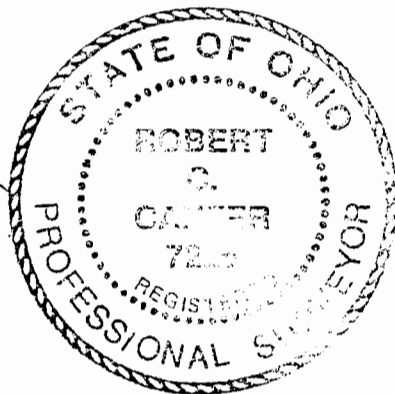
Plat of survey is attached herewith and made a part thereof.

Basis of Bearings: Reference survey of Nov., 1993 by Joe Roman, P.S. 6461. Bearings are used to determine angular relationships only.

Subject to all legal easements and right of ways.

Description checked for
International Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blouse
DATE: 10-28-96

Robert C. Canter



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NRK # 23


CANTER

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 507 Richland Avenue
 Suite 102
 Athens, Ohio 45701
PARCEL B

Situate in the City of Nelsonville, Athens County, Ohio. Being part of the James E. Edwards parcel as described in O.R. Vol. _____ Pg. _____ (prior deed reference C.R. Vol. 70 Pg. 953)

Point-of-Beginning being an iron pin set on the westerly line of subject parcel S 29°04'05" E 846.13 feet, thence S 29°15'03" E 266.20 feet, thence S 51°30'06" E 191.30 feet from the southwest corner of Lot 1470 of Patton and Jackson's Addition to the City of Nelsonville Plat Records Slide 177A.

Thence from this Point-of-Beginning S 51°30'06" E 365.78 feet to an iron pin found on the easterly line of subject parcel;

Thence S 60°52'56" W 235.95 feet to an iron pin set;

Thence N 29°15'00" W 241.40 feet to an iron pin set;

Thence N 16°00'00" E 137.21 feet to the Point-of-Beginning.

Containing 1.186 acres as surveyed February, 1995 by Robert C. Canter, P.S. 7226.

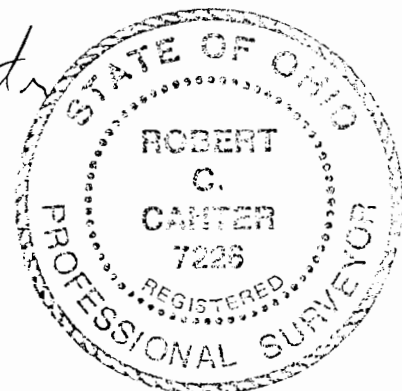
Iron pins set are 5/8" x 30 rebar with plastic cap stamped "Canter P.S. 7226".

Plat of survey is attached herewith and made a part thereof.

Basis of Bearings: Reference survey of Nov., 1993 by Joe Roman, P.S. 6461. Bearings are used to determine angular relationships only.

Subject to all legal easements and right of ways.

Reproduction checked for
 Mathematical Accuracy
 ATHENS COUNTY
 ENGINEERING OFFICE
 BY: S. Blousey
 DATE: 10-28-96



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PLAT of SURVEY

SITUATE IN THE CITY OF NELSONVILLE,
ATHENS COUNTY, OHIO.



SW corner of
Lot 1470 of Potton &
Jacksons Addition to
Nelsonville

S 29°04'05" E
846.13'

James E. Edwards
O.R. 178 - 140

N 02°17'09" E
139.90'

20' easement
City of Nelsonville
D.R. 217-347

J.W. Brooks
D.R. 346-435

○ = iron pin set w/cap
stamped "CANTER P.S. 7226"

● = iron pin found

Disposition checked for
Mathematical Accuracy
ATHENS COUNTY
SUSSEX COUNTY OFFICE
BY: _____
DATE: _____

Hocking Valley
Scenic Railroad
43-649

N 29°15'03" W
266.20'

Hocking Valley
Scenic Railroad
43-649

PARCEL A
0.925 AC.

S 59°45'00" E
377.40'

Subject to all legal easements
and right of ways.

Surveyed Feb., 1995 by Robert C.
Canter, P.S. 7226.

Jane W. Pidcock et al
O.R. 70-953

S 59°44'56" E
330.22'

N 51°30'06" W
191.30'

Hocking Valley
Scenic Railroad
43-649

Jane W. Pidcock et al
O.R. 70-953

PARCEL B
1.186 AC.

S 16°00'00" W
167.70'

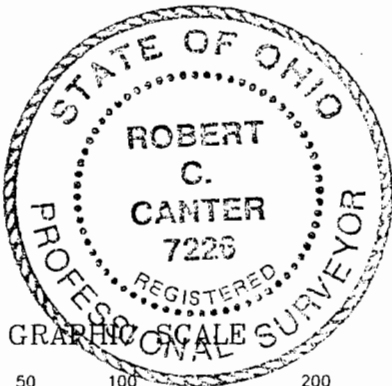
N 16°00'00" E
137.21'

S 51°30'06" E
365.78'

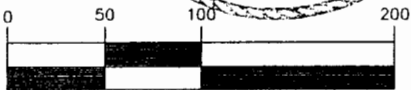
S 11°29'01" W
227.09'

N 29°15'00" W
241.40'

S 60°52'56" W
235.96'



