

Legal Description Pre-Approval  
**APPROVED**  
All transfers are subject to  
Athens County Conveyance Standards

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: Terence Williams  
DATE: 5/6/16

MAY 09 2016

Jill Thompson  
Athens County Auditor

Exhibit A  
57.229 Acres

Description of a tract of land situate Ohio Company Purchase, Town 6, Range 13, Sections 17, 18, 23, and 24, Ames Township, Athens County, Ohio, and being more fully described as follows:

Being a part of the lands deeded to Bill Hager recorded in Official Record Book 421, pages 163-164, and Official Record Book 477, pages 791-799.

Commencing at an iron pin set at the southwest corner of said Section 18;  
Thence S07°33'15"W 249.99 feet along the west line of Section 17 to an iron pin set at the point of beginning of the tract herein described;

- 1.) Thence S07°33'15"W 250.84 feet along the west line of Section 17 to a number 5 rebar iron pin found;
- 2.) Thence S07°33'15"W 194.34 feet along a common boundary to Hager 477/791, and Ball 364/773 to an iron pin set;
- 3.) Thence S74°25'15"W 337.92 feet along a common boundary to Hager, and Noyles 447/2636 to an iron pin set, and continuing along said common boundary the following (6) courses;
- 4.) Thence S61°25'15"W 214.50 feet to an iron pin set;
- 5.) Thence S71°25'15"W 372.90 feet to an iron pin set;
- 6.) Thence S67°15'51"W 62.25 feet to an iron pin set;
- 7.) Thence S65°00'16"W 707.75 feet to an iron pin set;
- 8.) Thence N87°57'36"W 690.70 feet to an iron pin set;
- 9.) Thence N28°06'05"W 122.36 feet to a stone found;
- 10.) Thence N02°59'04"E 643.04 feet along a common boundary to Hager, and Linscott to a stone found, and following said common boundary the following (4) courses;
- 11.) Thence N55°16'15"E 355.58 feet to a stone found;
- 12.) Thence N51°32'45"E 295.23 feet to an iron pin set;
- 13.) Thence N38°21'21"E 231.66 feet to an iron pin set;
- 14.) Thence N44°20'08"E 274.04 feet to an iron pin found capped Swoyer 6765;
- 15.) Thence S78°40'54"E 215.57 feet along a common boundary to Hager, and Dolata 214/603 to an iron pin found capped Swoyer 6765, and continue following said common boundary the following (14) courses;
- 16.) Thence S33°17'01"E 120.81 feet to an iron pin found capped Swoyer 6765;
- 17.) Thence S08°17'06"E 69.99 feet to an iron pin found capped Swoyer 6765;

- 18.) Thence  $S70^{\circ}16'46''E$  158.00 feet to an iron pin found capped Swoyer 6765;
- 19.) Thence  $N19^{\circ}57'54''E$  124.00 feet to an iron pin found capped Swoyer 6765;
- 20.) Thence  $N25^{\circ}20'45''W$  54.21 feet to an iron pin found capped Swoyer 6765;
- 21.) Thence  $N18^{\circ}12'44''E$  57.58 feet to an iron pin found capped Swoyer 6765;
- 22.) Thence  $N57^{\circ}18'46''E$  42.92 feet to an iron pin found capped Swoyer 6765;
- 23.) Thence  $S66^{\circ}21'00''E$  64.77 feet to an iron pin found capped Swoyer 6765;
- 24.) Thence  $S63^{\circ}19'25''E$  129.70 feet to a point in a fence;
- 25.) Thence  $S63^{\circ}18'15''E$  237.91 feet to a point in a fence;
- 26.) Thence  $S53^{\circ}09'34''E$  174.14 feet to an iron pin found capped Swoyer 6765;
- 27.) Thence  $N73^{\circ}26'52''E$  784.08 feet to an iron found capped Swoyer 6765;
- 28.) Thence  $N46^{\circ}30'46''W$  63.17 feet to an iron pin found capped Swoyer 6765;
- 29.) Thence  $N43^{\circ}09'51''E$  59.04 feet to the center of County Road 37, passing an iron pin found capped Swoyer 6765 feet at 47.54 feet;
- 30.) Thence  $S41^{\circ}59'07''E$  180.36 feet to a point in the center of said Road;
- 31.) Thence  $S47^{\circ}01'20''W$  393.75 feet over the lands of Hager to an iron pin set, passing an iron pin set at 38.37 feet;
- 32.) Thence  $S69^{\circ}11'07''W$  144.59 feet over the lands of Hager to the point of beginning containing a total of 57.229 acres.
- Auditor acreage breakdown: Section 17 being 0.933 acres, Section 18 being 0.976 acres, Section 23 being 55.161 acres, and Section 24 being 0.159 acres.


