



S.A. ENGLAND SURVEYING
 Professional Land Surveying
 P.O. Box 1770
 Buckeye Lake, Ohio 43008



E-mail: www.surveyohio.com

Phone: 740-323-0644

Fax: 740-323-0272

Ohio Phone: 1-800-551-5844

Legal Description
Tract 5: 2.483 Acres
Part Lot 80 & 81 University Estates Phase 2

Situated in the City of Athens, Township of Athens, County of Athens, State of Ohio, and being a part of Section 16, 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 80 & part Lot 81 of University Estates Phase 2, as recorded in Plat Envelope 363A, 363B, 364A, 364B, & 365A, as recorded in the Athens County Plat Records: Lot 80 & Lot 81 now conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, being part of Auditor's P.P.N. A02-74000096-00 & part P.P.N. A02-74000097-00, and further described as follows;

Commencing at an iron pin set marking the Southeast corner of said Lot 80, also being the Southwest corner of said Lot 81, being on the North line of a 350.543 Acres conveyed to H2 Development, LLC, as recorded in O.R. Book 481, Page 233, and being the **PRINCIPLE PLACE OF BEGINNING** of the **2.483 Acre** parcel here in to be described;

Thence, **N 09°59'55" E 208.68 feet** with the East line of said Lot 80, the same being the West line of Lot 81, to an iron pin set;

Thence, **N 31°15'23" W 397.73 feet** with a line across said Lot 80, of which this description is a part, to an iron pin set on the North line thereof, also being on the South Right of Way Line of University Estates Boulevard (60' Wide R/W);

Thence with a curve to the left along the South Right of Way Line of said University Estates Boulevard, the same being the North line of Lot 80 and extending along the North line of Lot 81 (radius = 1030.00 feet, delta angle 06°57'28", arc length = 125.08 feet) with a chord bearing **N 44°00'35" E 125.00 feet** to an iron pin set;

Thence, **S 43°29'54" E 553.55 feet** leaving University Estates Boulevard with a line across said Lot 81, to an iron pin set on the South line thereof, and being on the North line of said parcel conveyed to H2 Development, LLC;

Thence, **S 51°51'02" W 378.61 feet** with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to the **PRINCIPLE PLACE OF BEGINNING**, and containing **2.483 Acres**, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.

Subject to a 50 foot wide gas line easement, as recorded in Deed Book 215, Page 521.

The above described 2.483 Acre parcel contains 0.671 Acres in Lot 80 (P.P.N. A02-74000096-00) & 1.812 Acres in Lot 81 (P.P.N. A02-74000097-00).

The bearings of the above description are based using the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83).

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 October of 2022 & July of 2024.

Dated 7/30/24

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

Job No. 3967-24AT-Tract5

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

AUG 27 2024

Jill Davidson
 Athens County Auditor

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY:
 DATE: 7/30/24





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Ohio Phone: 1-800-551-5844

Legal Description
Tract 6: 2.221 Acres
Part Lot 81 University Estates Phase 2

Situated in the City of Athens, Township of Athens, County of Athens, State of Ohio, and being a part of Section 16, 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 81 of University Estates Phase 2, as recorded in Plat Envelope 363A, 363B, 364A, 364B, & 365A, as recorded in the Athens County Plat Records: Lot 81 now conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, being part of Auditor's P.P.N. A02-74000097-00, and further described as follows;

Commencing at an iron pin set marking the Southeast corner of said Lot 80, also being the Southwest corner of said Lot 81, being on the North line of a 350.543 Acres conveyed to H2 Development, LLC, as recorded in O.R. Book 481, Page 233;

Thence, N 51°51'02" E 378.61 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to an iron pin set, and being the **PRINCIPLE PLACE OF BEGINNING**, of the **2.221 Acre** parcel here in to be described;

Thence, N 43°29'54" W 553.55 feet with a line across said Lot 81 to an iron pin set on the North line thereof, also being on the South Right of Way Line of University Estates Boulevard (60' Wide R/W);

Thence with a curve to the left along the South Right of Way Line of said University Estates Boulevard, the same being the North line of Lot 81 (radius = 1030.00 feet, delta angle 07°47'38", arc length = 140.11 feet) with a chord bearing N 36°38'03" E 140.00 feet to an iron pin set;

Thence, S 49°21'33" E 599.32 feet leaving University Estates Boulevard with a line across said Lot 81, to an iron pin set on the South line thereof, and being on the North line of said parcel conveyed to H2 Development, LLC;

Thence, S 51°51'02" W 200.00 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to the **PRINCIPLE PLACE OF BEGINNING**, and containing **2.221 Acres**, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.

