



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

PARCEL A

Situated in Farm Lot 5, Section 11, Town 8, Range 14, Alexander Township, Athens County, Ohio and described as follows:

Commencing at the northeast corner of Farm Lot 5 at a point witnessed by a found one and one quarter inch wide iron bar which bears North $86^{\circ}11'45''$ West 1.17 feet; thence along the east line of Farm Lot 5 on an assumed bearing South $03^{\circ}47'11''$ West (passing a set iron pin at 143.68 feet) for a total distance of 304.25 feet to a point in Alexander Township Road 56, said point is witnessed by a found one inch pipe with an E.M.H..T. identification cap which bears South $03^{\circ}50'49''$ West 32.03 feet, and said point is THE TRUE POINT OF BEGINNING; thence continuing along the east line of said Farm Lot 5 and along the west line of a 5.57 acre tract described in Volume 68 Page 837 of the Athens County Official Deed Records South $03^{\circ}47'11''$ West 805.62 feet to a found one inch pipe at the grantor's southeast property corner and on the north line of an 88.27 acre tract described in Volume 317 Page 185 of the Athens County Deed Records; thence leaving the east line of Farm Lot 5 and the west line of said 5.57 acre tract and along the grantor's south property line and along the north line of said 88.27 acre tract South $66^{\circ}56'02''$ West 1,288.63 feet to an 8 foot long metal fence post stake set in water near the bank of an existing beaver pond at the grantor's southwest property corner and at the northwest corner of said 88.27 acre tract and on the west line of a 19.33 acre tract of land described in Volume 366 Page 283 of the Athens County Deed Records; thence along the grantor's west property line and the east line of said 19.33 acre tract North $03^{\circ}34'48''$ East 696.96 feet to a set iron pin on the south line of a 10.94 acre tract described in Volume 22 Page 70 of the Athens County Official Deed Records; thence along the south line of said 10.94 acre tract the following two bearings and distances:

- 1) North $71^{\circ}13'19''$ East 927.08 feet to a set iron pin (calculated location); thence
- 2) North $33^{\circ}26'37''$ East (passing the calculated location of an iron pin at 446.88 feet) for a total distance of 473.65 feet to a point in aforesaid Alexander Township Road 56; thence along said road the following two bearings and distances:
 - 1) South $37^{\circ}32'13''$ East 50.65 feet to a point; thence

PROPERTY

CONSTRUCTION

SUBDIVISIONS

24

ALX#11



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

2) South $32^{\circ}27'11''$ East 47.82 feet to the point of beginning and containing 18.286 acres and being a part of the fourth tract of the tracts of lands described in Volume 365 Page 793 of the Athens County Deed Records.

Note: Unless otherwise noted all set iron pins are 5/8 inch in diameter and 30 inches in length and capped with a plastic identification marker scribed Leonard F. Swoyer R.L.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey performed by Southeastern Land Surveys dated April 9, 1993.

Subject to all easements and right of ways of record.

Division checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 10-6-94

25

PROPERTY

CONSTRUCTION

SUBDIVISIONS

ACREAGE, CLOSURE, AND ERROR OF PLAT

Line #						
1	South	37°	32'	13"	East	50.65 feet.
2	South	32°	27'	11"	East	47.82 feet.
3	South	03°	47'	11"	West	805.62 feet.
4	South	66°	56'	02"	West	1,288.63 feet.
5	North	03°	34'	48"	East	696.96 feet.
6	North	71°	13'	19"	East	927.08 feet.
7	North	33°	26'	37"	East	473.65 feet.

The easting error is 0.00 feet.
The northing error is 0.00 feet.
The gap in closure is 0.00 feet.

must be 0.02 or less

The precision of the field survey is
0.01 feet error per 10,000 feet traverse.

The area computes to be 18.29 acres.



