

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: Brent Williams  
DATE: 4/14/2014

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: Brent Williams  
DATE: 4/10/17

## EXHIBIT "A"

### Newly Described 12.212 Acre Tract

1) Being a **NEW DESCRIPTION** of the **BOUNDARY** of an **EXISTING 11.83 Acre Tract** (by multiple deed exceptions) (**F010010012500**) that is intended to correct inaccuracies and inadequacies as presently recorded in Official Record 419 at page 2043 (incorrectly described as containing approximately 11.83 by multiple exceptions) in the Athens County Recorder's Office, Athens County, OH, presently owned by Randy L. & Kathy R. Wiblin, and being situate in the Southeast one-quarter (SE.1/4) of Section 5, Town-5-North, Range-12-West, Carthage Township, Athens County, State of Ohio, USA, and being more particularly described as follows:

2) **COMMENCING** at an iron pin found in the Grantors' Northeast property corner and the Southeast property corner of a 5.00 acre (by deed) tract owned by Trent M. & Norma S. Spears (OR.263/Pg.1195), said iron pin found allegedly being in the East line of Section 5 (Carthage Twp., T-5-N, R-12-W) and the West line of Section 35 (Troy Twp., T-5-N, R-11-W), said iron pin found bearing: S 00°54'56" E, 2,619.21 feet (by deeds) FROM the alleged Northeast corner of Section 5 (Carthage Twp., T-5-N, R-12-W), and, said iron pin found also being the real **POINT OF BEGINNING** of the **Newly Described 12.212 Acre Tract**:

3) Thence **S 00°54'56" E** along the Grantors' East property line and the said alleged East line of Section 5 (Carthage Twp., T-5-N, R-12-W), **418.99 feet** to a POINT in the Southeast quadrant of a 24" White Oak Tree in the Grantors' Southeast property corner and the Northeast property corner of a 6.00 acre (by deed) tract owned by Gerald Roger & Elizabeth Ann Fore (OR.295/Pg.1978), passing through: 3/4" ID x 5" long Sched.40 White PVC Posts set 130.5' & 279.1' and an iron pin w/cap set for reference at 413.99 feet:

4) Thence **S 88°31'11" W** along the Grantors' South property line and the North property line of said G.R. & E.A. Fore (OR.295/Pg.1978) tract, **1,425.04 feet** (this survey & adjoining deed) a point in Mountain Belle Road (Athens Co. Rd. No. 64) and the Grantors' Southwest property corner, said point also being in the Northwest property corner of said G.R. & E.A. Fore (OR.295/Pg.1978) tract and also being in one of the Easterly property corners of a 1.69 acre (by deed) parcel owned by Gerald Larry & Donna Marie Fore (OR.304/Pg.2370), passing through: 3/4" ID x 5" long Sched.40 White PVC Posts set at 206.4', 444.1', 688.1', 900.1' & 1,074.1', also passing through: iron pins w/caps set at 999.46 feet, 1,143.21 feet, 1,203.58 feet & 1,265.62 feet, and, also passing through an iron pin w/cap stamped "CTS - 6844" at 1,399.42 feet:

5) Thence the following two (2) courses in Mountain Belle Road (Athens Co. Rd. No. 64) and along the Grantors' Westerly property lines, the Easterly property lines of said G.L. & D.M. Fore (OR.304/Pg.2370) tract, and the East property line of a 4.593 acre (by deed) parcel owned by William L. & Lisa Guess (OR.430/Pg.2131);

1) **N 37°19'09" E, 65.75 feet** to a point, and:

2) **N 34°51'45" E, 456.53 feet** to a point in the Grantors' Northwest property corner and the Southwest property corner of said T.M. & N.S. Spears (OR.263/Pg.1195) tract:

6) Thence **N 88°31'11" E** along the said Grantors' North property line, and the South property line of the said T.M. & N.S. Spears (OR.263/Pg.1195) tract, **1,117.43 feet** (this survey) (adjoining deed = 1,094.27') to the **point of beginning**, passing through an iron pipe found at 23.12 feet and 3/4" ID x 5" long Sched.40 White PVC Posts set at 184.6', 244.3', 505.2', 694.8', 844.5' & 999.6', also passing by a 1/2" iron pipe found that is 0.11 foot South of the property line at 505.16 feet, and, **containing 12.212 Acres**.