Subject to a 50 foot wide gas line easement, as recorded in Deed Book 215, Page 521.

The bearings of the above description are based using the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83).

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 October of 2022 & July of 2024.

Dated 7/26/24
 Job No. 3967-24AT-Tract6

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

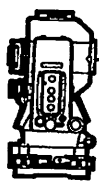
Legal Description Pre-Approval
APPROVED
 All transfers are subject to
 Athens County Conveyance Standards

AUG 27 2024

Jill Davidson
 Athens County Auditor

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY:
 DATE: 7/30/24





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Ohio Phone: 1-800-551-5844

Legal Description Tract 7: 2.389 Acres Part Lot 81 & Lot 82 of University Estates Phase 2

Situated in the City of Athens, Township of Athens, County of Athens, State of Ohio, and being a part of Section 16, 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 81 & Lot 82 of University Estates Phase 2, as recorded in Plat Envelope 363A, 363B, 364A, 364B, & 365A, as recorded in the Athens County Plat Records: Lot 81 now conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, being part of Auditor's P.P.N. A02-74000097-00 & part P.P.N. A02-74000098-00, and further described as follows;

Commencing at an iron pin set marking the Southeast corner of said Lot 80, also being the Southwest corner of said Lot 81, being on the North line of a 350.543 Acres conveyed to H2 Development, LLC, as recorded in O.R. Book 481, Page 233;

Thence, N 51°51'02" E 578.61 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to an iron pin set, being the **PRINCIPLE PLACE OF BEGINNING**, of the 2.221 Acre parcel here in to be described, and passing over an iron pin set at 378.61 feet;

Thence, N 49°21'33" W 599.32 feet with a line across said Lot 81 to an iron pin set on the North line thereof, also being on the South Right of Way Line of University Estates Boulevard (variable width R/W);

Thence with the North line of said Lot 81 and extending along the North line of said Lot 82, the same being the South Right of Way Line of said University Estates Boulevard, with the following four (4) courses and distances:

- 1) With a curve to the left (radius = 1030.00 feet, delta angle 04°18'54", arc length = 77.57 feet) with a chord bearing N 30°34'48" E 77.56 feet to a point;
- 2) N 55°26'38" E 67.58 feet to a point;
- 3) S 28°27'38" E 10.00 feet to a point;
- 4) With a curve to the left (radius = 290.00 feet, delta angle 05°38'17", arc length = 28.55 feet) with a chord bearing N 58°43'13" E 28.54 feet to an iron pin set;

Thence, S 49°57'34" E 611.46 feet leaving University Estates Boulevard with a line across said Lot 81 & Lot 82, to an iron pin set on the South line of Lot 81, and being on the North line of said parcel conveyed to H2 Development, LLC;

Thence, S 51°51'02" W 175.00 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to the **PRINCIPLE PLACE OF BEGINNING**, and containing 2.389 Acres, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.

Subject to a 50 foot wide gas line easement, as recorded in Deed Book 215, Page 521.

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

AUG 27 2024

Jill Davidson
Athens County Auditor



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The above described 2.389 Acre parcel contains 0.437 Acres in Lot 81 (P.P.N. A02-74000097-00) & 2.045 Acres in Lot 82 (P.P.N. A02-74000098-00).

The bearings of the above description are based using the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83).

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 October of 2022 & July of 2024.

