

FOR : I.G.B. Investment Company
 DATE : 2 February 1976
 LOCATION: On Canaan Township Road No. 215, West of its' inter-section with Athens County Road No. 20.

Situate in Section 30, Town 5, Range 13, Canaan Township, Athens County, State of Ohio and being more particularly described as follows:

Commencing at the Northwest corner of Section 30; thence S 85°47' E along the North line of said Section 30, 2,640.0 feet to a point; thence S 07°58' W along a line, 1,650.0 feet to a field stone corner found; thence S 85°19'01" E along a line, 95.74 feet to an iron pipe set, said iron pipe also being the real point of beginning of the parcel herein described:

Thence along and with the arc of a curve to the left for a distance of 83.72 feet to an iron pipe set, said curve having a radius of 520.39 feet and a central angle of 09°13'03", the long chord of said curve bearing S 42°10'40" W, 83.63 feet to said iron pipe set; thence S 37°34'10" W along a line, 245.54 feet to an iron pipe set; thence along and with the arc of a curve to the right for a distance of 144.71 feet to an iron pipe set, said curve having a radius of 749.77 feet and a central angle of 11°03'30", the long chord of said curve bearing S 43°05'55" W, 144.49 feet to said iron pipe set; thence S 48°37'30" W along a line, 46.00 feet to an iron pipe set; thence along and with the arc of a curve to the right for a distance of 157.46 feet to an iron pipe set, said curve having a radius of 162.50 feet and a central angle of 55°31'10", the long chord of said curve bearing S 76°23'11" W, 151.37 feet to said iron pipe set; thence N 75°51'20" W along a line, 192.03 feet to a P.K. nail set in the Grantor's Westerly property line and the existing centerline of Canaan Township Road No. 215, passing through an iron pipe set at 172.03 feet; thence the following courses and distances along said Grantor's Westerly property line and the said existing centerline of Can. Twp. Rd. No. 215:

N 27°55'38" W, 152.16 feet to a P.K. nail set;
 N 37°20'50" W, 150.74 feet to a P.K. nail set;
 N 45°27'50" W, 103.74 feet to a P.K. nail set;
 N 54°01'55" W, 246.88 feet to a P.K. nail set; in the Grantor's most Westerly property corner; thence S 85°19'01" E along one of the Grantor's Northerly property lines, 1,112.59 feet to the point of beginning, passing through an iron pipe set at 20.00 feet, and containing 6.8842 acres.

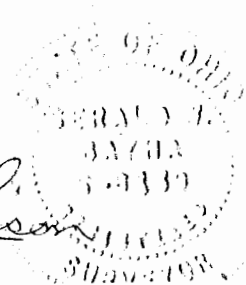
Subject to all legal highways and easements of record.

Grantor claims title for the above described parcel by Deed Book 327, Page 373, as recorded in the Athens County Recorder's Office, Athens County, Ohio.

Description for the above described parcel is based on a survey completed on 2 February 1976, by Gerald W. Bayha, Registered Professional Surveyor No. S-6139. Description checked for

