



ROBINSON SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO
12355 LIARS CORNER ROAD, MILLFIELD, OHIO 45761

ALAN D. ROBINSON
Registered Land Surveyor

TELEPHONE
(740) 593-8774

TRACT "A" DESCRIPTION OF A 7.911 ACRE

Situated in Fraction 5, Section 23, Town 8, Range 14, Alexander Township, Athens County, Ohio, and being a part of a 86.70 acre tract now belonging to Richard L. Jeffers and described in Volume 260 Page 1063 Official Records of Athens County and being more particularly described as follows:

Commencing at an iron pin found at the Northeast corner of Fraction 1 and the Southeast corner of Fraction 5;
thence, following said Fraction line, North 86 degrees 00 minutes 00 seconds West, a distance of 404.06 feet to a point in the center of Biddle Creek, passing iron pins found at 69.08 feet, 128.23 feet and at 371.02 feet, said point being the POINT OF BEGINNING of the following described tract;
thence, leaving said Fraction line and following the center of said Creek, North 21 degrees 09 minutes 51 seconds West, a distance of 122.38 feet to a point;
thence North 17 degrees 49 minutes 38 seconds West, a distance of 181.82 feet to a point;
thence North 43 degrees 21 minutes 52 seconds West, a distance of 106.20 feet to a point;
thence North 20 degrees 24 minutes 18 seconds West, a distance of 78.70 feet to a point;
thence North 52 degrees 51 minutes 22 seconds West, a distance of 27.31 feet to a point;
thence North 69 degrees 24 minutes 03 seconds West, a distance of 18.50 feet to a point;
thence North 77 degrees 35 minutes 56 seconds West, a distance of 51.79 feet to a point;
thence South 88 degrees 12 minutes 06 seconds West, a distance of 161.91 feet to a point;
thence North 79 degrees 13 minutes 17 seconds West, a distance of 52.41 feet to a point;
thence North 66 degrees 01 minute 12 seconds West, a distance of 175.04 feet to a point;
thence South 60 degrees 18 minutes 45 seconds West, a distance of 33.24 feet to a point;
thence South 19 degrees 17 minutes 59 seconds West, a distance of 56.76 feet to a point;
thence South 62 degrees 07 minutes 15 seconds West, a distance of 16.01 feet to a point;
thence South 73 degrees 22 minutes 25 seconds West, a distance of 58.75 feet to a point;
thence, leaving the center of said Creek on a random line, South 25 degrees 21 minutes 22 seconds West, a distance of 427.59 feet to a found Stone at the Southwest corner of Fraction 5 and in the North line of a 4.15 acre tract described in Volume 260 Page 1063 Official records of Athens County, passing an iron pin set at 40.00 feet;
thence, leaving said Fraction line following the North line of said 4.15-acre tract, North 88 degrees 29 minutes 43 seconds East, a distance of 88.63 feet to an iron pin found;
thence South 45 degrees 43 minutes 44 seconds East, a distance of 13.15 feet to a point at the Northwest corner of a 11.70 acre tract described in Volume 260 Page 1063 Official Records of Athens County and in the aforementioned south line of Fraction 5 and the North line of Fraction 1;
thence, leaving said 4.15 acre tract following said Fraction line and the North line of said 11.70 acre tract, South 86 degrees 00 minutes 00 seconds East, a distance of 868.42 feet to the POINT OF BEGINNING; said described tract containing 7.911 acres (344,617.6321 square feet), and is to be continuous and contiguous with the aforementioned 11.70 acre tract.

Bearings are based on previous Surveys and are used to denote angles only.
Subject to all easements and right-of-way of record.

All iron pins set are 5/8 inch by 30-inch long rebar with a yellow cap stamped Alan Robinson RLS 8049.

The above description is based on a field Survey completed September 1, 2000 revised June 19, 2001, By Alan D. Robinson P.S. 8049,

Alan D. Robinson

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *S. Blayser*
DATE: *6-19-01*

