

PIONEER ENGINEERING & SURVEYING, LLC

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

DESCRIPTION OF PROPERTY LYNNETTE V. RICHARDS TRACT 4

DESCRIPTION OF PROPERTY

Situated in The State of Ohio, Athens County, Bern Township, Town. 7N, Range 12W, Section No. 32, Reference Deed, OR 432, Page 838 and Auditor Parcel No. D01-00100333-00.

Being part of the North Central portion of Section No. 32 and Bounded on the north by Mary L. & Joyce A. Lewis, Vol. 170, Page 157 (Section No. 33), on the east by Lynnette V. Richards, OR 432, Page 838, Tract 3, on the south by Lynnette V. Richards, OR 432, Page 838, Tract 5 and on the west by Clarence Richard & Janet Ann Brown, Vol. 318, Page 687 and being more precisely described as follows:

Beginning at a 12" X 10" Stone with a "+" cut in top found at the Northeast Corner of Section No. 32, thence along the North line of Section No. 32 and bearing S 89° 35' 15" W, 1574.10 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 being the **true place of beginning**;

Thence leaving the North line of Section No. 32 and line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 3 and bearing S 00° 00' 00" E 1563.24 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 50° 18' 00" W, 646.00 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 43° 33' 00" W, 160.68 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 57° 57' 00" W, 109.52 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 50° 16' 00" W, 288.62 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 58° 52' 00" W, 142.56 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 67° 26' 00" W, 133.96 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Lynnette V. Richards, OR 432, Page 838, Tract 5 and bearing N 69° 22' 00" W, 228.04 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Clarence Richard & Janet Ann Brown, Vol. 318, Page 687 and bearing N 01° 25' 40" E, 576.40 feet to a 18" Diameter Oak Tree on the North Line of Section No. 32;

Thence along the North Line of Section No. 32 and a line common to Lynnette V. Richards, OR 432, Page 838, Tract 4 and Mary L. & Joyce A. Lewis, Vol. 170, Page 157 (Section No. 33) and bearing N 89° 35' 15" E, 1367.34 feet to a 5/8" capped iron pin set by R. Roush S-7999, passing thru a 5/8" capped iron pin set by R. Roush S-7999 at 9.60 feet;

Said 5/8" capped iron pin set by R. Roush on the North Line of Section No. 32 being the **true place of beginning**.

Containing 31.799 acres more or less.

Basis of bearings of the above surveyed tract: Bearing of the North Line of Section No. 32 was assumed as North 89° 35' 15" East.

D0100100333.00

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 December 26, 2010, under the direction of Robert H. Roush PE, PS S-7999.

Robert H. Roush
Robert H. Roush
S-7999

December 28, 2010
Date



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blausz
DATE: 1-25-11

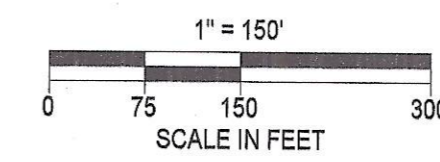
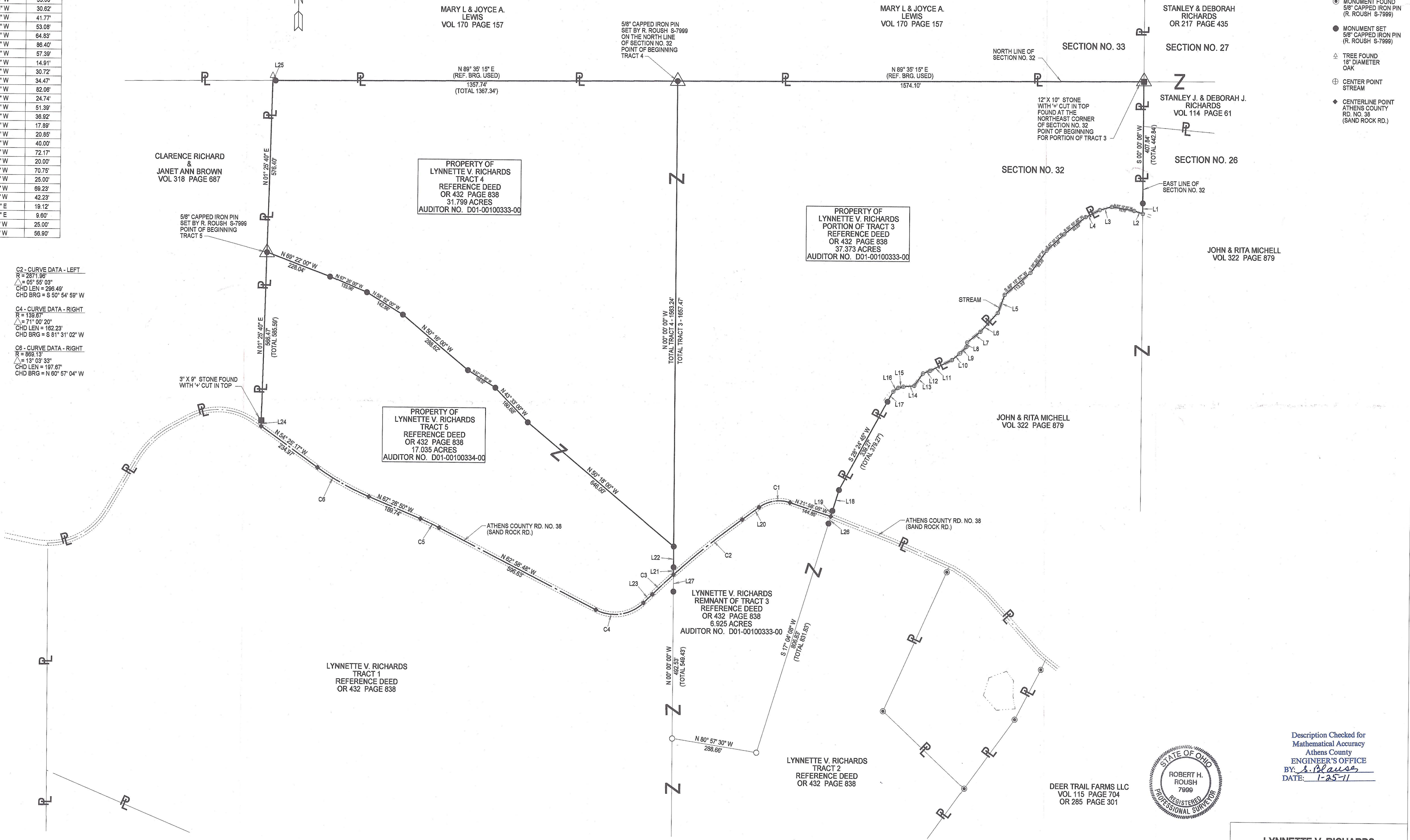
Bearings shown hereon are to an assumed meridian and are used to denote angles only.