Mathematical Accuracy
 ATHENS COUNTY
 ENGINEER'S OFFICE

Brian D. McPherson
 June 1, 1976



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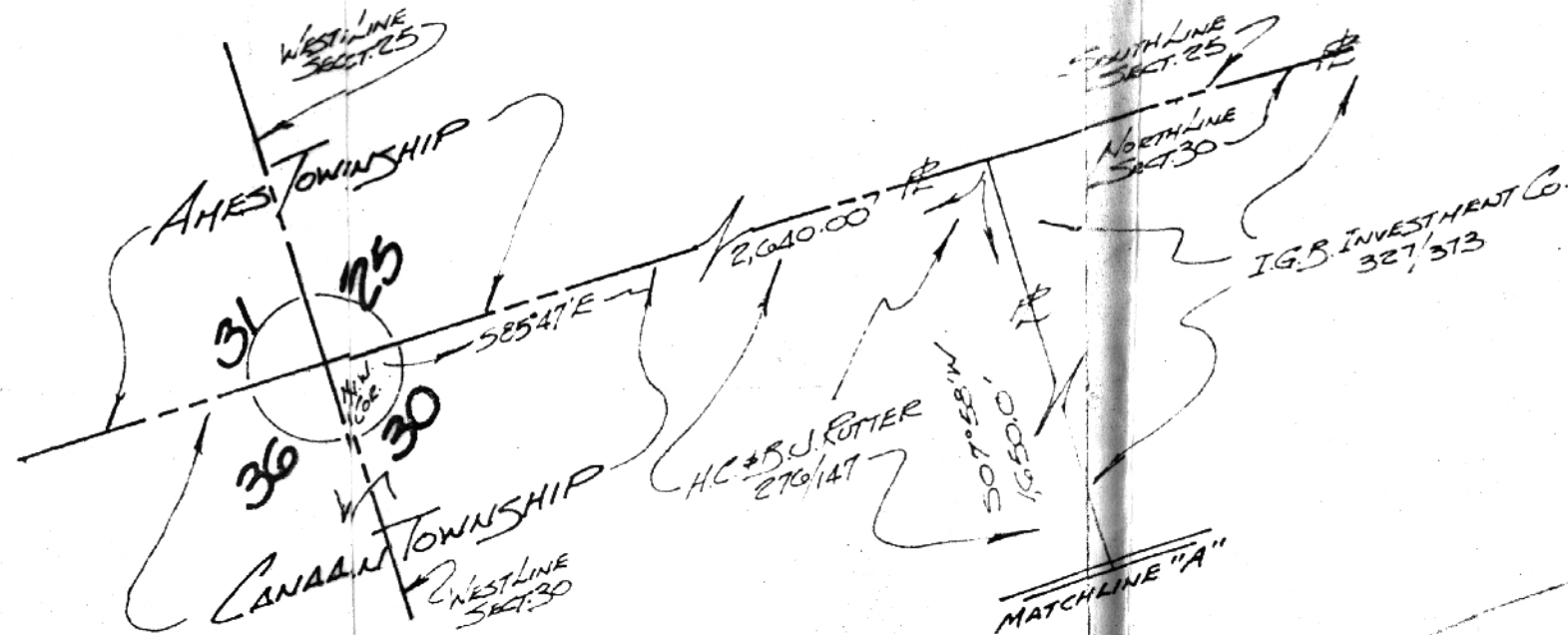
Canaan Twp Sec. 30

SCALE: 1"=50'

AREA = 6.8842 ACRES

E CANAAN TOWNSHIP ROAD No. 215

STATE OF OHIO 129315



H.C. & S.J. RUTTEE 273,127
 585°15'01"E ~ 1,112.55'

MATCHLINE "A"
 R=520.35'
 Δ=00°13'03"
 Lc=83.72'
 T=41.05'
 ChD=83.63'
 S42°10'40"W

(40)

(40A)

I.G.B. INVESTMENT COMPANY
 c/o Mr. Louis Grass
 1222 1/2 University Blvd.
 COLUMBUS, OHIO 43212

GERALD W. BAYHA, P.S.
 REGISTERED PROFESSIONAL SURVEYOR No. C-6139
 ROUTE No. 5 - Box No. 204
 ATHENS, OHIO ~ 45701... (614) 592-4308

PLAT OF SURVEY

OF A 6.8842 ACRE PARCEL SITUATE IN SECTION 30,
 TOWNSHIP 5 - RANGE 13 - CANAAN
 TOWNSHIP, ATHENS COUNTY, OHIO.

Drawn	Checked	Revisions	Date	Job No.
GB	GB		2 FEB. 76	176-04

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SITING

Seal of Gerald W. Bayha, P.S.
 Registered Professional Surveyor No. C-6139