

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blaise  
DATE: 10-14-93

THIS COPY TO ATHENS COUNTY ENGINEER'S



# SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER  
REGISTERED PROFESSIONAL LAND SURVEYOR

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

## TRACT ONE

Situated in Tract 11 of Allen's Bungalow Addition, Section 8, Town 9, Range 14, Athens City, Athens Township, Athens County, Ohio and described as follows:

Commencing at an iron pin set on the north right of way line of Mulligan Road at the southeast corner of Tract 11 of Allens Bungalow Addition and at the southeast corner of a 2.94 acre tract described in Volume 208 Page 521 of the Athens County Deed Records; thence on an assumed bearing along the north right of way line of said road North 73 degrees 14 minutes 55 seconds West, passing a set iron pin at 70.00 feet, for a total distance of 153.00 feet to a point at the southeast corner of a 0.90 acre tract described in Volume 306 Page 507 of the Athens County Deed Records, said point is witnessed by a found, bent iron pin which bears South 55 degrees 29 minutes 14 seconds West 1.13 feet and said point is THE TRUE POINT OF BEGINNING; thence continuing along said north right of way line, the following three bearings and distances: North 73 degrees 14 minutes 55 seconds West, a distance of 15.00 feet to a point witnessed by a found, bent iron pin which bears South 29 degrees 20 minutes 22 seconds West 1.15 feet; thence South 88 degrees 40 minutes 51 seconds West, a distance of 131.00 feet to an iron pin found; thence North 76 degrees 41 minutes 00 seconds West, a distance of 78.00 feet to a point at the southwest corner of said 0.90 acre tract and at the southeast corner of a 0.69 acre tract described in Volume 267 Page 389 of the Athens County Deed Records ; thence along the west line of said 0.90 acre tract and along the west line of the aforesaid 2.94 acre tract North 16 degrees 47 minutes 00 seconds East, a distance of 525.00 feet to a point at the northwest corner of said 2.94 acre tract and at the northeast corner of a 0.49 acre tract described in Volume 385 Page 117 ; thence along the north line of said 2.94 acre tract South 72 degrees 11 minutes 00 seconds East, a distance of 229.25 feet to a set iron pin; thence along a random line the following three bearings and distances: South 24 degrees 56 minutes 07 seconds West, a distance of 279.77 feet to an iron pin set; thence South 41 degrees 12 minutes 15 seconds West, a distance of 37.41 feet to an iron pin set; thence South 16 degrees 50 minutes 06 seconds West, a distance of 20.85 feet to an iron pin found at the northeast corner of aforesaid 0.90 acre tract; thence along the east line of said 0.90 acre tract South 0 degrees 00 minutes 18 seconds East, a distance of 149.98 feet to the POINT OF BEGINNING and containing 2.348 acres, and being a part of a 2.94 acre tract described in Volume 208 Page 521 of the Athens County Deed Records, and being all of a 0.90 acre tract described in Volume 306 Page 507 of the Athens County Official Deed Records.

Note: Unless otherwise noted, all set iron pins are 5/8 inch diameter rebar 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 Surveyor Number 6765 and based on a survey performed by Southeastern Land Surveys dated July 29, 1993.

Subject to all easements and right of ways of record.

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Athens #2

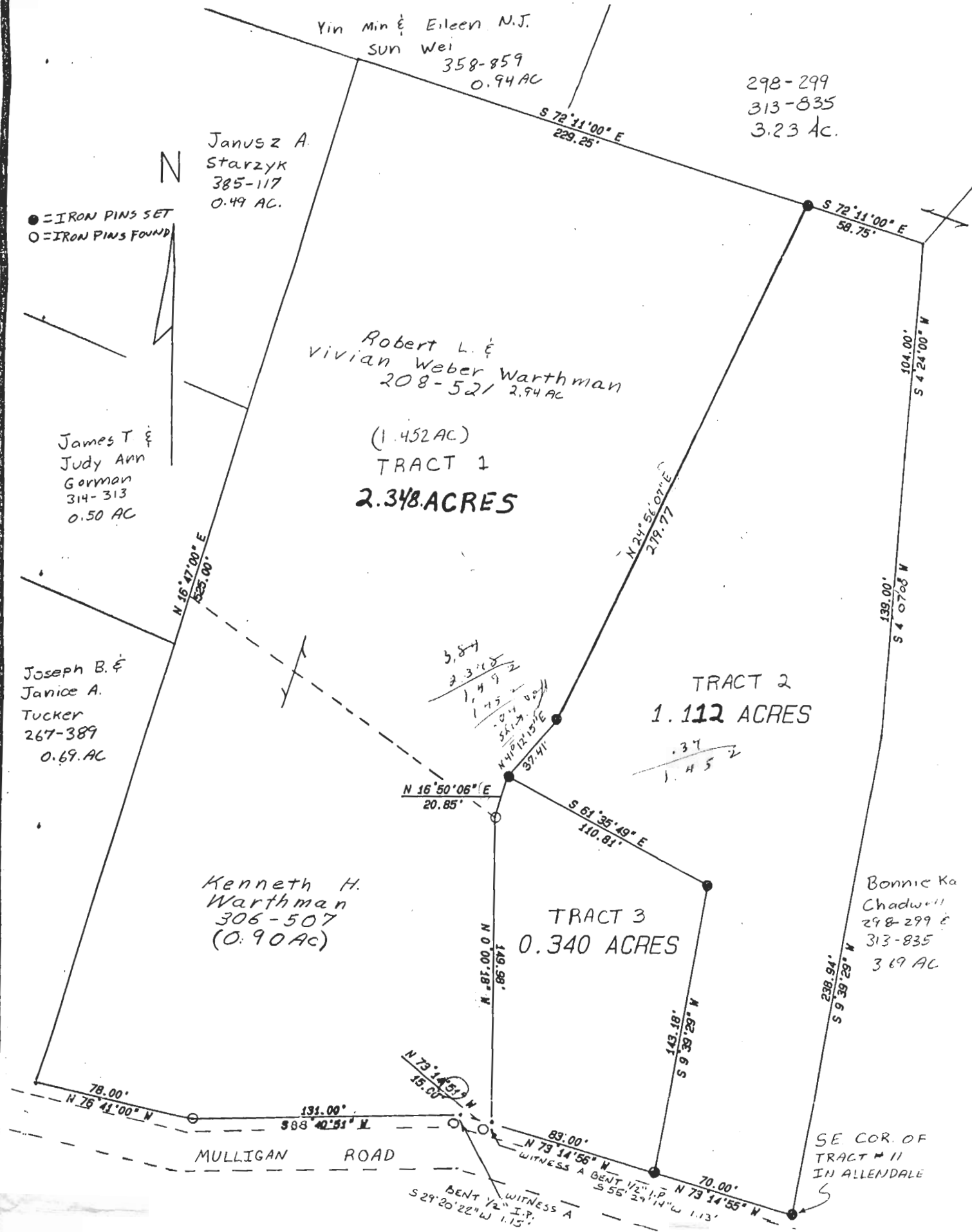
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Plat of Tracts 1-3 inclusive Scale 1" = 60

Surveyed for Vivian Warthman Date 7/29/93

Subdivision Tract #11 Allens Bungalow Addition

Township Athens Section 8 Town 9 Range 14

Corporation Athens County Athens State Ohio

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