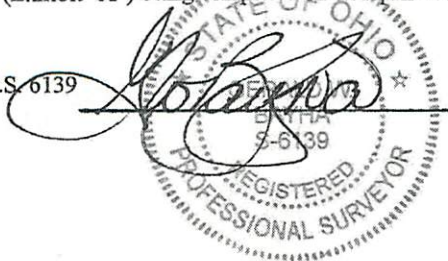
7) The bearings used in the above description are based on the alleged East line of Section 5 (Carthage Twp., T-5-N, R-12-W) as bearing: S 00°54'56" E, and, are only for the determination of relative angles.

8) Subject to all legal highways and easements.

9) All iron pins w/cap set referred to in the description above are 5/8" x 30" iron pins with 1-3/8" diameter plastic I.D. caps stamped "G.W. BAYHA - P.S.6139 - 740-593-5686".

10) The above **Newly Described 12.212 Acre Tract** was surveyed by Gerald W. Bayha, PS, Ohio Registered Professional Surveyor No. S-6139 in March 2014 (*Job No. 0813-05*), with the field work being completed on 24 March 2014, the "Plat of Survey" (Exhibit "B") being last revised on 02 April 2014, and, the "Legal Description" (Exhibit "A") being completed on 02 April 2014.

Gerald W. Bayha, P.S. 6139



Date Signed 02 APRIL 2014

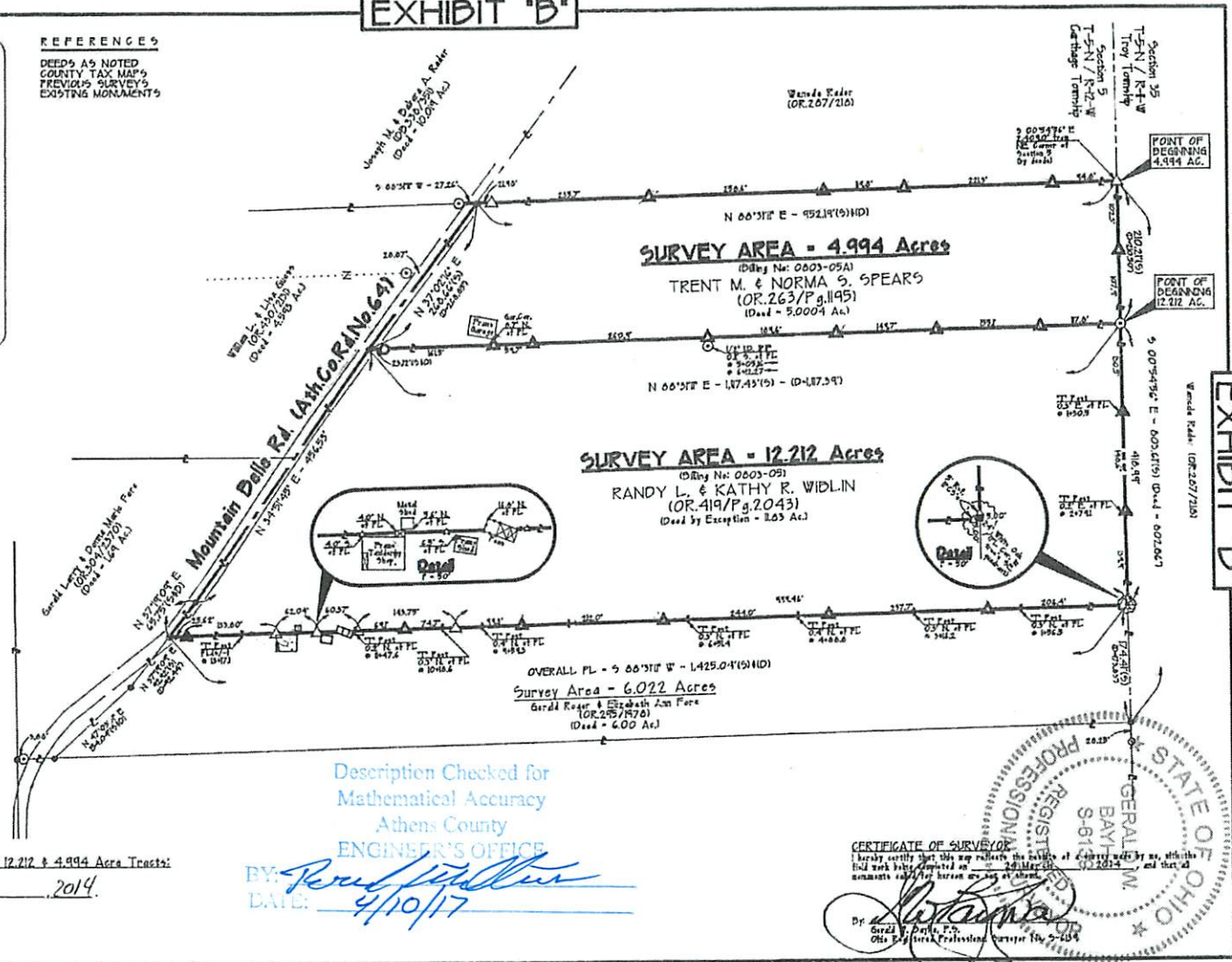
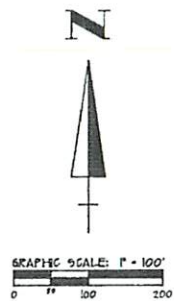


