

Legal Description Pre-Approval

APPROVED

All transfers are subject to
Athens County Conveyance Standards

AUG 31 2016

Description Checked for
Mathematical Accuracy

Athens County

ENGINEER'S OFFICE

BY: Forrest Williamson
DATE: 8/29/16

Jill Thompson
Athens County Auditor

Exhibit A
13.305 Acres

Description of a tract of land situate Ohio Company Purchase, Town 8, Range 14, Lease Lot 1,
(Section 12) Alexander Township, Athens County, Ohio.
Being part of the lands of Thelma Story, Official Record Book 513, pages 1550-1560.

Commencing at a point, said point being the northeast corner of said Lease Lot 2;
Thence N03°22'45"E 363.96 feet to a point in the center of Township Road 55 (Oxley Rd.);
Thence N00°26'07"W 97.16 feet to an iron pin found capped ODOT, and being the point of beginning of
the tract herein described;

1.) Thence S72°25'16"W 273.28 feet along a common boundary to (Alexander Township 312/447), and
(Story 513/1550) to a point, and continuing along said common boundary the following (5) courses;

2.) Thence S81°56'58"W 86.75 feet to a point;

3.) Thence S85°44'55"W 105.55 feet to a point;

4.) Thence S78°29'36"W 69.40 feet to an iron pin found capped ODOT;

5.) Thence S74°52'31"W 89.38 feet to an iron pin set;

6.) Thence S12°54'11"E 40.04 feet to a point in the center of Township Road 55;

7.) Thence S68°57'35"W 71.25 feet to a point in the center of Township Road 55;

8.) Thence N10°15'19"W 438.54 feet along a common boundary to (Story 513/1550), and (Thomas 40-
537) to an iron pin found, passing iron pins found at 31.05 feet, 167.28 feet, and 271.92 feet;

9.) Thence S79°44'41"W 103.73 feet along said common boundary to an iron pin found;

10.) Thence N02°19'56"E 523.10 feet along a common boundary to (Story 513/1550), and
(Ervin 497/1652) to an iron pin found;

11.) Thence N88°03'24"E 423.77 feet along a common boundary to (Story 513/1550), and (ODOT
314/325) to an iron pin found capped ODOT;

12.) Thence S46°26'41"E 546.50 feet along said common boundary to an iron pin found capped ODOT;

13.) Thence S00°26'07"E 369.26 feet along said common boundary to the point of beginning containing
a total of 13.305 acres.

Plat of said survey is attached herewithin, and made of part thereof.

Subject to all easements, rights-of-way, covenants and agreements of record.

Iron pins set are of 30 inch length of number 5 rebar capped "NEWMAN 8043"

Basis of bearings used was a prior survey of ODOT right-of-way plans ATH-33-30.980(19.25)

Charles T. Newman
Charles T. Newman
Professional Surveyor 8043
66 Elmwood Place
Athens, Ohio 45701
August 27, 2016





Plat of Survey of 5.407 Acres, and 13.305 Acres.
Situat Ohio Company Purchase, Town 8, Range 14, Lease Lots 1 and 2,
(Section 12) Alexander Township, Athens County, Ohio.
Being part of the lands of Thelma Story, Official Record Book 513, pages
1550-1560, and being all of that part described as Exhibit C.

LINE TABLE		
LINE	BEARING	LENGTH
L1	N57°16'32"E	11.91
L2	N80°13'15"E	16.28
L3	S03°44'11"W	62.53
L4	N85°01'19"E	410.41
L5	S72°25'16"W	273.28
L6	S81°56'58"W	86.75
L7	S85°44'55"W	105.55
L8	S78°29'36"W	69.40
L9	S74°52'31"W	89.38
L10	S12°54'11"E	40.04
L11	S68°57'35"W	71.25

