

EXHIBIT "A"

Being all of the real estate owned by Wayne A. Knutsen, described as 34 acres, more or less (40 acres except 6 acres), as recorded in Official Record 269 at page 458, in the Athens County Recorder's Office, Athens County, Ohio, and, being part of the Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8, and being situate in Town-5-North, Range-12-West, Carthage Township, Athens County, State of Ohio, USA, and being more particularly described as follows:

COMMENCING an "X" notched stone found in the Northeast corner of the Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8 and the Grantor's Northeast property corner, said "X" notched stone found also being the real **POINT OF BEGINNING** of the tract herein described:

Thence **S 00°49'18" E** along the East line of the said Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8, and the Grantor's East property line, **1,062.46 feet** to an iron pin w/cap set in the Grantor's Southeast property corner, passing through an iron pipe found at 632.87 feet;

Thence leaving the East line of the said Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8, **S 87°50'43" W** along the Grantor's South property line, **1,383.85 feet** to an iron pin w/cap set in the Grantor's Southwest property corner, and the West line of the said Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8,

Thence **N 01°26'28" W** along the West line of the said Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8, and the Grantor's West property line, **1,062.26 feet** to an iron pin w/cap set in the Northwest corner of the Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8, and the Grantor's Northwest property corner, said iron pin w/cap set bearing: **S 01°26'28" E, 339.27 feet FROM** an iron pin found;

Thence **N 87°50'43" E** along the North line of the said Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8, and the Grantor's North property line, **1,395.34 feet** to the **point of beginning**, and, **containing a total of 33.884 acres** (this survey)(deed area and Auditor's tax records = 34.0 acres), consisting of, and totally encompassing, the following tract of real estate owned by the Grantor herein:

<u>Auditor's Parcel No.</u>	<u>Acreege by Tax Records</u>	<u>ACREAGE BY THIS SURVEY</u>
F0100100287.00	34.0 Acres	33.884 Acres

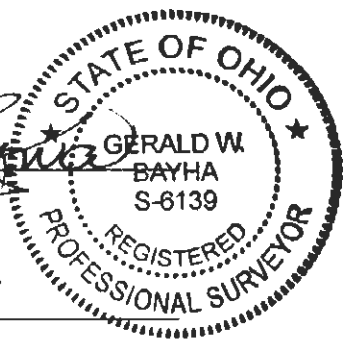
The bearings used in the above description are based on the West line of the Northwest one-quarter (1/4) of the Southwest one-quarter (1/4) of Section 8 as bearing: **N 00°49'18" W**, and are only for the determination of angles.

Subject to all legal highways and easements.

All iron pins w/cap set referred to in the description above are 5/8" x 30" iron pins with plastic I.D. caps stamped "G.W. BAYHA - P.S.6139".

The above described tract was surveyed by Gerald W. Bayha, P.S., Ohio Professional Surveyor No. S-6139 (**Job No. 0303-02**), with the field work being completed on November 06, 2003, and, the "Plat of Survey" (Exhibit "B") & "Legal Description" (Exhibit "A") being completed on June 30, 2004.

Gerald W. Bayha
 Gerald W. Bayha, P.S.



30 June 2004
 Date Signed

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE

BY: S. Blause
 DATE: 7-6-04

CAD # 8

Gerald W. Bayha, P.S.