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

PARCEL B

Situated in Farm Lot 5, Section 11, Town 8, Range 14, Alexander Township, Athens County, Ohio and described as follows:

Commencing at a point at the northeast corner of Farm Lot 5; thence along the north line of Farm Lot 5 on an assumed bearing North $86^{\circ}11'45''$ West (passing a found one and one quarter inch wide iron bar at 1.17 feet) for a total distance of 283.56 feet to a point in Alexander Township Road 56, THE TRUE POINT OF BEGINNING; thence along said road the following two bearings and distances:

- 1) South $24^{\circ}17'42''$ East 40.19 feet to a point; thence
- 2) South $40^{\circ}07'52''$ East 133.92 feet to a point at the northwest corner of a 10.94 acre tract described in Volume 22 Page 70 of the Athens County Official Deed Records; thence along the north line of said 10.94 acre tract South $65^{\circ}48'56''$ West (passing the calculated location of an iron pin at 13.02 feet) for a total distance of 1,425.88 feet to an iron pin (calculated location) on the east line of a 34.19 acre tract described in Volume 378 Page 945 of the Athens County Deed Records; thence leaving the south line of said 10.94 acre tract and along the east line of said 34.19 acre tract North $12^{\circ}05'51''$ West 831.94 feet to a found stone (calculated location) on the north line of Farm Lot 5 and on the east property line of a 2.75 acre tract described in Volume 330 Page 55 of the Athens County Deed Records and at the southwest property corner of a 99.71 acre tract described in Volume 378 Page 947 of the Athens County Deed Records; thence along the north line of Farm Lot 5 and the south line of said 99.71 acre tract South $86^{\circ}15'00''$ East 1,000.63 feet to a found stone (calculated location) at the southeast corner of said 99.71 acre tract; thence leaving the north line of Farm Lot 5 and along the east line of said 99.71 acre tract North $04^{\circ}13'26''$ East (passing a set iron pin at 482.49 feet) for a total distance of 501.01 feet to a point in aforesaid Alexander Township Road 56; thence along said road the following eight bearings and distances:

- 1) South $56^{\circ}25'18''$ East 107.16 feet to a point; thence
- 2) South $50^{\circ}16'32''$ East 207.22 feet to a point; thence

PROPERTY

CONSTRUCTION

SUBDIVISIONS

27



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

- 3) South $56^{\circ}26'52''$ East 64.77 feet to a point; thence
- 4) South $68^{\circ}21'16''$ East 42.07 feet to a point; thence
- 5) South $55^{\circ}30'28''$ East 52.97 feet to a point; thence
- 6) South $03^{\circ}31'56''$ East 66.42 feet to a point; thence
- 7) South $21^{\circ}19'35''$ West 145.90 feet to a point; thence
- 8) South $00^{\circ}28'10''$ East 49.28 feet to the point of beginning and containing 18.780 acres and being a part of the first and second tracts described in Volume 365 Page 793 of the Athens County Deed Records. There are 3.395 Acres in Farm Lot 4 and 15.385 Acres in Farm Lot 5.

Note: Unless otherwise noted all set iron pins are 5/8 inch in diameter and 30 inches in length and capped with a plastic identification marker scribed Leonard F. Swoyer R.L.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey performed by Southeastern Land Surveys dated April 9, 1993.

Subject to all easements and right of ways of record.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 10-6-94

28

PROPERTY

CONSTRUCTION

SUBDIVISIONS

ACREAGE, CLOSURE, AND ERROR OF PLAT

Line #						
1	South	56°	25'	18"	East	107.16 feet.
2	South	50°	16'	32"	East	207.22 feet.
3	South	56°	26'	52"	East	64.77 feet.
4	South	68°	21'	16"	East	42.07 feet.
5	South	55°	30'	28"	East	52.97 feet.
6	South	03°	31'	56"	East	66.42 feet.
7	South	21°	19'	35"	West	145.90 feet.
8	South	00°	28'	10"	East	49.28 feet.
9	South	24°	17'	42"	East	40.19 feet.
10	South	40°	07'	52"	East	133.92 feet.
11	South	65°	48'	56"	West	1,425.88 feet.
12	North	12°	05'	51"	West	831.94 feet.
13	South	86°	15'	00"	East	1,000.63 feet.
14	North	04°	13'	26"	East	501.01 feet.

The easting error is -0.01 feet.
 The northing error is 0.00 feet.
 The gap in closure is 0.02 feet.

The precision of the field survey is
 0.03 feet error per 10,000 feet traverse.

The area computes to be 18.78 acres.