Charles T. Newman
Charles T. Newman
Surveyed August 25, 2016



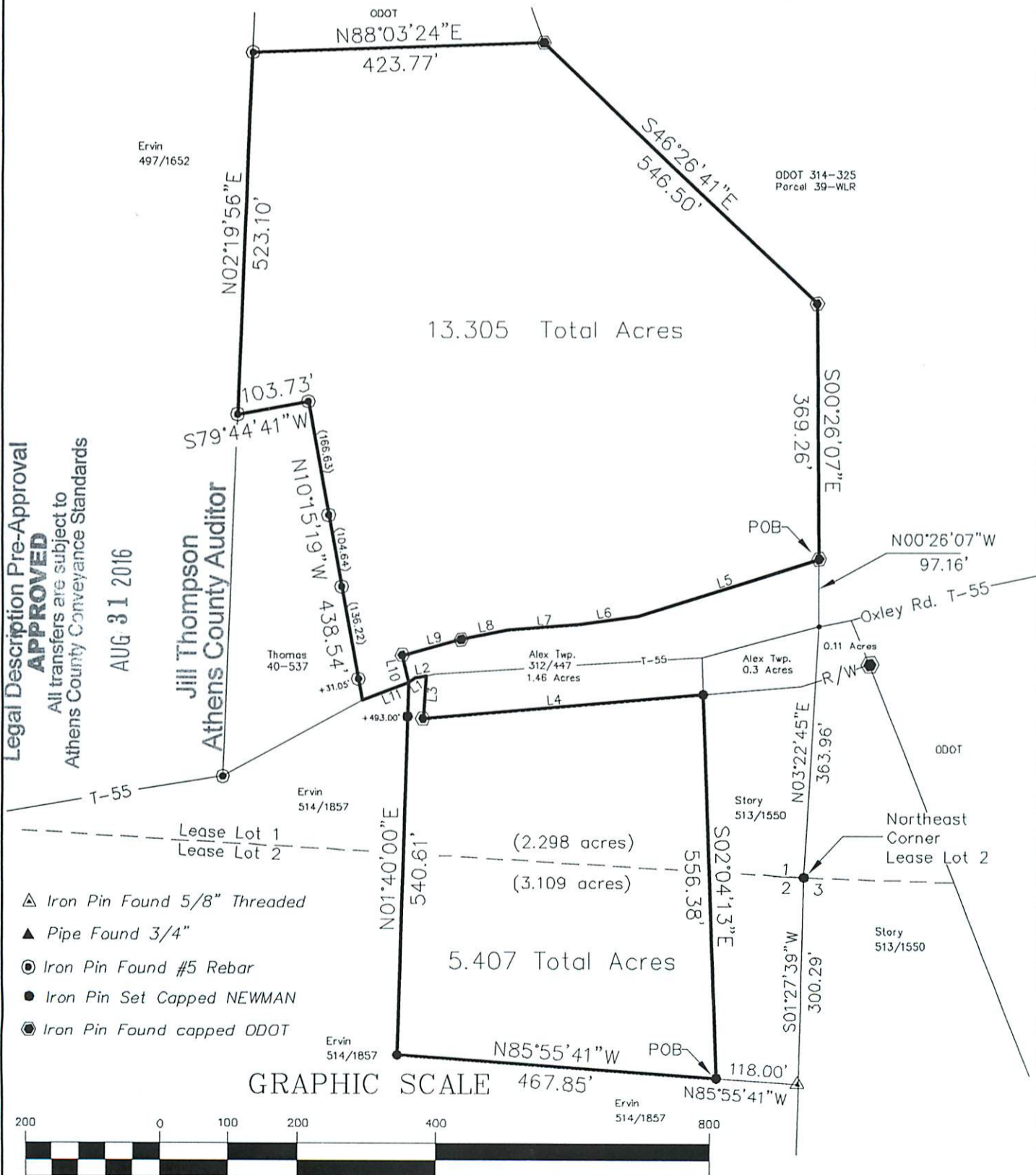
Description Checked for
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BY: *Branch Williams*
DATE: 8/29/16

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GRAPHIC SCALE 467.85'



(IN FEET)
1 inch = 200 ft.