Dated 2/29/24



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

Job No. 3967-24AT-Tract7

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: 
 DATE: 7/30/24



AUG 27 2024



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Legal Description
Tract 8: 2.482 Acres
Part Lot 81 & Lot 82 of University Estates Phase 2

Situated in the City of Athens, Township of Athens, County of Athens, State of Ohio, and being a part of Section 16, 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 81 & Lot 82 of University Estates Phase 2, as recorded in Plat Envelope 363A, 363B, 364A, 364B, & 365A, as recorded in the Athens County Plat Records: Lot 81 now conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, being part of Auditor's P.P.N. A02-74000097-00 & part P.P.N. A02-74000098-00, and further described as follows;

Commencing at an iron pin set marking the Southeast corner of said Lot 80, also being the Southwest corner of said Lot 81, being on the North line of a 350.543 Acres conveyed to H2 Development, LLC, as recorded in O.R. Book 481, Page 233;

Thence, N 51°51'02" E 753.61 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to an iron pin set, being the **PRINCIPLE PLACE OF BEGINNING**, of the **2.482 Acre** parcel here in to be described, and passing over an iron pins set at 378.61 feet and 578.61 feet;

Thence, N 49°57'34" W 611.46 feet with a line across said Lot 81 & Lot 82, to an iron pin set on the North line thereof, and being on the South line of University Estates Boulevard (R/W Widths Vary);

Thence with the North line of Lot 82, also being on the South Right of Way Line of University Estates Boulevard (variable width R/W), with a curve to the left (radius = 290.00 feet, delta angle 21°09'56", arc length = 107.13 feet) with a chord bearing N 45°19'02" E 106.52 feet to an iron pin set;

Thence, S 62°51'20" E 574.26 feet leaving University Estates Boulevard with a line across said Lot 81 & Lot 82, to an iron pin set on the East line of Lot 81, and being on the North line of said parcel conveyed to H2 Development, LLC;

Thence with the East & South line of Lot 81, the same being the boundary of said parcel conveyed to H2 Development, LLC, with the following two (2) courses and distances:

- 1) S 10°57'12" E 100.00 feet to an iron pin set;
- 2) S 51°51'02" W 175.00 feet to the **PRINCIPLE PLACE OF BEGINNING**.

Said parcel contains **2.482 Acres**, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.


The above described 2.482 Acre parcel contains 2.327 Acres in Lot 81 (P.P.N. A02-74000097-00) & 0.155 Acres in Lot 82 (P.P.N. A02-74000098-00).

The bearings of the above description are based using the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83).

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 October of 2022 & July of 2024.

Dated 7/16/24


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



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE

BY: 
 DATE: 7/30/24



S.A. ENGLAND SURVEYING

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Legal Description Tract 9: 2.580 Acres Part Lot 81 & Lot 82 of University Estates Phase 2

Situated in the City of Athens, Township of Athens, County of Athens, State of Ohio, and being a part of Section 16 & part Section 17, 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 81 & Lot 82 of University Estates Phase 2, as recorded in Plat Envelope 363A, 363B, 364A, 364B, & 365A, as recorded in the Athens County Plat Records: Lot 81 now conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, being part of Auditor's P.P.N. A02-74000097-00 & part P.P.N. A02-74000098-00, and further described as follows;

Commencing at an iron pin set marking the Southeast corner of said Lot 80, also being the Southwest corner of said Lot 81, being on the North line of a 350.543 Acres conveyed to H2 Development, LLC, as recorded in O.R. Book 481, Page 233;

Thence, N 51°51'02" E 928.61 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to an iron pin set at the Southeast corner of Lot 81, and passing over iron pins set at 378.61 feet, 578.61 feet, and 753.61 feet respectively;

Thence, N 10°57'12" W 100.00 feet with the East line of said Lot 81, also being the boundary of said parcel conveyed to H2 Development, LLC, to an iron pin set, and being the **PRINCIPLE PLACE OF BEGINNING**, of the **2.580 Acre** parcel here in to be described;

Thence, N 62°51'20" W 574.26 feet with a line across said Lot 81 and extending across Lot 82, to an iron pin set on the North line of Lot 82, also being on the South Right of Way Line of University Estates Boulevard (variable width R/W);

Thence with the North line of said Lot 82, the same being the South Right of Way Line of said University Estates Boulevard, with the following four (4) courses and distances:

- 1) With a curve to the left (radius = 290.00 feet, delta angle 17°00'20", arc length = 86.07 feet) with a chord bearing N 26°13'53" E 85.76 feet to a point;
- 2) N 17°59'51" E 85.78 feet to a point;
- 3) With a curve to the right (radius = 122.50 feet, delta angle 15°36'50", arc length = 33.38 feet) with a chord bearing N 25°48'17" E 33.28 feet to a point of curvature;
- 4) With a curve to the left (radius = 96.32 feet, delta angle 07°44'17", arc length = 13.01 feet) with a chord bearing N 29°09'28" E 13.00 feet to an iron pin set;

