

PIONEER ENGINEERING & SURVEYING, LLC

P.O. Box 172, Beverly, Ohio 45715 Phone (740) 984-4476

**DESCRIPTION OF PROPERTY  
RAYMOND CHARLES FISCHER & WANDA JUNE FISCHER  
TRACT 1**

DESCRIPTION OF PROPERTY - TRACT 1

Situated in The State of Ohio, Athens County, Bern Township, Town. 7, Range 12, Section No. 28, Fraction No. 35, Reference Deed, OR 210, Page 298 and Auditor No. D010010025000.

Being part of the Northern Portion of Section No. 28 and Bounded on the north by Wayne Gilchrist, OR 201, Page 791 and Raymond Charles Fischer, OR 210, Page 298, on the east by Raymond Charles Fischer, OR 210, Page 298, Tract 2, on the south by Adkins Timber, OR 442, Page 1851 and Merrill Langel, Vol. 374, Page 2 and on the west by Merrill Langel, Vol. 374, Page 2 and the Unincorporated Village of Lathrop and being more precisely described as follows:

Beginning at an 5/8" capped iron pin set by R. Roush S-7999 at the Southeast Corner of Fraction No. 35 in Section No. 28, thence along the South Line of Fraction No. 35 and bearing S 88° 36' 13" W, 1212.48 feet to a 5/8" capped iron pin set by R. Roush S-7999, said 5/8" capped iron pin set by R. Roush S-7999 on the South Line of Fraction No. 35 in Section No. 28 being the **true place of beginning**;

Thence continuing along the South Line of Fraction No. 35 and a line common to Adkins Timber, OR 442, Page 1851 and Merrill Langel, Vol. 374, Page 2, bearing S 88° 36' 13" W, 1361.88 feet to a 24" Diameter Oak Tree, passing thru 5/8" capped iron pins set by R. Roush S-7999 at 299.25 feet and 1351.88 feet;

Thence leaving the South Line of Fraction No. 35 and a line common to Merrill Langel, Vol. 374, Page 2 and the Unincorporated Village of Lathrop, bearing N 12° 57' 38" W, 1805.39 feet to a 1" uncapped iron pin found, passing thru 5/8" capped iron pin set by R. Roush S-7999 at 1505.39 feet;

Thence along a line common to Wayne Gilchrist, OR 201, Page 791, bearing S 50° 29' 57" E, 134.97 feet to a 1" uncapped iron pin found in the Centerline of Bern Township Road No. 512 (Lathrop Rd.);

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298 and along the Centerline of Bern Township Road No. 512 (Lathrop Rd.) with the following 6 courses:

Bearing S 77° 25' 26" E, 61.18 feet to a point;  
Thence S 85° 05' 10" E, 93.51 feet to a point;  
Thence S 88° 33' 52" E, 95.90 feet to a point;  
Thence S 68° 03' 52" E, 60.98 feet to a point;  
Thence S 57° 40' 03" E, 88.24 feet to a point;  
Thence S 57° 22' 14" E, 76.25 feet to a point at the end of Bern Township Road No. 512 (Lathrop Rd.);

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298 and along the Centerline of a Private Drive with the following 15 courses:

Bearing S 57° 22' 14" E, 14.87 feet to a point;  
Thence S 56° 50' 31" E, 93.70 feet to a point;  
Thence S 74° 24' 04" E, 93.19 feet to a point;  
Thence S 80° 13' 40" E, 160.94 feet to a point;  
Thence S 79° 01' 33" E, 93.37 feet to a point;  
Thence S 77° 25' 49" E, 95.18 feet to a point;  
Thence S 77° 36' 47" E, 92.82 feet to a point;  
Thence S 77° 52' 18" E, 93.63 feet to a point;  
Thence S 78° 29' 56" E, 93.32 feet to a point;  
Thence S 80° 02' 29" E, 93.23 feet to a point;  
Thence S 79° 25' 53" E, 89.56 feet to a point;  
Thence S 72° 56' 23" E, 92.34 feet to a point;  
Thence S 39° 53' 13" E, 90.53 feet to a point;  
Thence S 17° 22' 02" E, 89.87 feet to a point;  
Thence S 54° 56' 49" E, 15.00 feet to a point on the Centerline;

