



buckleygroup
engineering + surveying

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DESCRIPTION OF A 5.560 ACRE PARCEL

Situated in Dover Township, Athens County, State of Ohio

Being a **5.560 acre** parcel of land located in part of Section 5, Township 10 North, Range 14 West, Ohio Company Purchase, Dover Township, Athens County, State of Ohio and being part of a 28.700 acre parcel as conveyed to Thomas Swick by a deed recorded in Official Record Book 307 at Page 1911 of said county deed records and being more fully described as follows:

Beginning at a point in the centerline of South Wemer Road – Township Road 333, a 30 foot width right of way being the northwesterly corner of said 5.560 acre tract from which an iron pin with brass cap (found) being the northeasterly corner of said Section 5 bears N 59° 50' 25" E, being the basis of bearing for this description, 957.89 feet for reference;

Course No. 1: Thence, S 53° 10' 22" E, with a new division line through said 28.700 acre parcel, passing an iron pin (set) at 48.37 feet for reference, a total distance of 774.10 feet to an iron pin set;

Course No. 2: Thence, S 49° 08' 54" W, with a new division line through said 28.700 acre parcel, passing an iron pin (set) at 541.38 feet for reference, a total distance of 572.19 feet to a point in the centerline of Brown Road – Township Road 457, a 30 foot width right of way;

With the centerline of said Township Road 457 the following 5 courses:

Course No. 3: Thence, with a non-tangent curve to the right concave northeasterly, having a central angle of 37° 31' 10", a radius of 200.00 feet, a chord bearing and distance of N 35° 14' 34" W, 128.64, an arc distance of 130.97 feet to a point;

Course No. 4: Thence, N 16° 28' 59" W, 212.42 feet to a point;

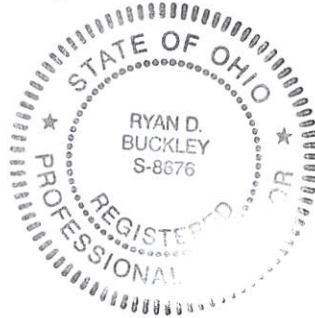
- Course No. 5:** Thence, N 00° 08' 01" E, 183.83 feet to a point;
Course No. 6: Thence, N 05° 46' 40" W, 238.44 feet to a point;
Course No. 7: Thence, N 14° 50' 25" W, 112.20 feet to the **Point of Beginning**, containing **5.560 acres**, more or less, and being subject to all legal rights of way and easements of record.

All iron pins set being 5/8" x 30" rebar with plastic cap stamped "Buckley Group - 04153".

This description was prepared under the direct supervision of Ryan D. Buckley, Registered Surveyor No. 8676 and is based on a field survey performed by The Buckley Group, LLC completed in December 2015

