

PERRY ASSOCIATES, INC.
CONSULTING ENGINEERS AND SURVEYORS
P.O. BOX 429 THORNVILLE, OHIO 43076
OHIO PHONE: 1-800-648-8151 FAX NO. 1-800-648-8150

DEED DESCRIPTION

0.968 ACRES +\ - OR 42,160 SQ. FT.

BEING A SURVEY OF PART OF A PARCEL CONVEYED TO BASHARAT MUNIR MIRZA AS RECORDED IN OFFICIAL RECORD 38 PAGE 717 IN THE ATHENS COUNTY RECORDERS OFFICE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS, TOWNSHIP OF DOVER, AND IN THE VILLAGE OF CHAUNCEY. BEING A PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20 AND BEING FURTHER DESCRIBED AS FOLLOWS;

BEGINNING FOR REFERENCE, AT AN IRON PIN FOUND AT THE NORTHWEST CORNER OF INLOT #214 TO THE VILLAGE OF CHAUNCEY AND ON THE SOUTH LINE OF SYCAMORE STREET (66' WIDE), THENCE, WITH THE SOUTH LINE OF SAID STREET N 79°30'00" E 182.10 FEET TO AN IRON PIN FOUND, THENCE, CONTINUING WITH THE SOUTH LINE OF SAID STREET S 77°00'00" E 199.63 FEET TO AN IRON PIN SET, SAID POINT BEING THE NORTHWEST CORNER AND PRINCIPAL PLACE OF BEGINNING OF THE PARCEL HEREIN TO BE DESCRIBED.

THENCE, THE FOLLOWING SEVEN (7) COURSES AND DISTANCES ARE WHAT REPRESENT NEW LINES THROUGH THE AFOREMENTIONED MIRZA PARCEL;

- 1) CONTINUING WITH THE SOUTH LINE OF SYCAMORE STREET S 77°00'00" E 94.52 FEET TO AN IRON PIN SET, THE NORTHEAST CORNER OF THIS PARCEL;
- 2) LEAVING THE SOUTH LINE OF SYCAMORE STREET S 04°53'44" W 140.84 FEET TO AN IRON PIN SET;
- 3) ^S 84°51'36" ^E 106.86 FEET TO AN IRON PIN SET ON THE WESTERLY LINE OF A PARCEL CONVEYED TO THE CHAUNCEY-DOVER BOARD OF EDUCATION, DEED VOLUME 194 PAGE 542;
- 4) WITH THE WESTERLY LINE OF THE SCHOOL PARCEL S 26°36'54" W 195.28 FEET TO AN IRON PIN FOUND, THE SOUTHEAST CORNER OF THIS PARCEL;
- 5) CONTINUING WITH THE SCHOOL LINE N 82°29'52" W 119.80 FEET TO AN IRON PIN FOUND, THE SOUTHWEST CORNER OF THIS PARCEL;
- 6) N 02°54'35" E 174.60 FEET TO AN IRON PIN FOUND;
- 7) N 03°59'56" E 156.12 FEET TO THE PLACE OF BEGINNING.

THIS PARCEL AS SURVEYED CONTAINS 0.968 ACRES OR 42,160 SQUARE FEET MORE OR LESS, AND IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT OF WAYS OF RECORD.

THE BEARINGS OF THIS DESCRIPTION ARE BASED ON A SURVEY DONE BY GREGORY K. WRIGHT S#6535 AND THE SOUTH LINE OF SYCAMORE STREET AS BEING N 79°30'00" E AND ARE USED TO DENOTE ANGLES ONLY.

ALL IRON PINS SET ARE 5\8" o.d. REINFORCING BARS WITH YELLOW CAPS LABELED " JOHN W. HAGAN, S#4968 ".

NOTE: ALL DEED AND OFFICIAL RECORD VOLUMES REFERENCED TO ABOVE ARE FOUND IN THE OFFICE OF THE RECORDER, ATHENS COUNTY OHIO

THE ABOVE DESCRIPTION IS BASED ON AN ACTUAL FIELD SURVEY DONE BY OR UNDER THE SUPERVISION OF JOHN W. HAGAN, P.E., P.S., OHIO REGISTERED SURVEYOR #4968 IN MAY & JUNE 1997.

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blause
DATE: 10-7-04

8-11-04
DATE

John W. Hagan
JOHN W. HAGAN, P.E., P.S.,
OHIO REGISTERED SURVEYOR #4968

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PERRY ASSOCIATES, INC.
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PROPERTY LOCATION

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS, TOWNSHIP OF DOVER, AND IN THE VILLAGE OF CHAUNCEY.

BEING A PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20.

BEING SURVEY A PART OF PARCEL CONVEYED TO BASHARAT MUNIR MIRZA AS RECORDED IN DEED VOLUME 380 PAGE 717 IN THE ATHENS COUNTY RECORDERS OFFICE.