**EXHIBIT "B"**

- LEGEND**
- △ 5/8" x 30" IRON PIN SET w/D. GAP STAMPED "GWDAYHA - P.S. 619"
  - ▲ 3/4" ID. x 5' Long - SCHED. 40 WHITE PVC POST SET ON PL'S
  - ⊙ 1/2" IRON NAIL SET
  - ⊙ IRON PIN FOUND
  - ⊙ 1" METAL FENCE POST FOUND
  - ▲ IRON PIN FOUND w/D. GAP STAMPED: "CTS - 6844"
  - ⊙ IRON PIN FOUND w/D. GAP STAMPED: "XXXXXXXXXXXXXXXXXXXX"
  - ⊠ STONE w/"X" FOUND
  - ⊠ STONE w/"T" FOUND
  - AS NOTED ON PLAT - FENCE WRE
  - PIN POINT    (D) - DEED DISTANCE
  - PROPERTY LINE    (S) - THIS SURVEY DIST.

**REFERENCES**  
 DEEDS AS NOTED  
 COUNTY TAX MAPS  
 PREVIOUS SURVEYS  
 EXISTING MONUMENTS

**NOTE**  
 BEARINGS ARE DERIVED FROM PREVIOUS SURVEYS AND ARE FOR DETERMINATION OF RELATIVE ANGLES ONLY. THEY ARE BASED ON THE EAST LINE OF SECTION 5 AS BEARING: S 00°54'56" E.



**EXHIBIT "B"**

**EXHIBIT "B"**

MATHEMATICAL CLOSURE APPROVAL OF 12.212 & 4.994 Acre Tracts:

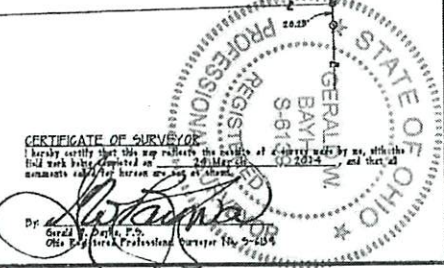
Mathematically approved this 4 day of April, 2014.

*Gerald W. Dayha*  
 Athens County Engineer's Office

Description Checked for  
 Mathematical Accuracy  
 Athens County  
 ENGINEER'S OFFICE  
 BY: *Randy Widlin*  
 DATE: 4/10/17

**CERTIFICATE OF SURVEYOR**  
 I hereby certify that this map reflects the results of a survey conducted by me, which included work being completed on 12.212 and 4.994 acres and that all monuments and/or bearings are true and correct.