Thence, S 57°49'51" E 269.72 feet leaving University Estates Boulevard with a line across said Lot 82, to an iron pin set on the South line thereof, and being on the North line of Lot 81;

Thence, N 49°31'55" E 153.31 feet with the South line of said Lot 82, also being the North line of Lot 81, to an iron pin set on the East line thereof, also being the West line of said parcel conveyed to H2 Development, LLC;

Thence, S 10°57'12" E 425.47 feet with the East line of said Lot 81, the same being the West line of said parcel conveyed to H2 Development, LLC, to the **PRINCIPLE PLACE OF BEGINNING**, and containing **2.580 Acres**, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.



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The above described 2.580 Acre parcel contains 1.650 Acres in Lot 81 (P.P.N. A02-74000097-00) & 0.930 Acres in Lot 82 (P.P.N. A02-74000098-00).

The bearings of the above description are based using the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83).


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 October of 2022 & July of 2024.

Dated 7/26/24


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

Job No. 3967-24AT-Tract9

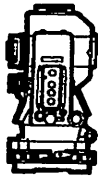
Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: 
 DATE: 7/30/24



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

AUG 27 2024

Jill Davidson
 Athens County Auditor



S.A. ENGLAND SURVEYING

Professional Land Surveying
P.O. Box 1770
Buckeye Lake, Ohio 43008



E-mail: www.surveyohio.com

Phone: 740-323-0644

Fax: 740-323-0272

Ohio Phone: 1-800-551-5844

Legal Description Tract 10: 1.551 Acres Part Lot 82 of University Estates Phase 2

Situated in the City of Athens, Township of Athens, County of Athens, State of Ohio, and being a part of Section 17, 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 82 of University Estates Phase 2, as recorded in Plat Envelope 363A, 363B, 364A, 364B, & 365A, as recorded in the Athens County Plat Records: Lot 81 now conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, being part of Auditor's P.P.N. A02-74000098-00, and further described as follows;

Commencing at an iron pin set marking the Southeast corner of said Lot 80, also being the Southwest corner of said Lot 81, being on the North line of a 350.543 Acres conveyed to H2 Development, LLC, as recorded in O.R. Book 481, Page 233;

Thence, N 51°51'02" E 928.61 feet with the South line of said Lot 81, of which this description is a part, also being the North line of said parcel conveyed to H2 Development, LLC, to an iron pin set at the Southeast corner of Lot 81, and passing over iron pins set at 378.61 feet, 578.61 feet, and 753.61 feet respectively;

Thence, N 10°57'12" W 525.47 feet with the East line of said Lot 81, also being the boundary of said parcel conveyed to H2 Development, LLC, to an iron pin set, being the Southeast corner of Lot 82, being the **PRINCIPLE PLACE OF BEGINNING**, of the 1.551 Acre parcel here in to be described, and passing over an iron pin set at 100.00 feet;

Thence, S 49°31'55" W 153.31 feet with the North line of Lot 81, also being the South line of Lot 82, to an iron pin set;

Thence, N 57°49'51" W 269.72 feet with a line across said Lot 82, to an iron pin set on the North line thereof, and being on the South Right of Way Line of University Estates Boulevard (variable width R/W);

Thence with the North line of said Lot 82, the same being the South Right of Way Line of said University Estates Boulevard, with the following three (3) courses and distances:

- 1) With a curve to the left (radius = 96.32 feet, delta angle 47°54'45", arc length = 80.55 feet) with a chord bearing N 01°19'57" E 78.22 feet to a point;
- 2) With a curve to the right (radius = 22.50 feet, delta angle 43°11'09", arc length = 16.96 feet) with a chord bearing N 01°38'56" W 16.56 feet to a point of curvature;
- 3) N 19°57'07" E 106.81 feet to an iron pin set;

Thence leaving University Estates Boulevard with the North line of Lot 82, also being the South line of a 1.520 Acre parcel conveyed to Abbot P. Smith, IV, as recorded in O.R. Book 457, Page 1340, with the following two (2) courses and distances:

- 1) S 70°13'56" E 93.84 feet to an iron pin set at a point of curvature;
- 2) With a curve to the right (radius = 375.00 feet, delta angle 47°25'15", arc length = 310.37 feet) with a chord bearing S 46°31'18" E 301.59 feet to the **PRINCIPLE PLACE OF BEGINNING**.