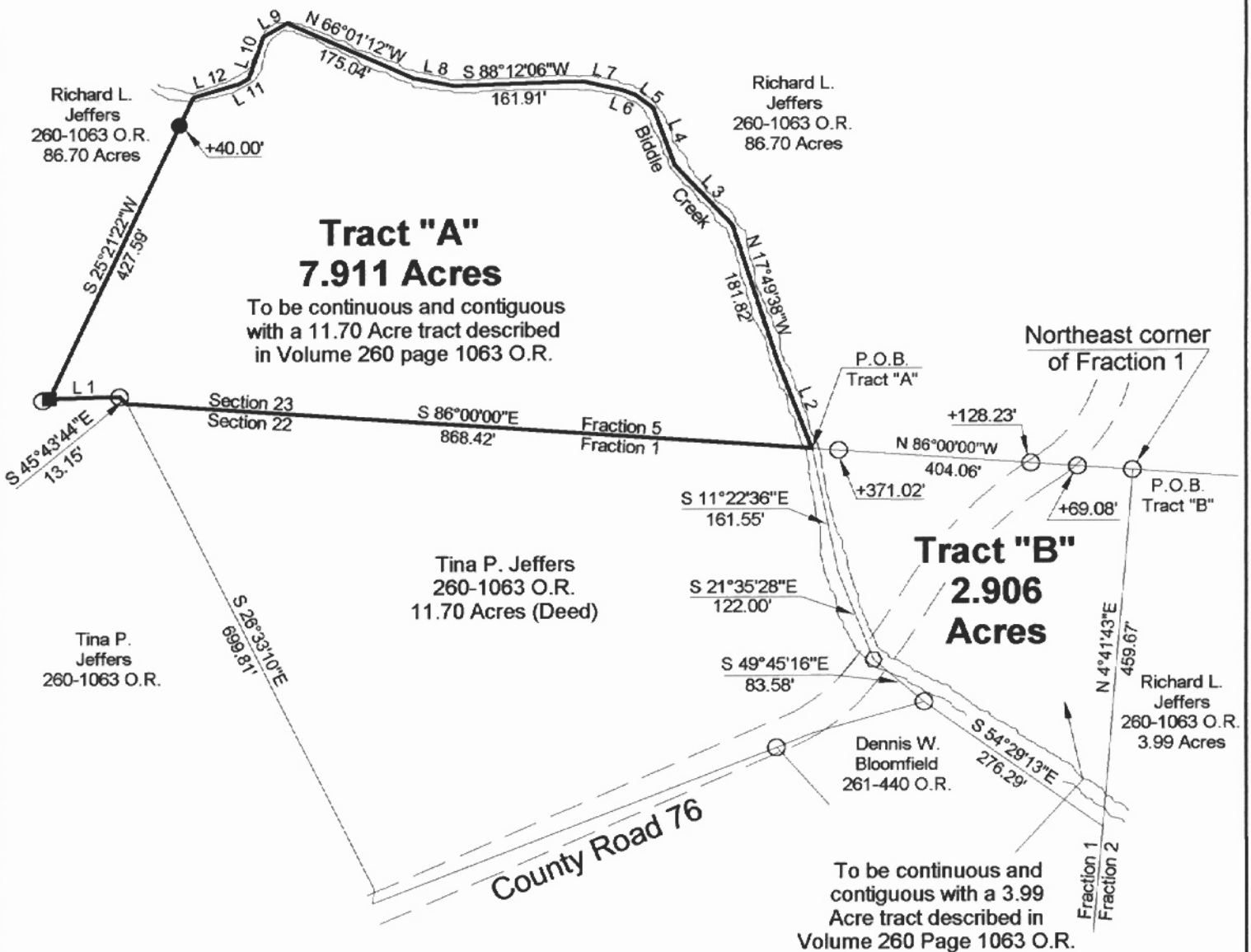


ALX #23



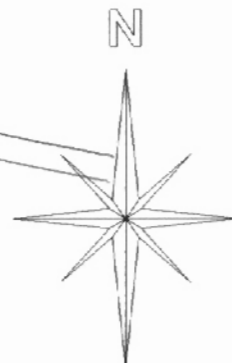
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Line	Bearing	Distance
1	N 99°29'43"E	99.63'
2	N 21°09'51"W	122.38'
3	N 43°21'52"W	106.20'
4	N 20°24'18"W	78.70'
5	N 52°51'22"W	27.31'
6	N 69°24'03"W	18.50'
7	N 77°35'56"W	51.79'
8	N 79°13'17"W	52.41'
9	S 60°18'45"W	33.24'
10	S 19°17'59"W	56.76'
11	S 62°07'15"W	16.01'
12	S 73°22'25"W	58.75'

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Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *S. Blausen*
DATE: *6-19-01*



Graphic Scale



1 INCH = 200 FEET

This is a Transfer Between Adjoining Owners

- = IRON PINS SET
- = IRON PINS FOUND
- = P.K. NAIL SET
- ▲ = RAIL ROAD SPIKE SET
- = STONE FOUND

BEARING REFERENCE
BASED ON PREVIOUS SURVEYS AND
ARE USED TO DENOTE ANGLES ONLY

References
Deeds as Noted
Current Tax Plats
Existing Monumentation

Plat of Survey of Tract "A" 7.911 Acres and Tract "B" 2.906 Acres
 Surveyed for: Jeffers Date 9/1/2000 Revised 6/19/2001
 Fractions 1 and 5, Sections 16, 22 and 23
 Town 8, Range 14, Alexander Township
 Athens County, State of Ohio

Alan D. Robinson Registered Professional Land Surveyor No. 8049