Thence leaving the Centerline of the Private Drive and a line common to Raymond Charles Fischer, OR 210, Page 298, Tract 1, bearing S 35° 03' 11" W, 20.00 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298, Tract 1, bearing S 54° 56' 49" E, 79.99 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298, Tract 1, bearing S 00° 04' 30" E 1011.41 feet to a 5/8" capped iron pin set by R. Roush S-7999 on the South Line of Fraction No. 35 in Section No. 28;

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: S. Blauer  
DATE: 9-21-12

Said 5/8" capped iron pin set by R. Roush S-7999 on the South Line of Fraction No. 35 in Section No. 28 being the **true place of beginning**.

Containing 50.000 acres more or less.

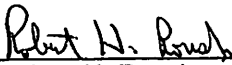
**RIGHT-OF-WAY**

The above description includes the following 40 ft. easement through the parcel of land owned by Raymond Charles Fischer & Wanda June Fischer, OR 210, Page 298. Beginning at a point on the Centerline at the end of Bern Township Road No. 512 (Lathrop Rd.), located N 90° 00' 00" E, 2428.34 ft. and S 00° 04' 30" E, 625.34 ft. from the Northeast Corner of Section No. 28, said point being the beginning of the centerline of the 40 ft. easement; Bearing S 57° 22' 14" E 14.87 feet to a point; thence S 56° 50' 31" E, 93.70 feet to a point, thence S 74° 24' 04" E, 93.19 feet to a point, thence S 80° 13' 40" E, 160.94 feet to a point, thence S 79° 01' 33" E, 93.37 feet to a point, thence S 77° 25' 49" E, 95.18 feet to a point, thence S 77° 36' 47" E, 92.82 feet to a point, thence S 77° 52' 18" E, 93.63 feet to a point, thence S 78° 29' 56" E, 93.32 feet to a point, thence S 80° 02' 29" E, 93.23 feet to a point, thence S 79° 25' 53" E, 89.56 feet to a point, thence S 72° 56' 23" E, 92.34 feet to a point, thence S 39° 53' 13" E 90.53 feet to a point, thence S 17° 22' 02" E, 89.87 feet to a point, thence S 54° 56' 49" E, 15.00 feet to a point at the end of this right-of-way. The purpose of the 40 ft. easement is to provide access to the Raymond Charles Fischer & Wanda June Fischer, OR 210, Page 298, Tract 2 Property.

Basis of bearings of the above surveyed tract: Bearing of the East Line of Section No. 28 was assumed as North 00° 04' 30" West.

SUBJECT to all rights of way, easements, leases and restrictions of record.

The above description based on a field survey performed by Pioneer Engineering and Surveying, LLC on September 16, 2012, under the direction of Robert H. Roush PE, PS S-7999.

  
\_\_\_\_\_  
Robert H. Roush  
S-7999

September 20, 2012  
Date



**PIONEER ENGINEERING & SURVEYING, LLC**

P.O. Box 172, Beverly, Ohio 45715 Phone (740) 984-4476

**DESCRIPTION OF PROPERTY  
RAYMOND CHARLES FISCHER & WANDA JUNE FISCHER  
TRACT 2**

**DESCRIPTION OF PROPERTY - TRACT 2**

Situated in The State of Ohio, Athens County, Bern Township, Town. 7, Range 12, Section No. 28, Fraction No. 35, Reference Deed, OR 210, Page 298 and Auditor No. D010010025000.

