

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Brent Williams
DATE: 8/16/16

COUNTRYTYME LAND, LLC (GRANTOR)
19.169 ACRES

Situate in the Township of Athens, County of Athens, State of Ohio, being part of the Northwest Quarter of Section 33, Township 9 North, Range 14 West, Ohio Company Lands, and part of the Southwest Quarter of Section 34, Township 9 North, Range 14 West, Ohio Company Lands, and also being part of Farm Lot 172 in said Section 33 and said Section 34 and part of Farm Lot 175 in said Section 34, and also being part of an original 57.743 acre tract conveyed to Countrytyme Land, LLC as recorded in O. R. Volume 519, Page 2544, Athens County Official Records, and being bounded and described as follows:

Beginning at a 4 inch by 6 inch by 8 inch high stone (found), said stone being in the south line of said Farm Lot 175 in said Section 34, the northeast corner of said Farm Lot 172 in said Section 34, and the northwest corner of Farm Lot 173 in said Section 34, said stone also being a corner of a 25 acre tract conveyed to Connie Weser and Robert D. Haines (O. R. Volume 467, Page 1770, Fourth Tract, A.C.O.R.);

thence with the common line between said Farm Lot 172 and said Farm Lot 173, and also being with said 25 acre tract conveyed to said Connie Weser and Robert D. Haines, S.03Deg.25'46"W. 240.20 feet to a 5/8 inch diameter by 30 inch long iron rebar (set);

thence with a new division line through the original 57.743 acre tract of which this is a part, S.82Deg.06'42"W., passing a 5/8 inch diameter by 30 inch long iron rebar (set) at 788.24 feet, a total distance of 813.24 feet to a 1/4 inch diameter by 2 inch long iron spike (set) in the centerline of Salem Road (C-9);

thence with the centerline of said Salem Road for the next fifteen (15) calls:

- 1.) N.04Deg.27'10"W. 53.75 feet to a point;
- 2.) thence N.09Deg.52'54"W. 59.32 feet to a point;

- 3.) thence N.21Deg.50'01"W. 36.33 feet to a point;
- 4.) thence N.34Deg.38'24"W. 44.67 feet to a point;
- 5.) thence N.45Deg.14'43"W. 33.04 feet to a point;
- 6.) thence N.53Deg.54'40"W. 34.19 feet to a point;
- 7.) thence N.62Deg.57'35"W. 34.51 feet to a point;
- 8.) thence N.73Deg.47'58"W. 37.96 feet to a point;
- 9.) thence N.84Deg.22'38"W. 51.95 feet to a point;
- 10.) thence S.87Deg.36'37"W. 79.38 feet to a point;
- 11.) thence S.87Deg.45'27"W. 69.00 feet to a point;
- 12.) thence N.88Deg.46'01"W. 32.07 feet to a point;
- 13.) thence N.83Deg.27'31"W. 34.59 feet to a point;
- 14.) thence N.79Deg.34'48"W. 50.26 feet to a point;

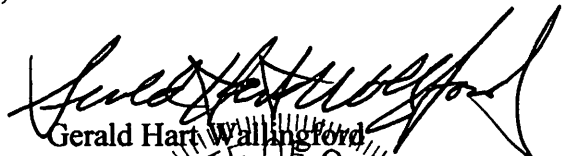
15.) thence N.83Deg.29'49"W. 37.27 feet to a ¼ inch diameter by 2 inch long iron spike (set), said spike being a corner of a 1.496 acre tract conveyed to The Athens Conservatory (O. R. Volume 461, Page 300, Parcel 2, A.C.O.R.);


thence leaving said Salem Road and with said 1.496 acre tract conveyed to said The Athens Conservatory, N.05Deg.48'00"E., passing 5/8 inch diameter iron rebars (found) at 25.00 feet and 181.32 feet, a total distance of 236.60 feet to a 5/8 inch diameter iron rebar (found), said rebar being in the line of a 14.064 acre tract conveyed to The Athens Conservatory (O. R. Volume 461, Page 300, Parcel 1, A.C.O.R.);

thence with said 14.064 acre tract conveyed to said The Athens Conservatory, N.48Deg.40'51"E. 877.35 feet to a 5/8 inch diameter iron rebar (found), said rebar being a corner of a 5.04 acre tract conveyed to The Athens Conservatory (O. R. Volume 504, Page 1547, A.C.O.R.);

thence with another new division line through said original 57.743 acre tract of which this is a part, S.42Deg.04'58"E. 986.95 feet to the place of beginning containing 0.756 acres in said Section 33 of said Athens Township and 18.413 acres in said Section 34 of said Athens Township, thereby conveying a total of 19.169 acres and being part of Auditor's Parcel Number A040040003700, and being subject to all legal rights-of-way and easements of record.

Bearings are based on the N.48Deg.40'51"E. line as recorded in O. R. Volume 519, Page 2544, A.C.O.R. The above legal description is based on an actual field survey performed by or under the direct supervision of Gerald Hart Wallingford, Registered Land Surveyor Number 6658, on May 26, 2016.


Gerald Hart Wallingford
Registered Land Surveyor Number 6658



The seal is circular with a double-line border. The outer ring contains the text "STATE OF OHIO" at the top and "REGISTERED SURVEYOR" at the bottom, separated by two small stars. The inner circle contains the text "GERALD HART WALLINGFORD" and "6658" in the center.