ATHENS COUNTY, OHIO BERN TOWNSHIP SECTION 32, TOWN. 7N, RANGE 12W

NUMBER	DIRECTION	DISTANCE
L1	S 00° 00' 00" W	35.00'
L2	N 72° 28' 14" W	30.62'
L3	S 74° 32' 35" W	41.77'
L4	S 63° 23' 18" W	53.08'
L5	S 20° 50' 24" W	64.83'
L6	S 42° 28' 12" W	86.40'
L7	S 50° 43' 12" W	57.39'
L8	S 09° 39' 15" W	14.91'
L9	S 42° 30' 48" W	30.72'
L10	S 49° 52' 44" W	34.47'
L11	S 63° 25' 33" W	82.06'
L12	S 69° 23' 15" W	24.74'
L13	S 35° 14' 58" W	51.39'
L14	S 84° 55' 49" W	36.92'
L15	S 77° 24' 41" W	17.89'
L16	S 51° 59' 26" W	20.85'
L17	S 28° 24' 45" W	40.00'
L18	S 17° 04' 08" W	72.17'
L19	S 17° 04' 08" W	20.00'
L20	S 63° 52' 31" W	70.75'
L21	N 00° 00' 00" W	25.00'
L22	N 00° 00' 00" W	69.23'
L23	S 46° 00' 52" W	42.23'
L24	N 01° 25' 40" E	19.12'
L25	N 89° 35' 15" E	9.60'
L26	S 17° 04' 08" W	25.00'
L27	N 00° 00' 00" W	56.90'

<p>C1 - CURVE DATA - LEFT R = 115.91' Δ = 54° 09' 24" CHD LEN = 105.53' CHD BRG = S 80° 57' 13" W</p> <p>C3 - CURVE DATA - LEFT R = 2871.96' Δ = 01° 56' 36" CHD LEN = 97.40' CHD BRG = S 48° 59' 10" W</p> <p>C5 - CURVE DATA - LEFT R = 890.74' Δ = 04° 30' 02" CHD LEN = 69.85' CHD BRG = N 65° 13' 49" W</p>	<p>C2 - CURVE DATA - LEFT R = 2871.96' Δ = 05° 55' 03" CHD LEN = 296.49' CHD BRG = S 50° 54' 59" W</p> <p>C4 - CURVE DATA - RIGHT R = 136.87' Δ = 71° 00' 20" CHD LEN = 162.23' CHD BRG = S 81° 31' 02" W</p> <p>C6 - CURVE DATA - RIGHT R = 869.13' Δ = 13° 03' 33" CHD LEN = 197.87' CHD BRG = N 60° 57' 04" W</p>
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- LEGEND**
- MONUMENT FOUND 5/8" UNCAPPED IRON PIN
 - MONUMENT FOUND STONE WITH "X" CUT IN TOP
 - MONUMENT FOUND 5/8" CAPPED IRON PIN (R. ROUSH S-7999)
 - MONUMENT SET 5/8" CAPPED IRON PIN (R. ROUSH S-7999)
 - △ TREE FOUND 18" DIAMETER OAK
 - ⊕ CENTER POINT STREAM
 - ◆ CENTERLINE POINT ATHENS COUNTY RD. NO. 38 (SAND ROCK RD.)



Robert H. Roush
ROBERT H. ROUSH
OHIO REG. NO. S-7999
DATE: 12-28-2010

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *S. Blaise*
DATE: 1-25-11

LYNNETTE V. RICHARDS
PIONEER ENGINEERING AND SURVEYING, L.L.C.
P.O. BOX 172, BEVERLY, OHIO 46716
PHONE: 740-984-4476
DATE: 12/26/2010