

S.A. ENGLAND SURVEYING
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Legal Description
Clubhouse Parcel: 0.878 Acres

Part Amended University Estates Phase I: Plat Cabinet 558-A

Situated in the City of Athens, County of Athens, State of Ohio, and being a part Section 23, Township 9N, Range 14W, of the Ohio Company's Purchase, and being more particularly described as follows;

Being a Survey of a part of Lot 7-B of the Amended Plat of University Estates Phase I, as recorded in Plat Cabinet 558-A, in the Athens County Plat Records, said Lot 7-B conveyed to Citizens Bank of Logan, as recorded in O.R. 453, Page 1885, in the Athens County Deed Records, and being part of Auditor's Parcel No. A027-400007401, and further described as follows;

Commencing at an iron pin set on the South Right of Way line of Altamonte Drive (60' Wide R/W) marking the Southwest corner of "The Villas At Highpointe Village Phase 6", as recorded in O.R. 427, Page 170, and being the **PRINCIPLE PLACE OF BEGINNING** of the 0.878 Acre parcel herein to be described;

Thence with the boundary of "The Villas At Highpointe Village Phase 6", with the following three (3) courses and distances:

- 1) S 42°33'26" E 62.43 feet to an iron pin set;
- 2) S 61°51'30" E 51.92 feet to an iron pin set;
- 3) N 49°07'50" E 126.89 feet to an iron pin set marking the Northeast corner thereof;

Thence, S 42°33'26" E 24.27 feet to an iron pin set on the East line of Lot 7-B, and being on the West line of Lot 6;

Thence with the line between Lot 7-B and Lot 6, with the following two (2) courses and distances:

- 4) S 29°11'23" W 223.75 feet to an iron pin set;
- 5) S 17°20'32" W 32.62 feet to an iron pin set in the centerline of an "Emergency Access Road Easement" (60' Wide);

Thence with the a line across said Lot 7-B with the centerline of said "Emergency Access Road Easement", with the following two (2) courses and distances:

- 6) S 84°14'14" W 118.13 feet to an iron pin set;
- 7) N 77°49'21" W 43.76 feet to an iron pin set in the West line of said Lot 7-B, and being on the Right of Way Line of said Altamonte Drive;

Thence with the West line of said Lot 7-B, the same being the Right of Way Line of said Altamonte Drive, with the following two (2) courses and distances:

- 8) N 12°10'39" E 126.95 feet to a point of curvature;
- 9) With a curve to the right (radius = 270.00 feet, delta angle 26°06'33", arc length 123.04 feet) with a chord bearing N 25°13'58" E 121.98 feet to the **PLACE OF BEGINNING**.

Said parcel as surveyed contains 0.878 Acres, more or less, and subject to all legal easements, right of ways, restrictions, and zoning ordinances of record.

Bearings of the above description are based on the recorded Plat of Amended University Estates Phase I, as recorded in Plat Cabinet 558-A, in the Athens County Plat Records, and is an assumed Meridian used to denote angles only.

All iron pins set are 5/8" o.d. iron pins 30" long with red caps labeled "S.A. ENGLAND #S-7452".

The above description was prepared by S.A. England Surveying, under the direct supervision of Scott A. England, Ohio Registered Surveyor #S-7452 in May of 2011.

Dated 09/28/2011

2430-11AT-Clubhouse Description Checked for Scott A. England P.S.
 Mathematical Accuracy Ohio Registered Surveyor #7452

Athens County
ENGINEER'S OFFICE
 BY: S. Blause
 DATE: 9-29-11



EXHIBIT "A"

Plat of Survey

City of Athens, County of Athens, State of Ohio, part Section 15, pt. Fractional Section 6 & pt. Fractional Section 36, Twp. 11N, Range 14W.

PREPARED FOR:

Citizens Bank of Logan

PROPERTY LOCATION:

Situated in the City of Athens, County of Athens, State of Ohio, being a part of Section 15, part Fractional Section 6 & Fractional Section 36, Township 11N, Range 14W.

Being a Survey of a part of Lot 7B of University Estates, as recorded in Plat Cabinet 558-A, in the Athens County Plat Records, and being part of Auditor's Parcel No. A027-400007401.

The bearings of this plat are based on the recorded plat of University Estates, as recorded in Plat Cabinet 558-A, and is an assumed meridian used to denote angles only.

CURVE #1

Radius = 270.00'
Delta Angle = 26°06'33"
Arc Length = 123.04'
Chord = N 25°13'58" E
121.98'

LEGEND

- - 5/8" o.d. Iron Pin Found
- ⊙ - Iron Pin Set
5/8" Rebar 30" long with/red cap
Labeled S.A. England #7452
- △ - Mag Nail Found

- L1- S 42°33'26" E 62.43'
- L2- S 61°51'30" E 51.92'
- L3- S 71°08'24" W 33.12'
- L4- S 17°20'32" W 32.62'
- L5- N 77°49'21" W 43.76'

P.O.B.
0.878 Ac.

Bldg. 10-Site
0.385 Acres

P.O.B.
0.385 Ac.

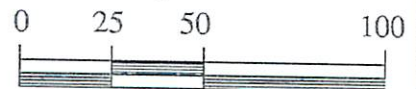
RELATED DOCUMENTS

- 1) O.D.O.T. R/W PLANS
Plan No. ATH-78-5.81'
- 2) Tax Maps

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: Scott A. England
DATE: 9-29-11

Graphic Scale



1 Inch = 50 Feet

PREPARED BY:

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I hereby certify that an actual survey of the premises was made, and that this plat is correct to the best of my knowledge.

10/06/2011

Date

Scott A. England, P.S.
Ohio Registered Surveyor #S-7452