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

PARCEL C

Situated in Farm Lot 4 and 5, Section 11, Town 8, Range 14, Athens County, Ohio and described as follows:

Commencing at a found one inch pipe with an E.M.H.T. identification cap at the Northeast corner of Farm Lot 4; thence along the east line of Farm Lot 4 on an assumed bearing South $03^{\circ}47'11''$ West 416.60 feet to a set iron pin at the grantor's northeast property corner, THE TRUE POINT OF BEGINNING; thence continuing along the east line of Farm Lot 4 and the east line of Farm Lot 5 and the grantor's east property line South $03^{\circ}47'11''$ West (passing a set iron pin at 1,060.27 feet) for a total distance of 1,220.84 feet to a point in Athens Township Road 56; thence leaving the east line of Farm Lot 5 and leaving the grantor's east line and along said road the following fourteen bearings and distances:

- 1) North $32^{\circ}27'11''$ West 47.82 feet to a point; thence
- 2) North $37^{\circ}32'13''$ West 50.65 feet to a point; thence
- 3) North $42^{\circ}32'04''$ West 36.15 feet to a point; thence
- 4) North $46^{\circ}02'14''$ West 109.79 feet to a point; thence
- 5) North $40^{\circ}07'52''$ West 133.92 feet to a point; thence
- 6) North $24^{\circ}17'42''$ West 40.19 feet to a point; thence
- 7) North $00^{\circ}28'10''$ West 49.28 feet to a point; thence
- 8) North $21^{\circ}19'35''$ East 145.90 feet to a point; thence
- 9) North $03^{\circ}31'56''$ West 66.42 feet to a point; thence
- 10) North $55^{\circ}30'28''$ West 52.97 feet to a point; thence
- 11) North $68^{\circ}21'16''$ West 42.07 feet to a point; thence
- 12) North $56^{\circ}26'52''$ West 64.77 feet to a point; thence
- 13) North $50^{\circ}16'32''$ West 207.22 feet to a point; thence
- 14) North $56^{\circ}25'18''$ West 107.16 feet to a point on the west line of a 99.71 acre tract described in Volume 378 Page 947 of the Athens County Deed Records; thence leaving said road and along the grantor's west property line and the east line of said 99.71 acre tract North $04^{\circ}13'26''$ East (passing a set iron pin at 27.6 feet) for a total distance of 428.68 feet to a found fence post corner at the grantor's northwest property corner; thence along the grantor's

PROPERTY

CONSTRUCTION

30 SUBDIVISIONS



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701

north property line South $85^{\circ}02'45''$ East 651.16 feet to the point of beginning and containing 11.489 acres and being a part of the first tract and all of the third tract of the tracts of land described in Volume 365 Page 793 of the Athens County Deed Records. There are 10.477 Acres in Farm Lot 4 and 1.012 Acres in Farm Lot 5.

Note: Unless otherwise noted all set iron pins are $5/8$ inch in diameter and 30 inches in length and capped with a plastic identification marker scribed Leonard F. Swoyer R.L.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey performed by Southeastern Land Surveys dated April 9, 1993.

Subject to all easements and right of ways of record.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: B. Blause
DATE: 10-6-94

PROPERTY

CONSTRUCTION

SUBDIVISIONS

31

ACREAGE, CLOSURE, AND ERROR OF PLAT

Line #						
1	South	85°	02'	45"	East	651.16 feet.
2	South	03°	47'	11"	West	1,220.84 feet.
3	North	32°	27'	11"	West	47.82 feet.
4	North	37°	32'	13"	West	50.65 feet.
5	North	42°	32'	04"	West	36.15 feet.
6	North	46°	02'	14"	West	109.79 feet.
7	North	40°	07'	52"	West	133.92 feet.
8	North	24°	17'	42"	West	40.19 feet.
9	North	00°	28'	10"	West	49.28 feet.
10	North	21°	19'	35"	East	145.90 feet.
11	North	03°	31'	56"	West	66.42 feet.
12	North	55°	30'	28"	West	52.97 feet.
13	North	68°	21'	16"	West	42.07 feet.
14	North	56°	26'	52"	West	64.77 feet.
15	North	50°	16'	32"	West	207.22 feet.
16	North	56°	25'	18"	West	107.16 feet.
17	North	04°	13'	26"	East	428.68 feet.

The easting error is 0.01 feet.
 The northing error is -0.01 feet.
 The gap in closure is 0.01 feet.

The precision of the field survey is
 0.04 feet error per 10,000 feet traverse.

