



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 south line of said 122.19 acre tract South 81°23'23" East 1,457.94 feet to a point in the center of Athens County Road 98; thence along the center of said Athens County Road 98 the following six courses:

1. South 20°28'43" East 64.06 feet to a point; thence
2. South 29°09'54" East 217.93 feet to a point; thence
3. South 29°09'54" East 199.77 feet to a point; thence
4. South 23°38'41" East 87.68 feet to a point; thence
5. South 16°38'16" East 49.42 feet to a point, THE TRUE POINT OF BEGINNING;

thence continuing along the said Athens County Road 98 South 16°38'16" East 60.92 feet to a point; thence South 13°29'47" East 158.78 feet to a point; thence South 04°53'32" East 154.43 feet to a point; thence leaving the said Athens County Road 98 South 77°44'07" West (passing a set iron pin at 12.49 feet) for a total distance of 439.54 feet to a set iron pin; thence South 74°45'28" West 623.60 feet to a set iron pin; thence North 79°40'29" West 75.00 feet to a set iron pin; thence North 34°48'18" East 516.73 feet to a set iron pin; thence North 75°55'07" East (passing set iron pins at 638.63 feet and 755.38 feet) for a total distance of 765.35 feet to the point of beginning containing 8.1082 acres and being part of a 79.13 acre tract described in Volume 37 Page 669 of the Official Deed Records of Athens County.

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.

PROPERTY

CONSTRUCTION

SUBDIVISIONS

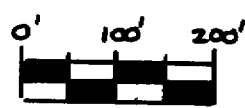
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SOUTH 2,590.50' (APPROX.) N.W. COR. SEC. 31 DAVID RICHMOND 248-92 & 375-951 1457.94' 122.19 AC.

LOT 7
9.2683 Ac.

PATRICK ROSE
36.7442 Ac.

SCALE:
1" = 200'



● = I.P. SET
(5/8" CAPPED
REBAR)
○ = 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.