Being part of the Northern Portion of Section No. 28 and Bounded on the north by Raymond Charles Fischer, OR 210, Page 298, on the east by Shelley Wetherill, OR 459, Page 240 (Section No. 22, Fraction No. 23), on the south by Adkins Timber, OR 442, Page 1851 and on the west by Raymond Charles Fischer, OR 210, Page 298, Tract 1 and being more precisely described as follows:

Beginning at an 5/8" capped iron pin set by R. Roush S-7999 at the Southeast Corner of Fraction No. 35 in Section No. 28, said 5/8" capped iron pin set by R. Roush S-7999 at the Southeast Corner of Fraction No. 35 in Section No. 28 being the true place of beginning;

Thence continuing along the South Line of Fraction No. 35 and a line common to Adkins Timber, OR 442, Page 1851, bearing S 88° 36' 13" W, 1212.48 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence leaving the South Line of Fraction No. 35 and a line common to Raymond Charles Fischer, OR 210, Page 298, Tract 1, bearing N 00° 04' 30" W, 1011.41 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298, Tract 1, bearing N 54° 56' 49" W, 79.99 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298 and Raymond Charles Fischer, OR 210, Page 298, Tract 1, bearing N 35° 03' 11" E, 40.00 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Raymond Charles Fischer, OR 210, Page 298, bearing S 77° 31' 20" E, 1285.28 feet to a 5/8" capped iron pin set by R. Roush S-7999 on the East Line on Section No. 28 (Fraction No. 35);

Thence along the East Line on Section No. 28 (Fraction No. 35) and a line common to Shelley Wetherill, OR 459, Page 240 (Section No. 22, Fraction No. 23), bearing S 00° 04' 30" E, 782.85 feet to a 5/8" capped iron pin set by R. Roush S-7999 at the Southeast Corner of Fraction No. 35 in Section No. 28;

Said 5/8" capped iron pin set by R. Roush S-7999 at the Southeast Corner of Fraction No. 35 in Section No. 28 being the true place of beginning.

Containing 25.999 acres more or less.

Checked for  
Mathematical Accuracy  
Athens County

ENGINEER'S OFFICE

BY: S. Blausen

DATE: 9-21-12

**RIGHT-OF-WAY**

The above description includes the following 40 ft. easement through the parcel of land owned by Raymond Charles Fischer & Wanda June Fischer, OR 210, Page 298 and Raymond Charles Fischer & Wanda June Fischer, OR 210, Page 298, Tract 1. Beginning at a point on the Centerline at the end of Bern Township Road No. 512 (Lathrop Rd.), located N 90° 00' 00" E, 2428.34 ft. and S 00° 04' 30" E, 625.34 ft. from the Northeast Corner of Section No. 28, said point being the beginning of the centerline of the 40 ft. easement; Bearing S 57° 22' 14" E 14.87 feet to a point; thence S 56° 50' 31" E, 93.70 feet to a point, thence S 74° 24' 04" E, 93.19 feet to a point, thence S 80° 13' 40" E, 160.94 feet to a point, thence S 79° 01' 33" E, 93.37 feet to a point, thence S 77° 25' 49" E, 95.18 feet to a point, thence S 77° 36' 47" E, 92.82 feet to a point, thence S 77° 52' 18" E, 93.63 feet to a point, thence S 78° 29' 56" E, 93.32 feet to a point, thence S 80° 02' 29" E, 93.23 feet to a point, thence S 79° 25' 53" E, 89.56 feet to a point, thence S 72° 56' 23" E, 92.34 feet to a point, thence S 39° 53' 13" E 90.53 feet to a point, thence S 17° 22' 02" E, 89.87 feet to a point, thence S 54° 56' 49" E, 15.00 feet to a point at the end of this right-of-way. The purpose of the 40 ft. easement is to provide access to the above described parcel.

Basis of bearings of the above surveyed tract: Bearing of the East Line of Section No. 28 was assumed as North 00° 04' 30" West.

SUBJECT to all rights of way, easements, leases and restrictions of record.

The above description based on a field survey performed by Pioneer Engineering and Surveying, LLC on September 16, 2012, under the direction of Robert H. Roush PE, PS S-7999.

