



SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
740/593-8701

TRACT 2

Situated in Sections 32 and 33 Canaan Township, Town 5, Range 13, Athens County, Ohio and described as follows:

Commencing at a 4" x 7" sandstone with notched cross recognized as the northwest corner of the northeast quarter of Section 32, Canaan Township; thence along the north line of Section 32 and the South line of Section 33, North 89 Degrees 26 Minutes 52 Seconds East for a distance of 407.79 feet to an iron pin found at the northwest corner of a 16.37 acre tract described as Second Tract in Volume 91, Page 23, Athens County Official Records and THE TRUE POINT OF BEGINNING of this tract; thence along the west line of said 16.37 acre tract, South 09 Degrees 06 Minutes 35 Seconds East for a distance of 988.76 feet to an iron pin found at the southwest corner of said 16.37 acre tract; thence along the south line of said 16.37 acre tract, North 89 Degrees 59 Minutes 19 Seconds East (passing a found iron pin at 731.78 feet) for a total distance of 892.36 feet to an iron pin set in the west line of a 50.00 acre tract described in Volume 282, Page 337, Athens County Official Records; thence along the west line of said 50.00 acre tract, South 00 Degrees 00 Minutes 44 Seconds West for a distance of 279.33 feet to a set iron pin; thence leaving the west line of said 50.00 acre tract, South 89 Degrees 15 Minutes 46 Seconds West for a distance of 711.82 feet to a set iron pin; thence South 68 Degrees 32 Minutes 33 Seconds West for a distance of 209.41 feet to a set iron pin; thence North 06 Degrees 38 Minutes 13 Seconds West for a distance of 394.36 feet to a set iron pin; thence North 48 Degrees 57 Minutes 37 Seconds West for a distance of 121.81 feet to a set iron pin; thence North 68 Degrees 35 Minutes 50 Seconds West for a distance of 193.36 feet to a set iron pin; thence South 87 Degrees 10 Minutes 24 Seconds West for a distance of 139.95 feet to a set iron pin; thence North 00 Degrees 15 Minutes 50 Seconds West for a distance of 204.13 feet to a set iron pin; thence North 37 Degrees 15 Minutes 00 Seconds West for a distance of 64.83 feet to a set iron pin; thence North 00 Degrees 15 Minutes 50

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blauer
DATE: 1-9-02

PROPERTY

CONSTRUCTION

SUBDIVISIONS

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Seconds West for a distance of 298.61 feet to a set iron pin; thence South 82 Degrees 11 Minutes 57 Seconds East (passing a found iron pin at 85.39 feet) for a total distance of 198.93 feet to a found iron pin; thence South 81 Degrees 53 Minutes 13 Seconds East for a distance of 76.83 feet to a found iron pin; thence North 65 Degrees 19 Minutes 32 Seconds East for a distance of 81.21 feet to a set iron pin; thence North 09 Degrees 06 Minutes 35 Seconds West for a distance of 258.22 feet to a point in the north line of Section 32 and the south line of Section 33; thence leaving said section line, North 09 Degrees 10 Minutes 18 Seconds West (passing a set iron pin at 898.25 feet) for a total distance of 923.25 feet to a point in the center of Athens County Road 90; thence along the center of said road, North 82 Degrees 40 Minutes 58 Seconds East for a distance of 50.03 feet; thence leaving said road along the east line of a 4.65 acre tract described in Volume 250, Page 627, Athens County Deed Records, South 09 Degrees 10 Minutes 18 Seconds East (passing a found iron pin at 22.43 feet and passing a found iron pin at 624.77 feet, 0.53 foot right) for a total distance of 929.21 feet to the POINT OF BEGINNING, containing 13.380 acres of which 12.377 acres are in a 68.2 acre tract, more or less, described in Volume 252, Page 1711 and 1.043 acres are in a 7.0363 acre tract described in Volume 79, Page 191 and Volume 133, Page 798, Athens County Official Records.

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

The above description was prepared under the supervision of Leonard F. Swoyer, Jr., Registered Professional Land Surveyor Number 6765 and based on a field survey performed by Southeastern Land Surveys dated December 22, 2001.

Subject to all easements and right of ways of record.

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PLAT SHOWING SURVEY OF THREE TRACTS IN SECTIONS 32 AND 33, CANAAN TOWNSHIP, T5N, R13W, ATHENS COUNTY, OHIO

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4.623 Acres
Randy G. and Susan C. Wolfe
240-388 O.R.

ATHENS COUNTY ROAD 90
N76°31'06"E N82°40'58"E
70.86' 99.50'

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- IRON PIN SET-5/8" REBAR CAPPED SCRIBED L.F.S. PS 6765

BEARINGS ARE RELATIVE TO RECOGNIZED WEST LINE OF OF NE QUARTER OF SECTION 32 ESTABLISHED BY FOUND MONUMENTS AS N 00°15'50" W.

REFERENCES
DEEDS AS SHOWN
TAX PLATS
RECORDED PLAT OF THE KATHLEEN SMITH SUBDIVISION SURVEYED BY LEONARD F. SWOYER, JR. 11-16-89.



Section 33

Section 32

8.545 Acres
Ann E. Barr
79-365 O.R.
133-798 O.R.

POINT OF COMMENCEMENT:
4" x 7" SANDSTONE WITH "+"
RECOGNIZED AS NORTHWEST
CORNER OF NORTHEAST QUARTER
OF SECTION 32, CANAAN TWP.

2.68 Acres
Ann E. Barr
79-365 O.R.

31.54 Acres-2nd Tract
Marian Louise R. Keller
Revocable Trust (1993)
287-1617 O.R.

8.5148 Acres
Douglas C. and Phyllis Field Baxter
27-863 O.R.

31.26 Acres-1st Tract
Marian Louise R. Keller
Revocable Trust (1993)
287-1617 O.R.

16.37 Acres
David and Susan
Crehan Hasteller
91-23 O.R.

33.49 Acres
Doris M. Mingus
25-206 O.R.

50.00 Acres
David W. Darnell
282-337 O.R.

5.80895 Acres
Mark Lane
60-877 O.R.

252-1711 O.R.
(54.004 Ac.)
TRACT 3
55.048 ACRES

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 1-9-02

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LEONARD F. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 PLEASANT HILL ROAD
ATHENS, OHIO 45701
740/893-6701

Plat of Survey of Three Tracts of Land Scale: 1" = 300'
 Surveyed for: Ann Barr/Marie Morrison Date: 12-22-01
 Subdivision _____
 Township Canaan Section 32/33 Town 5 Range 13
 Corporation _____ County Athens Ohio
 Leonard F. Swoyer Jr. Reg. Professional Land Surveyor No. 6765

