



# SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER  
REGISTERED PROFESSIONAL LAND SURVEYOR

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

## LOT B

Situated in Section 12, Town 10, Range 14, Dover Township, Athens County, Ohio and described as follows:

Commencing at the southeast corner of Section 12; thence on an assumed bearing along an arbitrary line North 14 degrees 59 minutes 31 seconds West, a distance of 3214.67 feet to a found iron pin in Dover Township Road 583 at the southwest corner of a 2.0 acre tract described in Volume 319 Page 537 of the Athens County Deed Records, THE TRUE POINT OF BEGINNING; thence along said road the following two bearings and distances: 1) South 37 degrees 55 minutes 10 seconds West, a distance of 130.36 feet to a point; thence 2) South 25 degrees 25 minutes 34 seconds West, a distance of 36.95 feet to a point; thence leaving said road and along a new property line the following five bearings and distances: 1) North 84 degrees 16 minutes 51 seconds West, passing a set iron pin at 25.29 feet, for a total distance of 145.28 feet to a set iron pin; thence 2) South 90 degrees 00 minutes 00 seconds West, a distance of 814.43 feet to a set iron pin; thence 3) North 00 degrees 00 minutes 00 seconds West, a distance of 399.04 feet to a set iron pin; thence 4) North 90 degrees 00 minutes 00 seconds East, a distance of 937.02 feet to a set iron pin; thence 5) South 66 degrees 27 minutes 29 seconds East, passing set iron pins at 182.25 feet and 313.37 feet, for a total distance of 343.72 feet to a point in aforesaid Dover Township Road 583 on the west line of aforesaid 2.0 acre tract; thence along said road and the west line of said 2.0 acre tract South 54 degrees 37 minutes 15 seconds West, a distance of 241.83 feet to the POINT OF BEGINNING and containing 10.000 acres, and being a part of a 79.18 acre tract described in Volume 65 Page 632 of the Athens County Official Deed Records. The above described 10.000 acre tract consists of 4.81 acres from the first tract and 5.19 acres from the second tract of the tracts of land described in aforesaid 79.18 acre tract.

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

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor No. 6765 and based on a survey performed by Southeastern Land Surveys dated October 1, 1997. Subject to all easements and right of ways of record.

Description **checked for**  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: L. Blaus  
DATE: 12-6-99

Dov #12

PROPERTY

CONSTRUCTION

SUBDIVISION

JOSEPH A. & DEBORAH L. ELLIOT  
86-952 O.R. 52.0 AC.

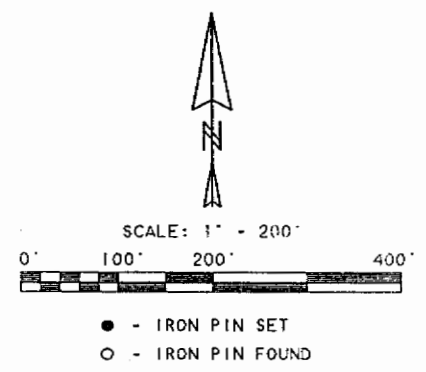
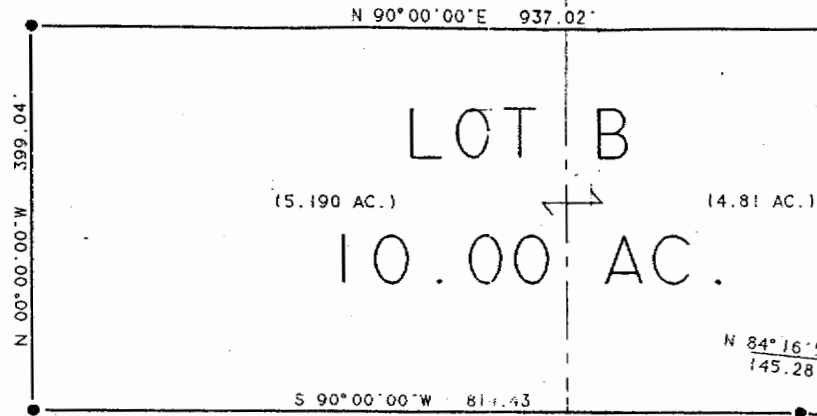
GEORGE JR. & MARGARETE  
CHAPMAN  
65-632 O.R. 79.18 AC.

SECOND TRACT  
(29 AC.)

FIRST TRACT

SANDRA GREEN 346-388 189.78 AC.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: *[Signature]*  
DATE: *12-6-99* *Lot B*



LINE	BEARING	DISTANCE
L 1	S 54° 37' 15\"	241.83'
L 2	S 37° 55' 10\"	130.36'
L 3	S 25° 25' 34\"	36.95'
L 4	S 66° 28' 19\"	22.17'
L 5	N 25° 25' 34\"	187.90'

ARTHUR SAXE  
304-171 119.0 AC.

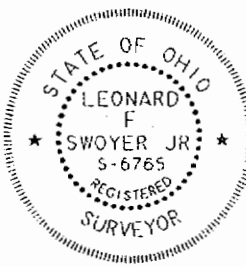
BERNARD S.  
& CELESTE V.  
SALZMAN  
376-317  
31.0 AC.

LOT A  
5.518 AC.

FREDERICK G. &  
RUTH C. SAVAGE  
161-562 O.R.  
8.00 AC.

SEC. 12  
SEC. 6

SEC. 12  
SEC. 6



PLAT OF SURVEY OF LOTS A AND B, SITUATED IN SECTION 12, TOWN 10, RANGE 14,  
DOVER TOWNSHIP, ATHENS COUNTY, OHIO.

PREPARED BY: SOUTHEASTERN LAND SURVEYS  
OCTOBER 1, 1997  
FOR: MR. GEORGE CHAPMAN

*[Signature]*  
LEONARD F. SWOYER P.S. 6765