Registered Professional Surveyor No. 5-6139

10916 Pleasanton Road
Athens, OH 45701-9557
740.593.5686
E-mail: jbayha@frognet.net



Date: 06.30.04

PLAT OF SURVEY

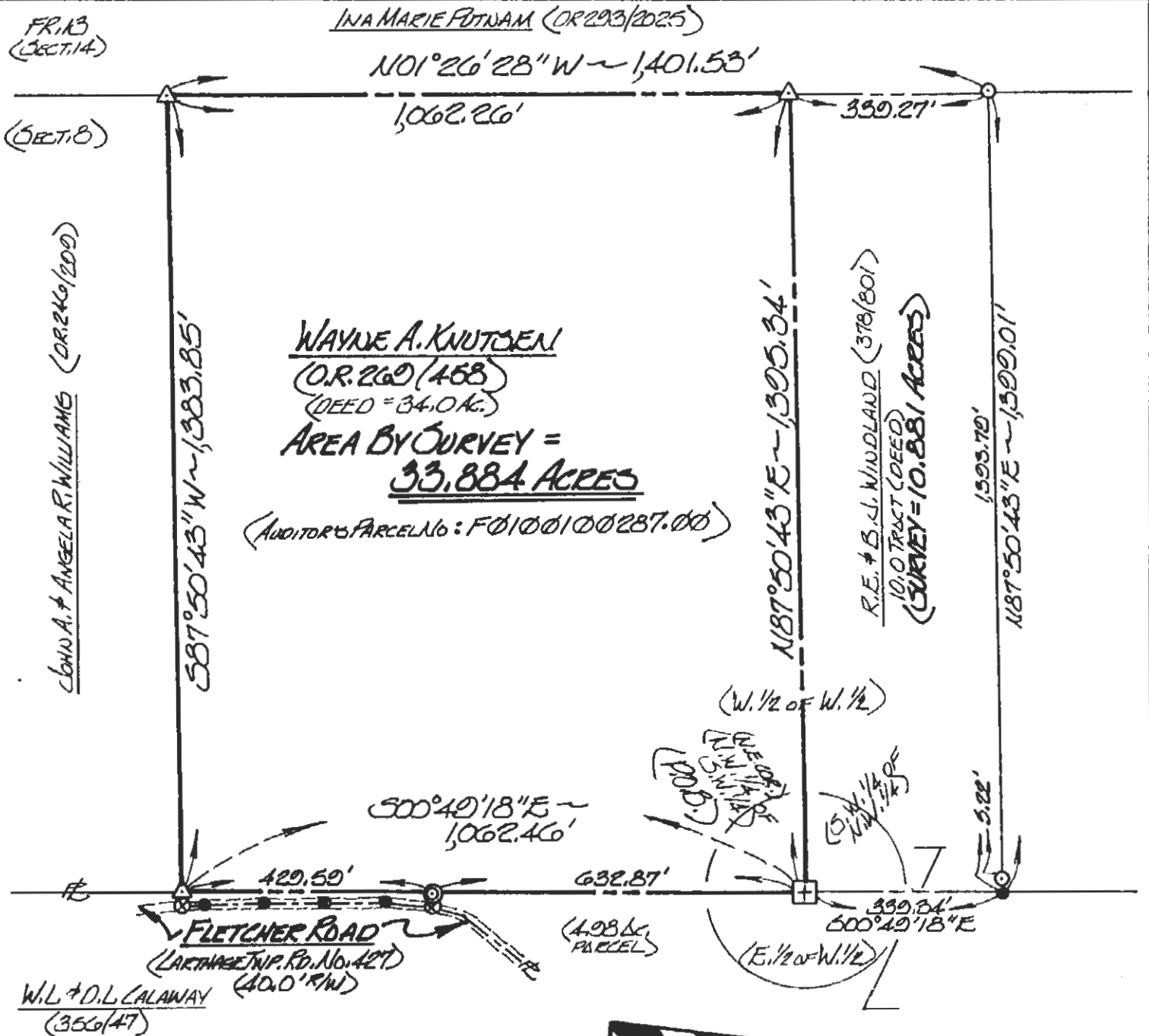
Job No: 0803-02

BEING PART OF THE N.W. 1/4 OF THE S.W. 1/4 OF SECTION 8 ~ TOWN 5 N ~ RANGE 12 W ~ CARTHAGE TOWNSHIP ~ ATHENS COUNTY ~ STATE OF OHIO ~ U.S.A.

By: GB Chk'd: GB

Rev:

Surveyed for: WAYNE A. KNUTSEN



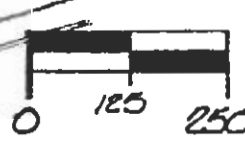
WAYNE A. KNUTSEN
(O.R. 269/468)
(DEED = 34.0 AC.)
AREA BY SURVEY =
33.884 ACRES
(AUDITOR'S PARCEL NO: F0100100287.00)



NOTE: BEARINGS ARE FOR THE DETERMINATION OF ANGLES ONLY, AND ARE BASED ON THE WEST LINE OF THE EAST 1/2 OF THE WEST 1/2 OF SECTION 8 AS BEARING: N 00° 49' 18" W.

- LEGEND
- 5/8" x 30" IRON PIN SET W/ I.D. CAP STAMPED: "G.W. BAYHA-P.S. 5-6139"
- IRON PIPE FOUND
- "X" NOTCHED STONE FOUND
- GOD SPIKE SET
- POINT

Description Checked for Mathematical Accuracy Athens County ENGINEER'S OFFICE 7-6-04



SCALE: 1" = 250'

I HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES SHOWN HEREON, UNDER MY DIRECT SUPERVISION, IN NOVEMBER OF 2003, AND THAT SAID PLAT CORRECTLY SHOWS THE LIMITS OF THE PARCEL/TRACT TO BE CONVEYED. GERALD W. BAYHA THIS CERTIFICATION WAS MADE BY ME ON THIS 30TH DAY OF JUNE, 2004.

Gerald W. Bayha, P.S., OHIO REGISTERED PROFESSIONAL SURVEYOR NO. 5-6139