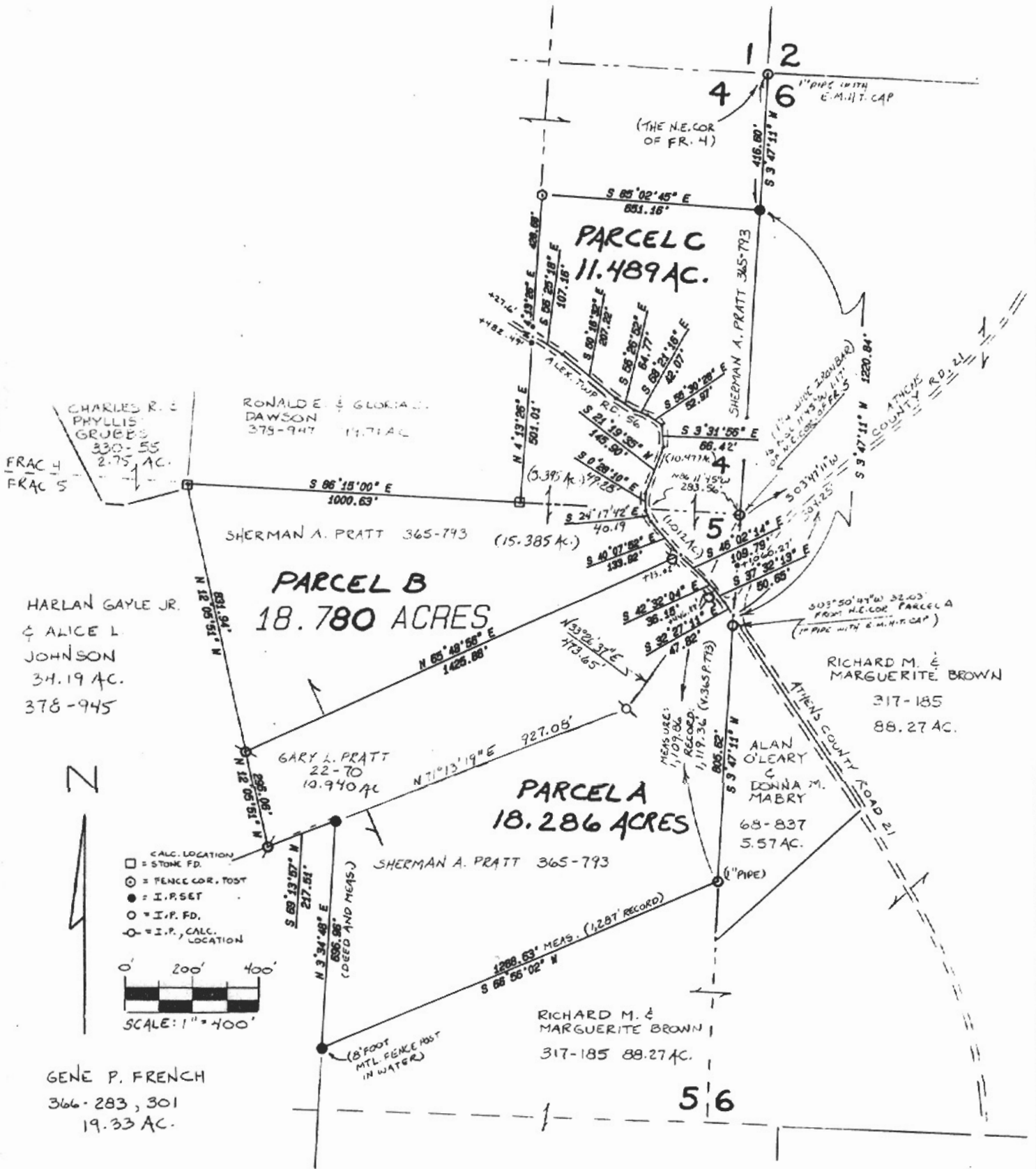
The area computes to be 11.49 acres.



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
614/593-8701



Plat of Survey of Tracts 1, 2 and 3 Scale 1" = 400'
 Surveyed for Gary Pratt Date 4/09/93
 Subdivision F.L. 4 and 5
 Township Alexander Section 11 Town 8 Range 14
 Corporation --- County Athens State Oh.

Leonard F. Swoyer Jr.
 Leonard F. Swoyer Jr. Reg. Prof. Land Surveyor No. 6765

33