Robert H. Roush  
Robert H. Roush  
S-7999

September 20, 2012  
Date





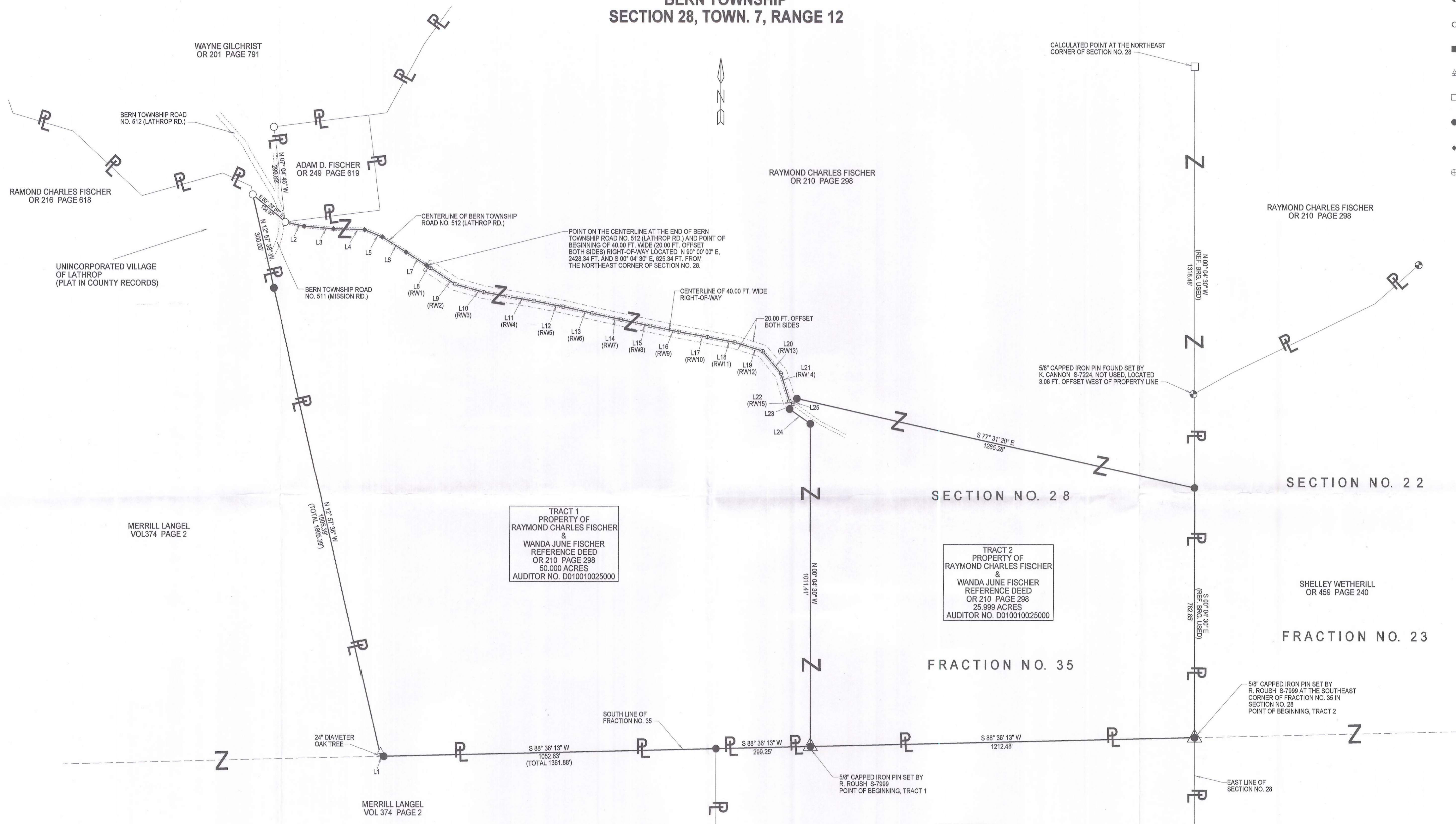


ATHENS COUNTY, OHIO  
 BERN TOWNSHIP  
 SECTION 28, TOWN. 7, RANGE 12

LEGEND

- MONUMENT FOUND 5/8" CAPPED IRON PIN (K. CANNON S-7224)
- MONUMENT FOUND 1" UNCAPPED IRON PIN
- MONUMENT FOUND 3" X 14" STONE WITH 1/4" CUT IN TOP
- △ MONUMENT FOUND 24" DIAMETER OAK TREE
- CALCULATED POINT NORTHEAST CORNER SECTION NO. 28
- MONUMENT SET 5/8" CAPPED IRON PIN (R. ROUSH S-7999)
- ◆ CENTERLINE POINT BERN TWP. RD. NO. 512 (LATHROP RD.)
- ⊕ CENTERLINE POINT 40.00 FT. WIDE RIGHT-OF-WAY

Bearings shown hereon are to an assumed meridian and are used to denote angles only.