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

This survey has not determined true north.

Being subject to all prior easements, rights-of-way, and covenants of record.

Iron Pins set are 30 inch length of number 5 rebar capped NEWMAN PS-8043.

Survey completed by Charles T. Newman, Registered Professional Surveyor 8043 on May 5, 2016

  
Charles T. Newman  
Registered Professional Surveyor  
66 Elmwood Place  
Athens, Ohio 45701





Plat of Survey of 43.951, 57.229, and 5.01 acres  
Situating Ohio Company Purchase Town 6, Range 13,  
Ames Township Sections 17, 18, 23, 24,  
Athens County, Ohio.  
Being all of the lands of Bill Hager, and referenced in  
Official Record Book 421, pages 163-164, and  
Official Record Book 477, pages 791-799.

LINE	BEARING	LENGTH
L1	N62°03'24"E	692.50
L2	S31°59'00"E	120.78
L3	S24°29'43"E	93.82
L4	S38°44'36"E	106.89
L5	S42°31'08"E	182.06
L6	S53°42'37"E	283.14
L7	S41°01'37"W	1198.28
L8	S12°05'36"W	562.05
L9	N22°19'37"W	146.00
L10	N41°59'07"W	180.36
L11	N45°38'45"W	53.23
L12	N38°08'40"W	230.79
L13	N28°21'26"W	188.95
L14	N24°23'44"W	141.68
L15	N31°53'08"W	134.84
L16	N39°41'19"W	326.75
L17	N46°02'38"W	264.18
L18	N43°35'53"W	442.70
L19	N31°32'39"W	142.08
L20	N42°55'30"W	102.78
L21	S82°58'34"E	1205.24
L22	S07°33'15"W	250.84
L23	S07°33'15"W	194.34
L24	S74°25'15"W	337.92
L25	S61°25'15"W	214.50
L26	S71°25'15"W	372.90
L27	S67°15'51"W	62.25
L28	S65°00'16"W	707.75
L29	N87°57'36"W	690.70
L30	N28°06'05"W	122.36
L31	N02°59'04"E	643.04
L32	N55°16'15"E	355.58
L33	N51°32'45"E	295.23
L34	N38°21'21"E	231.66
L35	N44°20'08"E	274.04
L36	S78°40'54"E	215.57
L37	S33°17'01"E	120.81
L38	S08°17'06"E	69.99
L39	S70°16'46"E	158.00
L40	N19°57'54"E	124.00
L41	N25°20'45"W	54.21
L42	N18°12'44"E	57.58
L43	N57°18'46"E	42.92
L44	S66°21'00"E	64.77
L45	S63°19'25"E	129.70
L46	S63°18'15"E	237.91
L47	S53°09'34"E	174.14
L48	N73°26'52"E	784.08
L49	N46°30'46"W	63.17
L50	N43°09'51"E	59.04
L51	S47°01'20"W	393.75
L52	S69°11'07"W	144.59
L53	S29°15'45"E	54.96
L54	N40°38'55"W	43.11
L55	S10°38'06"W	417.86
L56	N83°15'03"W	492.91

