



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

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

Situated in the southwest quarter of Section 31, Canaan Township, Town 5, Range 13, Athens County, Ohio and described as follows:

Commencing at the northwest corner of said Section 31; thence along the west line of said Section on an estimated bearing and distance of South 2,590.50 feet to a set iron pin, the southwest corner of a 122.19 acre tract described in Volume 375 Page 951 of the Athens County Deed Records; thence along the west line of said Section 31 on an assumed bearing of South 08°48'56" West 1,237.47 feet to a set iron pin, THE TRUE POINT OF BEGINNING; thence on a random line South 79°40'29" East (passing set iron pins at 883.45 feet and 958.45 feet) for a total distance of 1783.45 feet to a set iron pin; thence North 76°29'24" East (passing a set iron pin at 229.13 feet) for a total distance of 252.12 feet to a point in the center of Athens County Road 98; thence along the center of Athens County Road 98 South 03°52'18" East 67.72 feet to a point; thence South 01°09'57" West 50.38 feet to a point; thence South 03°38'11" East 57.19 feet to a point; thence leaving the said Athens County Road 98 South 88°36'45" West (passing a set iron pin at 18.78 feet) for a total distance of 172.98 feet to a set iron pin; thence South 63°34'18" West 383.47 feet to a set iron pin; thence North 79°37'38" West 1,567.11 feet to a set iron pin on the west line of aforesaid Section 31; thence along the west line of said Section 31 North 08°48'56" East 332.39 feet to the point of beginning containing 14.1759 acres and being a part of a 79.13 acre tract described in Volume 37 Page 669 of the Athens County Official Deed Records.

Note: Unless otherwise noted all set iron pins are 5/8 inch diameter rebar 30 inches in length and capped with a plastic identification marker inscribed L.F. Swoyer R.L.S. 6765.

The above description was written by Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey prepared by Southeastern Land Surveys dated June 6, 1988.

Subject to all easements and right of ways of record.

Description checked for
Mathematical Accuracy

ATHENS COUNTY
ENGINEER'S OFFICE.

Bob Cudenberg

DATE: 11-2-88

PROPERTY

CONSTRUCTION

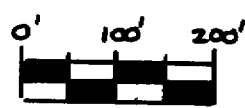
(123) SUBDIVISIONS

SOUTH 2,590.50' (APPROX.) N.W. COR. SEC. 31 DAVID RICHMOND 248-92 & 375-951 1457.94' 122.19 AC.

LOT 7
9.2683 Ac.

PATRICK ROSE
36.7442 Ac.

SCALE:
1" = 200'



● = I.P. SET (5/8" CAPPED RED BAR)
○ = PREVIOUSLY SET I.P.

ATHENS DEVELOPMENT INC.
316-830 105.0 Ac.

PLAT OF SURVEY OF:
7 LOTS

LOCATED IN THE SW. 1/4
OF SEC. 31, CANAAN TWP.,
TOWN 5, RANGE 13,
ATHENS COUNTY, OHIO.

PREPARED BY
SOUTHEASTERN LAND SURVEYS
FOR: JOHN SOLE - 2/17/88
Leonard F. Swayer II
Leonard F. Swayer II Reg.
Prof. Surveyor No. 6765

Revised - 6/6/88

C1154

ATHENS TWP. - SEC. 1

CANAAN TWP. - SEC. 31

LOT 6
24.1696 Ac.

LOTS 5
5.8295 Ac.

LOT 4
8.1082 Ac.

LOT 3
5.3066 Ac.

LOT 2
14.1759 Ac.

LOT 1
12.2696 Ac.

HOMER B. GALL JR. ETAL. 370-737 57.75 AC.