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

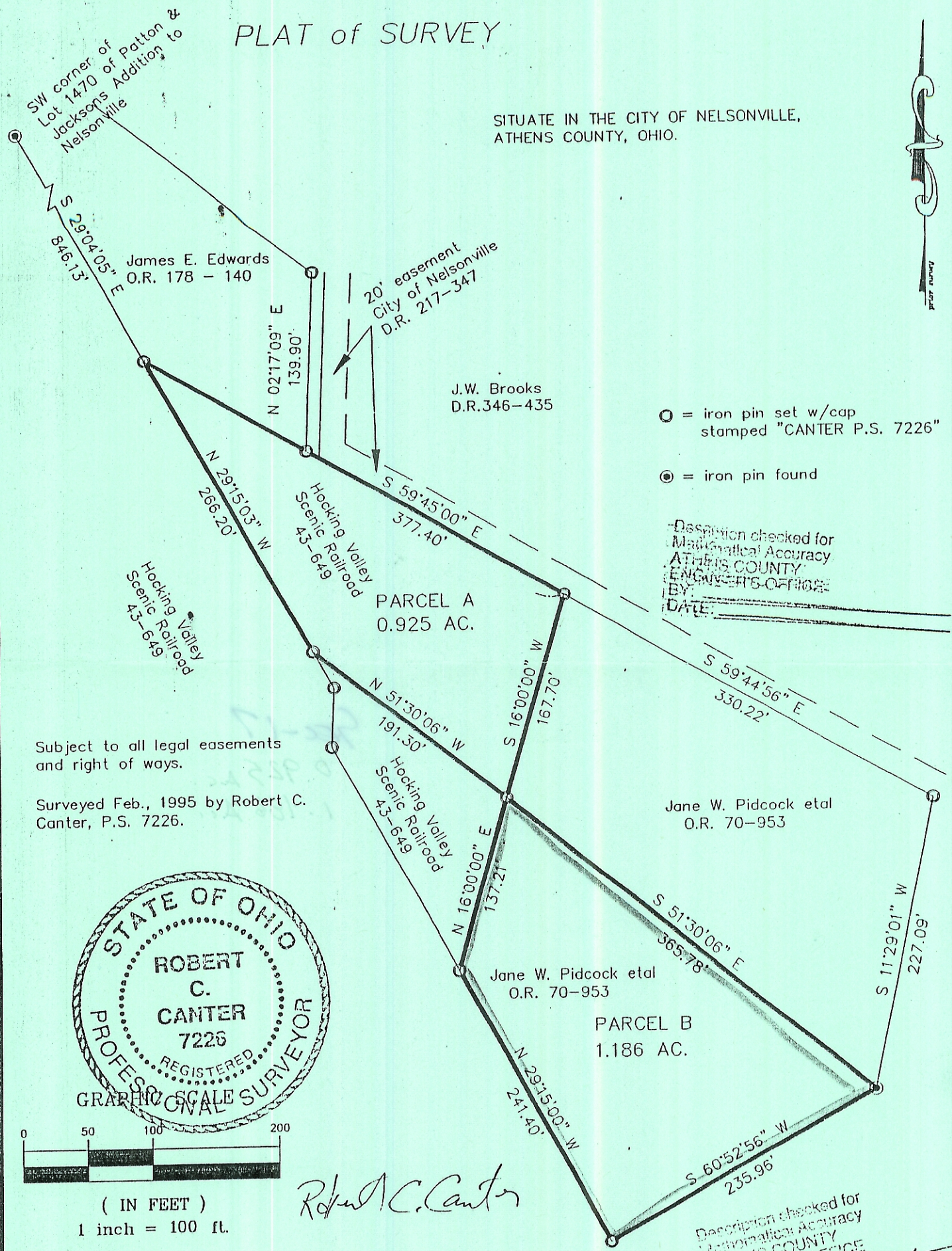
Robert C. Canter

Disposition checked for
Mathematical Accuracy
ATHENS COUNTY
SUSSEX COUNTY OFFICE
BY: _____
DATE: 10-28-96

57

PLAT of SURVEY

SITUATE IN THE CITY OF NELSONVILLE,
ATHENS COUNTY, OHIO.



SW corner of
Lot 1470 of Patton &
Jackson's Addition to
Nelsonville

James E. Edwards
O.R. 178 - 140

20' easement
City of Nelsonville
D.R. 217-347

J.W. Brooks
D.R. 346-435

- = iron pin set w/cap stamped "CANTER P.S. 7226"
- = iron pin found

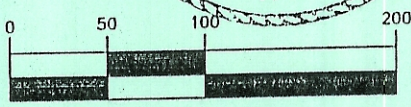
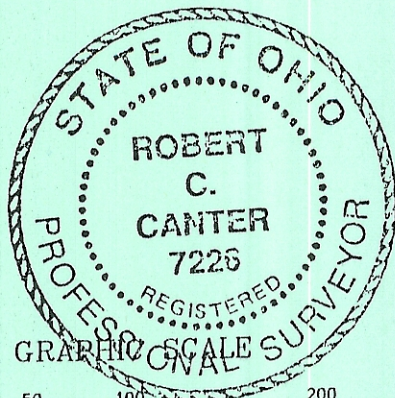
Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: _____
DATE: _____

Subject to all legal easements
and right of ways.

Surveyed Feb., 1995 by Robert C.
Canter, P.S. 7226.

Jane W. Pidcock et al
O.R. 70-953

Jane W. Pidcock et al
O.R. 70-953



(IN FEET)
1 inch = 100 ft.

Robert C. Canter

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *J. Pedersen*
DATE: *10-28-96*