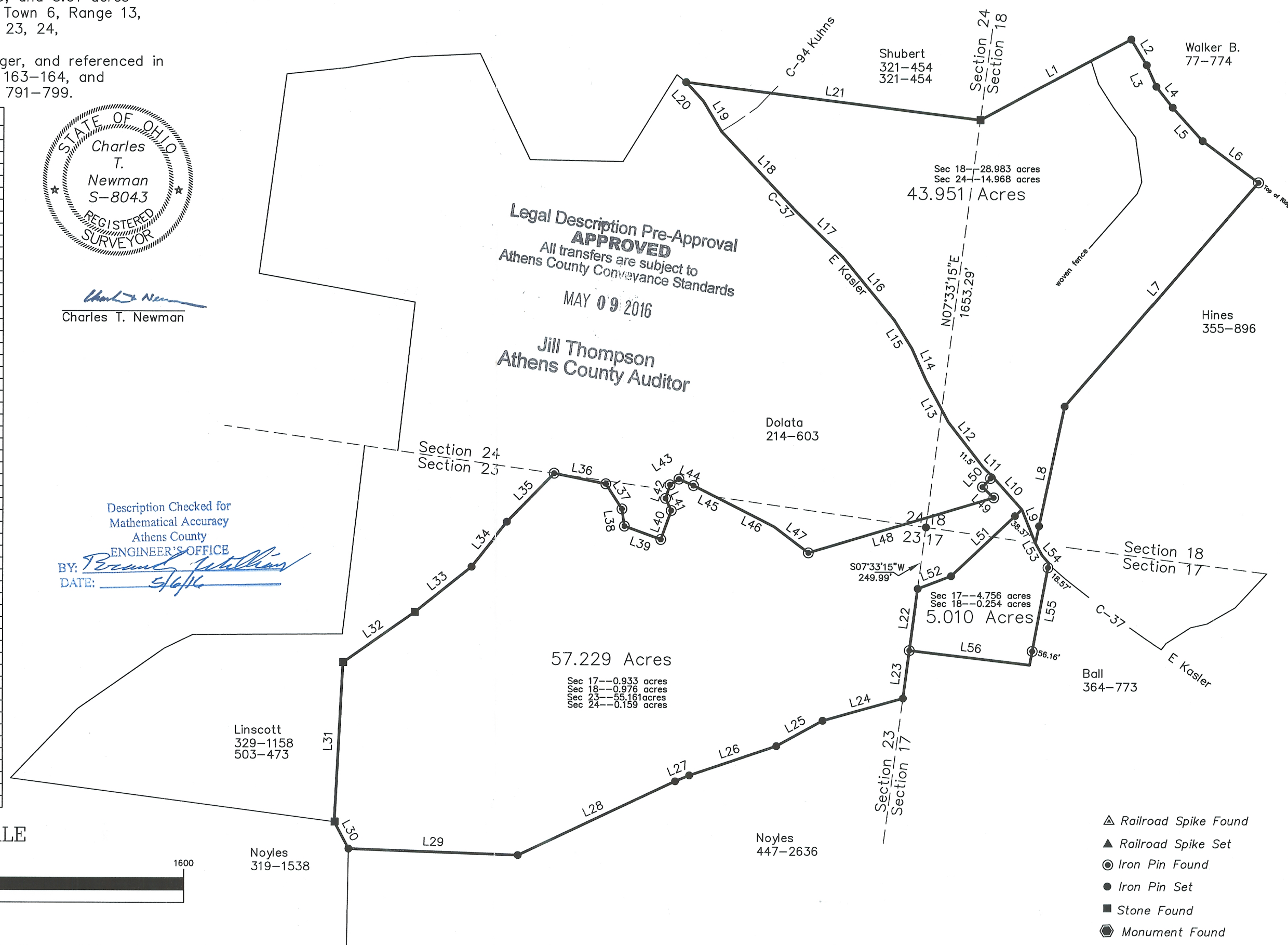


*Charles T. Newman*  
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GRAPHIC SCALE



( IN FEET )  
1 inch = 400 ft.