By: *Gerald W. Dayha*  
 Gerald W. Dayha, P.S.  
 Ohio Registered Professional Surveyor No. 5-6894



SHEET	REVISED	<h2>PLAT OF SURVEY - Exhibit "B"</h2>	
1/1		Of Two (2) Tracts Situate in the Southeast One-Quarter (SE-1/4) of Section 5, T.5.N, R.12.W, Carthage Township, Athens County, State of Ohio, U.S.A.	<b>Gerald W. Dayha P.S.</b> Registered Professional Surveyor No. 5-6894 1056 Pleasant Reef Athens, OH 45701-6357 Voice: 740.593.6666 Fax: 740.594.7341 E-mail: gdayha@highnet.net
PREPARED BY: <u>23795 Mt. Dale Rd. (AND) Trent M. &amp; Norma S. Spears, 23703 Mt. Dale Rd. (ALL) Coosh, OH 45723</u> DATE: <u>02 Apr. 14</u>	SURVEYED BY: <u>23795 Mt. Dale Rd. (AND) Trent M. &amp; Norma S. Spears, 23703 Mt. Dale Rd. (ALL) Coosh, OH 45723</u> DATE: <u>02 Apr. 14</u>	© 2014 Gerald W. Dayha, P.S.	

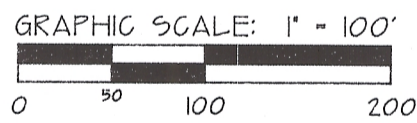
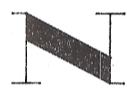


# EXHIBIT "B"

## LEGEND

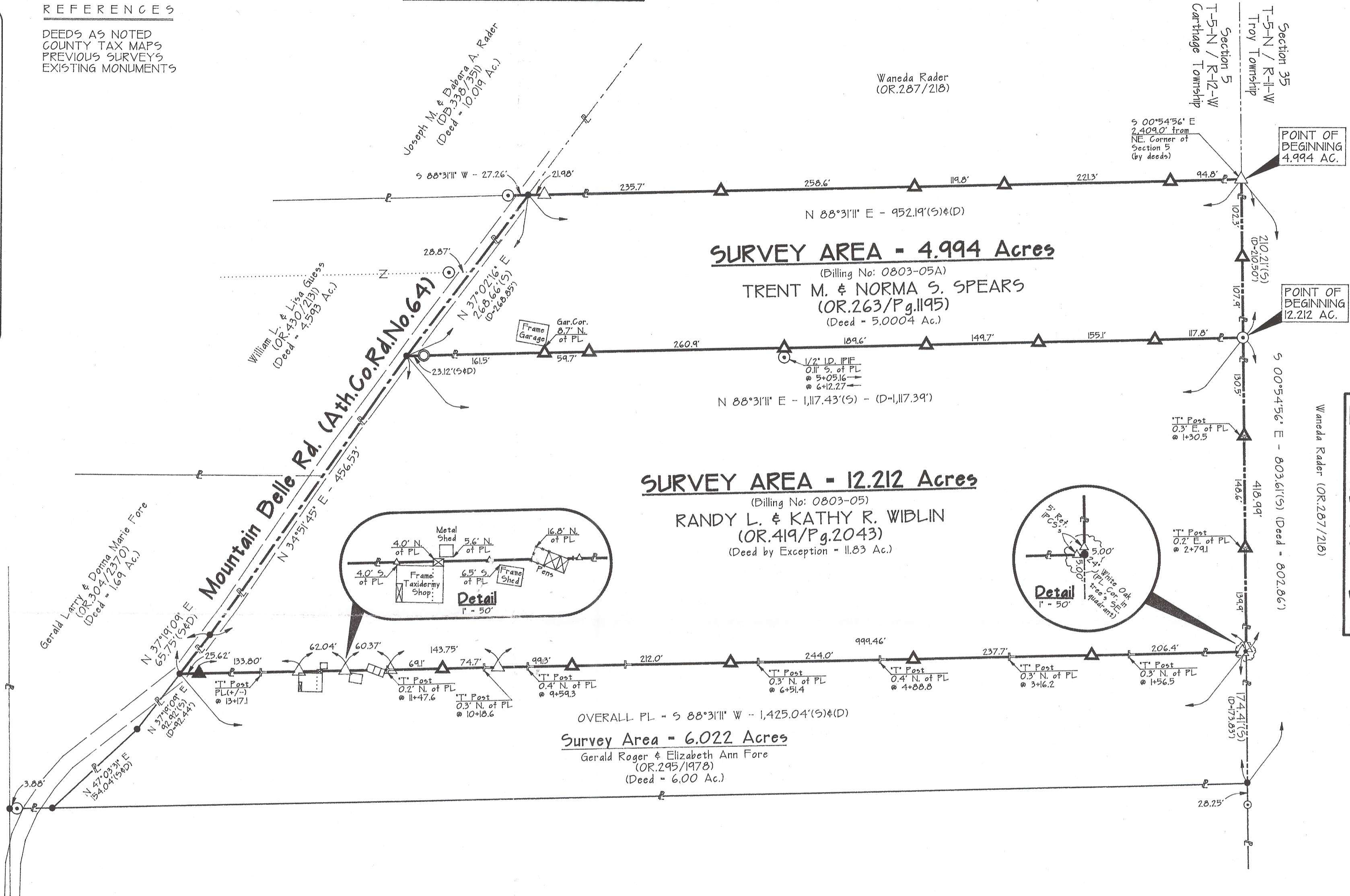
- △ (FCS) 5/8" x 30" IRON PIN SET w/I.D. CAP STAMPED "G.W.BAYHA - P.S.6139"
- ▲ (FVS) 3/4" I.D. x 5' Long - SCHED. 40 WHITE PVC POST SET ON PL's
- ⊕ (MNS) MagNail SET
- ⊙ (FNF) IRON PIN FOUND
- ⊠ (TFPF) "T" METAL FENCE POST FOUND
- ▲ (FCF) IRON PIN FOUND w/I.D. CAP STAMPED: "CTS - 6844"
- (FCF) IRON PIN FOUND w/I.D. CAP STAMPED: "XXXXXXXXXXXXXXXXXX"
- ⊠ (STNF) STONE w/"X" FOUND
- ⊠ (STNT) STONE w/"T" FOUND
- - AS NOTED ON PLAT
- FENCE WIRE
- (PT) POINT (D) - DEED DISTANCE
- ⊠ - PROPERTY LINE (S) - THIS SURVEY DIST.