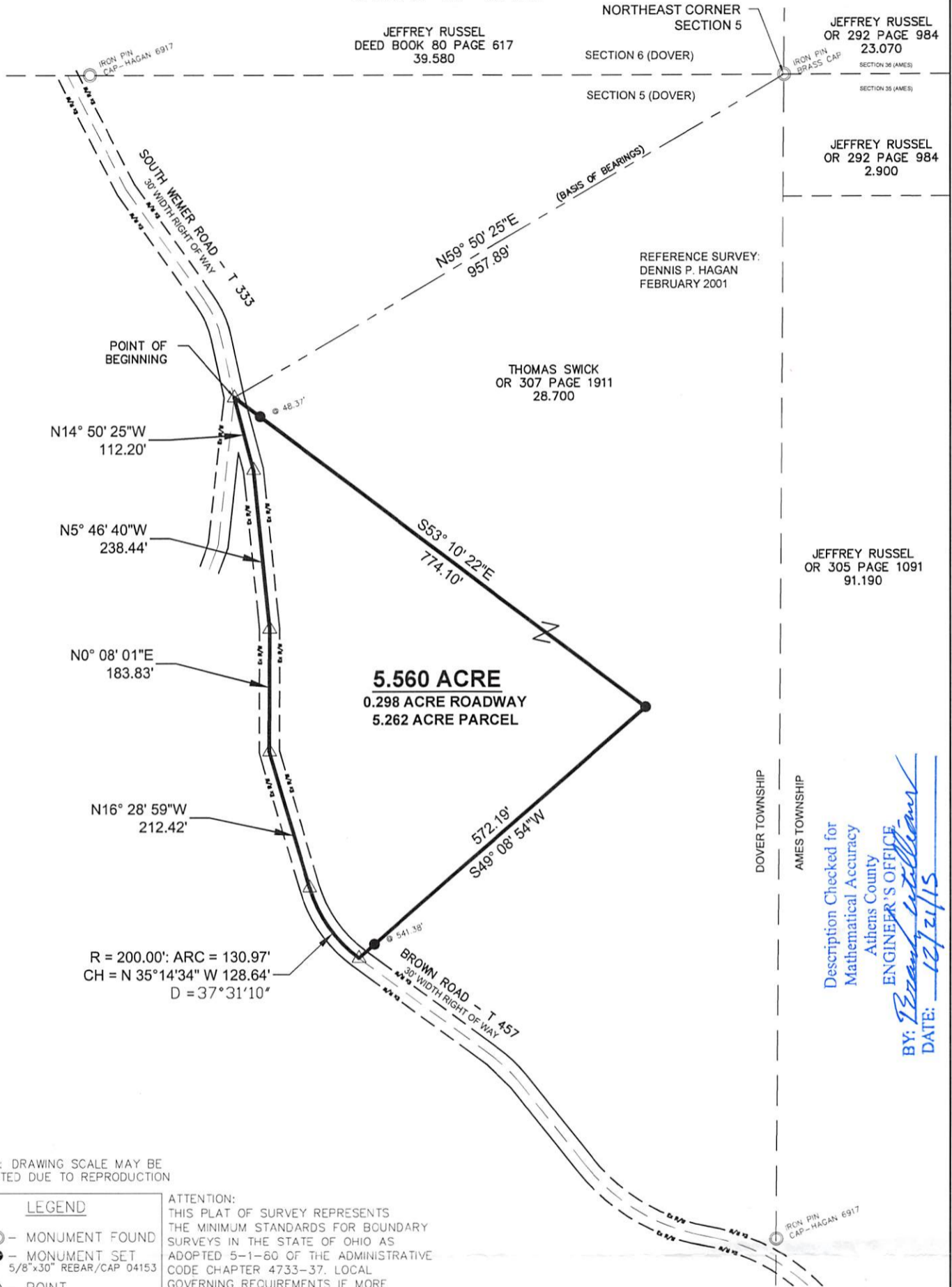
December 14, 2015
Date


Ryan D. Buckley, Professional Surveyor No. 8676



PERTINENT DOCUMENTS AND SOURCES OF DATA USED:
 DEED REFERENCES (AS NOTED)
 SPECIFIED COUNTY ROADWAY MAP
 SPECIFIED COUNTY TAX PARCEL MAP
 U.S. GEOLOGICAL QUADRANGLE MAP
 PREVIOUS SURVEY PLATS

ATHENS COUNTY
 DOVER TOWNSHIP
 SECTION 5
 TOWN 10N, RANGE 14W
 OHIO COMPANY PURCHASE
 STATE of OHIO



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: *Ryan D. Buckley*
 DATE: 12/14/15

NOTE: DRAWING SCALE MAY BE ADJUSTED DUE TO REPRODUCTION

LEGEND	
○	MONUMENT FOUND
●	MONUMENT SET 5/8"x30" REBAR/CAP 04153
△	POINT

ATTENTION:
 THIS PLAT OF SURVEY REPRESENTS THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO AS ADOPTED 5-1-80 OF THE ADMINISTRATIVE CODE CHAPTER 4733-37. LOCAL GOVERNING REQUIREMENTS IF MORE STRINGENT, SHALL BE ADHERED TO.

BASIS OF BEARINGS:

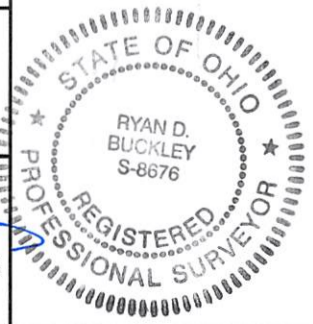
BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN, AS NOTED, AN ARE USED TO DENOTE ANGLE ONLY.



DATE	12/14/15
DRWN.	JDC
CHK.	RDB
JOB NO.	15780

PLAT OF SURVEY

SURVEYED FOR:
 THOMAS SWICK
 16846 SOUTH WEMER RD
 MILLFIELD, OHIO 45761



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Ryan D. Buckley
 RYAN D. BUCKLEY
 PROFESSIONAL SURVEYOR No. 8676
 STATE OF OHIO
 DATE: 12/10/15