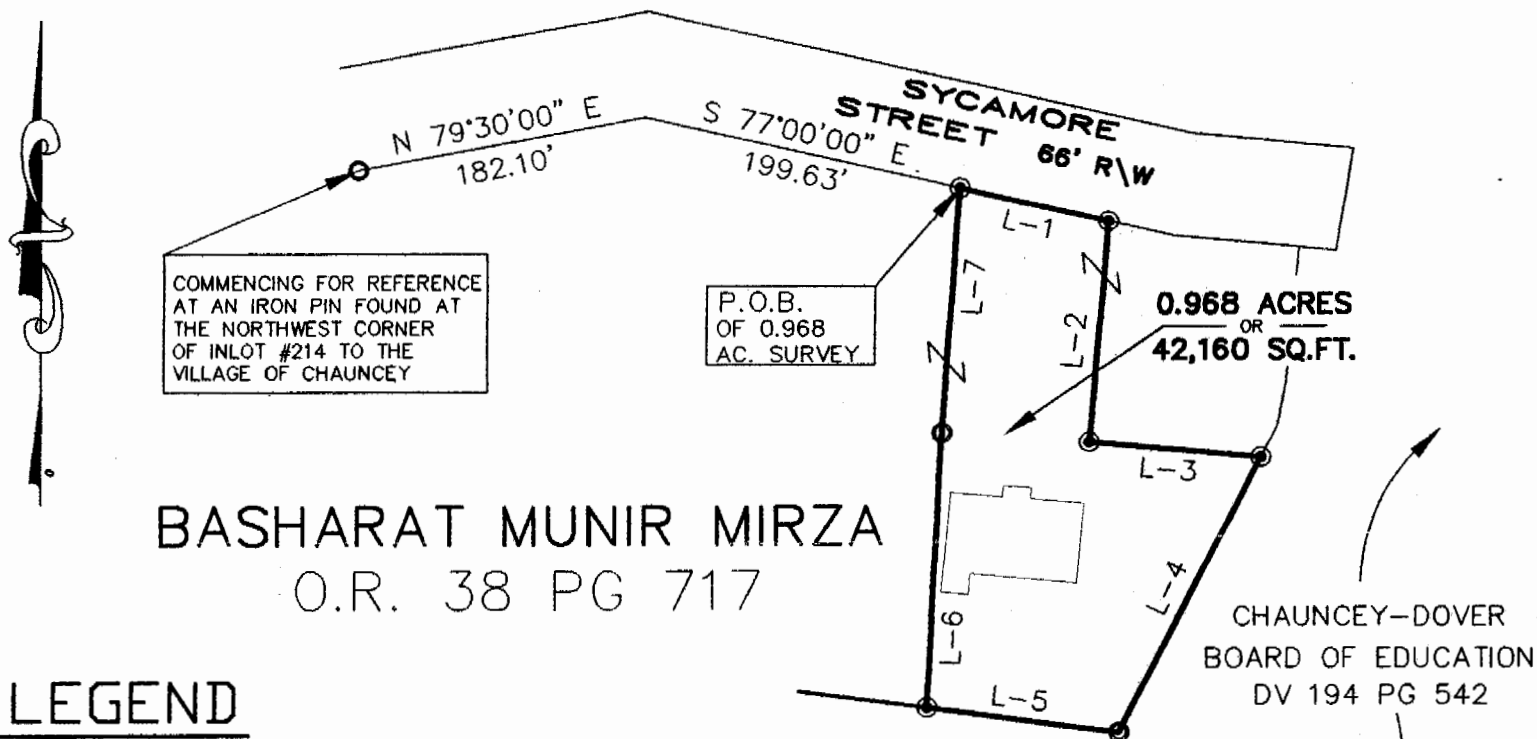
PREPARED FOR:

BASHARAT MUNIR MIRZA

31 SYCAMORE STREET
 CHAUNCEY, OHIO 45719

FILE NO. 97-1459A

INVOICE NO. 97050614



LEGEND

- - IRON PIN FOUND
- ⊙ - IRON PIN SET
- △ - RAILROAD SPIKE FOUND
- ▲ - RAILROAD SPIKE SET
- - CONCRETE MONUMENT FOUND

FIELD WORK MAY 1997
 B.F. & J.F.
 DRAWING BY T.M.
 CALCS. BY T.M. & D.P.H.
 CHECKED BY D.P.H. & J.W.H.

NOTE, THIS SURVEY IS SUBJECT TO ALL LEGAL UTILITY EASEMENTS AND ROAD RIGHT OF WAYS OF RECORD.

NOTE, THIS SURVEY IS SUBJECT TO ALL LEGAL FACTS THAT A FULL AND COMPLETE TITLE RESEARCH MAY REVEAL.

| LINE TABLE | | |
|------------|---------------|----------|
| LINE | DIRECTION | DISTANCE |
| L-1 | S 77°00'00" E | 94.52' |
| L-2 | S 04°53'44" W | 140.84' |
| L-3 | S 84°51'36" E | 106.86' |
| L-4 | S 26°36'54" W | 195.28' |
| L-5 | N 82°29'52" W | 119.80' |
| L-6 | N 02°54'35" E | 174.60' |
| L-7 | N 03°59'56" E | 156.12' |

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE

BY: S. Blause
 DATE: 10-7-04

GRAPHIC SCALE



1 INCH = 120 FEET

NOTE: ALL PINS SET ARE 5/8" o.d. IRON REINFORCING BARS WITH YELLOW CAPS LABELED "JOHN W. HAGAN #4968".

I HEREBY CERTIFY THAT AN ACTUAL SURVEY WAS MADE OF THE PREMISES AND THAT THIS PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE.

DATED 8-11-04 John W. Hagan
 JOHN W. HAGAN P.E., P.S.
 OHIO REGISTERED SURVEYOR #4968

BEARINGS OF THIS PLAT ARE BASED ON A SURVEY PERFORMED BY GREGORY K. WRIGHT S#6535 AND THE SOUTH LINE OF SYCAMORE STREET AS BEING N 79° 30' 00" E AND ARE TO DENOTE ANGLES ONLY.