Said parcel as surveyed contains 1.551 Acres, more or less, and is subject to all legal easements, right of ways, zoning restrictions, and ordinances of record.



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The bearings of the above description are based using the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83).


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 October of 2022 & July of 2024.

Dated 8/16/24


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

Job No. 3967-24AT-Tract10

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: 
 DATE: 8/20/24



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

AUG 27 2024

Jill Davidson
 Athens County Auditor

Plat of Survey

City of Athens, Township of Athens, County of Athens, State of Ohio, being part of Section 16 & Section 17, Township 9N, Range 14W, of the Ohio Company's Purchase, and being part of Lot 80-82 inclusive of University Estates Phase 2, as recorded in Plat Envelope 563A, 563B, 564A, 564B, & 565A.

SITUATE

Being a Survey of a part of 3 Parcels conveyed to Helios Ventures, LLC, as recorded in O.R. Book 496, Page 975, in the Athens County Deed Records, and being all of Auditor's P.P.N. A02-74000096-00 (Lot 80), P.P.N. A02-74000097-00, (Lot 81), & A02-74000098-00 (Lot 81)

*Tract 8 contains 2.327 Acres in P.P.N. A02-74000097-00 & 0.155 Acres in P.P.N. A02-74000098-00.

**Tract 7 contains 0.437 Acres in P.P.N. A02-74000097-00 & 2.045 Acres in P.P.N. A02-74000098-00.

BASIS OF BEARINGS:

The bearings of this plat are based on the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone (2011 NAD83).

LINE TABLE

No.	Bearing	Distance
L1	N 55°26'38" E	67.58'
L2	S 28°27'38" E	10.00'
L3	N 17°59'51" E	85.78'
L4	N 19°57'07" E	106.81'
L5	S 70°13'56" E	93.84'
L6	S 70°13'56" E	22.81'
L7	S 08°39'16" W	79.44'

Related Documents:

Plat of University Estates Phase 2 Plat Envelope 563A, 563B, 564A, 564B, and 565A.

H2 Development, LLC
350,543 Acres
O.R. Book 481, Page 233

P.O.B. Tract 9

Description Checked for Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

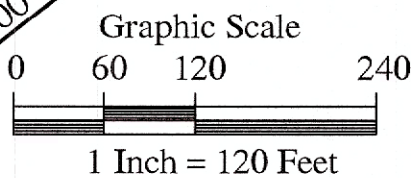
BY: *Scott A. England*
DATE: 8/20/24

Prepared By:

S.A. ENGLAND SURVEYING
Professional Land Surveying
P.O. Box 803
Buckeye Lake, Ohio 43008
PH: 740-323-0644
email: saengland@surveyohio.com

LEGEND

- - Iron Pin Set
- 5/8" Rebar 30" long w/ Red Cap
- Labeled S.A. England #7452



CURVE TABLE

No.	Radius	Delta Angle	Arc Length	Chord Bearing & Distance
C5	1030.00'	06°57'28"	125.08'	N 44°00'35" E 125.00'
C6	1030.00'	07°47'38"	140.11'	N 36°38'03" E 140.00'
C7	1030.00'	04°18'54"	77.57'	N 30°34'48" E 77.56'
C8	290.00'	05°38'17"	28.55'	N 58°43'13" E 28.54'
C9	290.00'	21°09'56"	107.13'	N 45°19'02" E 106.52'
C10	290.00'	17°00'20"	86.07'	N 26°13'53" E 85.76'
C11	122.50'	15°36'50"	33.38'	N 25°48'17" E 33.28'
C12	96.32'	07°44'17"	13.01'	N 29°09'28" E 13.00'
C13	96.32'	47°54'45"	80.55'	N 01°19'57" E 78.22'
C14	22.50'	43°11'09"	16.96'	N 01°38'56" E 16.56'
C15	375.00'	47°25'15"	310.37'	S 46°31'18" E 301.59'



P.O.B.: Tract 5
SW Corner Lot 81
SE Corner Lot 80
University Estates 2

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

Dated 8/16/24
Scott A. England, P.S.
Ohio Registered Surveyor #7452