TRACT 1  
 PROPERTY OF  
 RAYMOND CHARLES FISCHER  
 &  
 WANDA JUNE FISCHER  
 REFERENCE DEED  
 OR 210 PAGE 298  
 50.000 ACRES  
 AUDITOR NO. D010010025000

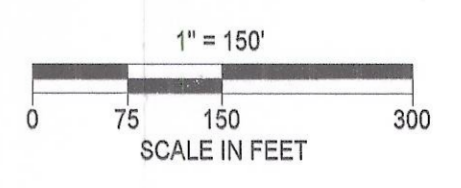
TRACT 2  
 PROPERTY OF  
 RAYMOND CHARLES FISCHER  
 &  
 WANDA JUNE FISCHER  
 REFERENCE DEED  
 OR 210 PAGE 298  
 25.999 ACRES  
 AUDITOR NO. D010010025000

RIGHT-OF-WAY CENTERLINE  
 (20.00 FT. OFFSET BOTH SIDES)

NUMBER	DIRECTION	DISTANCE
L1	S 88° 36' 13" W	10.00'
L2	S 77° 25' 26" E	61.18'
L3	S 85° 05' 10" E	93.51'
L4	S 88° 33' 52" E	95.90'
L5	S 68° 03' 52" E	60.98'
L6	S 57° 40' 03" E	88.24'
L7	S 57° 22' 14" E	78.25'
L8	S 57° 22' 14" E	14.87'
L9	S 56° 50' 31" E	93.70'
L10	S 74° 24' 04" E	93.19'
L11	S 80° 13' 40" E	160.94'
L12	S 79° 01' 33" E	93.37'

NUMBER	DIRECTION	DISTANCE
L13	S 77° 25' 49" E	95.18'
L14	S 77° 36' 47" E	92.82'
L15	S 77° 52' 18" E	93.63'
L16	S 78° 29' 56" E	93.32'
L17	S 80° 02' 29" E	93.23'
L18	S 79° 25' 53" E	89.56'
L19	S 72° 56' 23" E	92.34'
L20	S 39° 53' 13" E	90.53'
L21	S 17° 22' 02" E	89.87'
L22	S 54° 56' 49" E	15.00'
L23	S 35° 03' 11" W	20.00'
L24	S 54° 56' 49" E	79.99'
L25	N 35° 03' 11" E	20.00'

NUMBER	DIRECTION	DISTANCE
RW1	S 57° 22' 14" E	14.87'
RW2	S 56° 50' 31" E	93.70'
RW3	S 74° 24' 04" E	93.19'
RW4	S 80° 13' 40" E	160.94'
RW5	S 79° 01' 33" E	93.37'
RW6	S 77° 25' 49" E	95.18'
RW7	S 77° 36' 47" E	92.82'
RW8	S 77° 52' 18" E	93.63'
RW9	S 78° 29' 56" E	93.32'
RW10	S 80° 02' 29" E	93.23'
RW11	S 79° 25' 53" E	89.56'
RW12	S 72° 56' 23" E	92.34'
RW13	S 39° 53' 13" E	90.53'
RW14	S 17° 22' 02" E	89.87'
RW15	S 54° 56' 49" E	15.00'



ROBERT H. ROUSH  
 OHIO REG. NO. S-7999  
 DATE 9-20-2012

RAYMOND CHARLES FISCHER  
 &  
 WANDA JUNE FISCHER  
 PIONEER ENGINEERING AND SURVEYING, L.L.C.  
 P.O. BOX 172 BEVERLY, OHIO 45716  
 PHONE: 740-894-4476  
 DATE: 9/16/2012

Description Checked for  
 Mathematical Accuracy  
 Athens County  
 ENGINEER'S OFFICE  
 BY: S. Blause  
 DATE: 9-21-12