NOTE:  
BEARINGS ARE DERIVED FROM PREVIOUS SURVEYS AND ARE FOR DETERMINATION OF RELATIVE ANGLES ONLY. THEY ARE BASED ON THE EAST LINE OF SECTION 5 AS BEARING: S 00°54'56" E.



## REFERENCES

DEEDS AS NOTED  
COUNTY TAX MAPS  
PREVIOUS SURVEYS  
EXISTING MONUMENTS



### MATHEMATICAL CLOSURE APPROVAL OF 12.212 & 4.994 Acre Tracts:

Mathematically approved this 4 day of April, 2014.

*Gerald W. Dayha*  
Athens County Engineer's Office

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *Gerald W. Dayha*  
DATE: 4/10/17

### CERTIFICATE OF SURVEYOR

I hereby certify that this map reflects the results of a survey made by me, with the field work being completed on 24 March, 2014, and that all monuments called for hereon are set as shown.

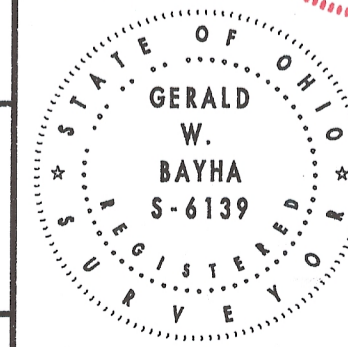
By: *Gerald W. Dayha*  
Gerald W. Dayha, P.S.  
Ohio Registered Professional Surveyor No. 5-6139

SHEET	REVISIONS
BILLING JOB NO: 0813-05 0813-05A	JOB NO: 0813-05 DRAWN: CD PLAT DATE: 02 Apr. 14

# PLAT OF SURVEY - Exhibit "B"

Of Two (2) Tracts Situate in the  
Southeast One-Quarter (SE-1/4) of Section 5, T.5.N, R.12.W, Carthage Township,  
Athens County, State of Ohio, U.S.A.

SURVEYED FOR: Randy L. & Kathy R. Wiblin, 23755 Mt.Delle Rd., (AND) Trent M. & Norma S. Spears, 23783 Mt.Delle Rd., (ALL) Coolville, OH 45723



**Gerald W. Dayha, P.S.**

Registered Professional Surveyor No. 5-6139

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Athens, OH 45701-4557  
Voice: 740.593.5686 Fax: 740.594.7361  
E-mail: jbayha@hughes.net