

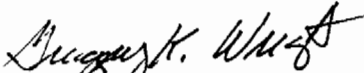
Tract One

Description of 2.772 Acres

Situated in Section 3, Town 6, Range 12, Rome Township, Athens County, Ohio and being more particularly described as follows;

Commencing at the Southeast Corner of Said Section 3; thence West 2062.50 feet; thence N 4°30' E 991.5 feet to a point on the south right-of-way line of the former B&O Railroad property; thence N 56°14' W 354.41 feet to a point; thence along a curve to the right having a radius of 2341.83 feet, the long chord of which bears N 55°52'59" W 28.64 feet to an iron pin set at the point of beginning of the tract herein described; thence continuing along the curve to the right having a radius of 2341.83 feet the long chord of which bears N 40°26'14" W 1219.76 feet to an iron pin set; thence leaving the right-of-way N 64°39'30" E 100.00 feet to an iron pin set on the north right-of-way line; thence along a curve to the left having a radius of 2241.83 feet, the long chord of which bears S 40°26'14" E 1167.67 feet to an iron pin set; thence leaving the right-of-way S 34°28'03" W 100.00 feet to the point of beginning containing 2.772 acres.

Prior deed reference: Volume 147, Page 145 Official Records of Athens County.


Gregory K. Wright
Registered Surveyor S-6535

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blawie
DATE: 6-17-97

57

188

Rom #3

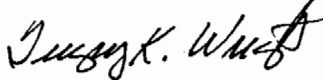
Tract Two

Description of 1.062 Acres

Situated in Section 3, Town 6, Range 12, Rome Township, Athens County, Ohio and being more particularly described as follows;

Commencing at the Southeast Corner of Said Section 3; thence West 2062.50 feet; thence N 4°30' E 991.5 feet to a point on the south right-of-way line of the former B&O Railroad property, the point of beginning of the tract herein described; thence N 56°14' W 354.41 feet to a point; thence along a curve to the right having a radius of 2341.83 feet, the long chord of which bears N 55°52'59" W 28.64 feet to an iron pin set; thence leaving the right-of-way line N 34°28'03" E 100.00 feet to an iron pin set on the north right-of-way line; thence along a curve to the left having a radius of 2241.83 feet, the long chord of which bears S 55°52'59" E 27.42 feet to a point; thence S 56°14' E 434.73 feet to an iron pin set; thence leaving the right-of-way S 33°46' W 100.00 feet to an iron pin set on the south right-of-way line; thence N 56°14' W 80.32 feet to the point of beginning containing 1.062 acres.

Prior deed reference: Volume 147, Page 145 Official Records of Athens County.



Gregory K. Wright

Registered Surveyor S-6535

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 6-17-97

59

190

TO WHOM IT MAY CONCERN:

The following is a computer printout of the coordinates of the attached description. Copies of the plat, the description, and this sheet should be presented to the County Engineer for approval.

DEED COORDINATES AND AREA CALCULATION

Coen Tract Two

					NORTH	EAST	AREA DESCRIPTION
N/S	DE	'	E/	DIST	1000.000	1000.000	
N	56	14	0 W	354.41	1196.985	705.376	0.0000
N	55	52	59 W	28.64	1213.049	681.665	0.0007
N	34	28	3 E	100.00	1295.494	738.259	0.4404
S	55	52	59 E	27.42	1280.114	760.960	0.4712
D	56	14	0 E	434.73	1038.486	1122.354	0.9702
S	33	46	0 W	100.00	955.355	1066.773	1.0624
N	56	14	0 W	80.32	999.998	1000.003	1.0624

George K. Ward

61

192

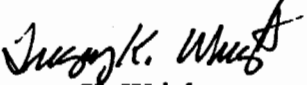
Tract Three

Description of 2.907 Acres

Situated in Section 3, Town 6, Range 12, Rome Township, Athens County, Ohio and being more particularly described as follows;

Commencing at the Southeast Corner of Said Section 3; thence West 2062.50 feet; thence N 4°30' E 991.5 feet to a point on the south right-of-way line of the former B&O Railroad property; thence S 56°14' E 80.32 feet to an iron pin set at the point of beginning of the tract herein described; thence leaving the right-of-way line N 33°46' E 100.00 feet to an iron pin set on the north right-of-way line; thence S 56°14' E 1266.42 feet to an iron pin set; thence leaving the right-of-way S 33°46' W 100.00 feet to an iron pin set on the south-right-of-way line; thence N 56°14' W 1266.42 feet to the point of beginning containing 2.907 acres.

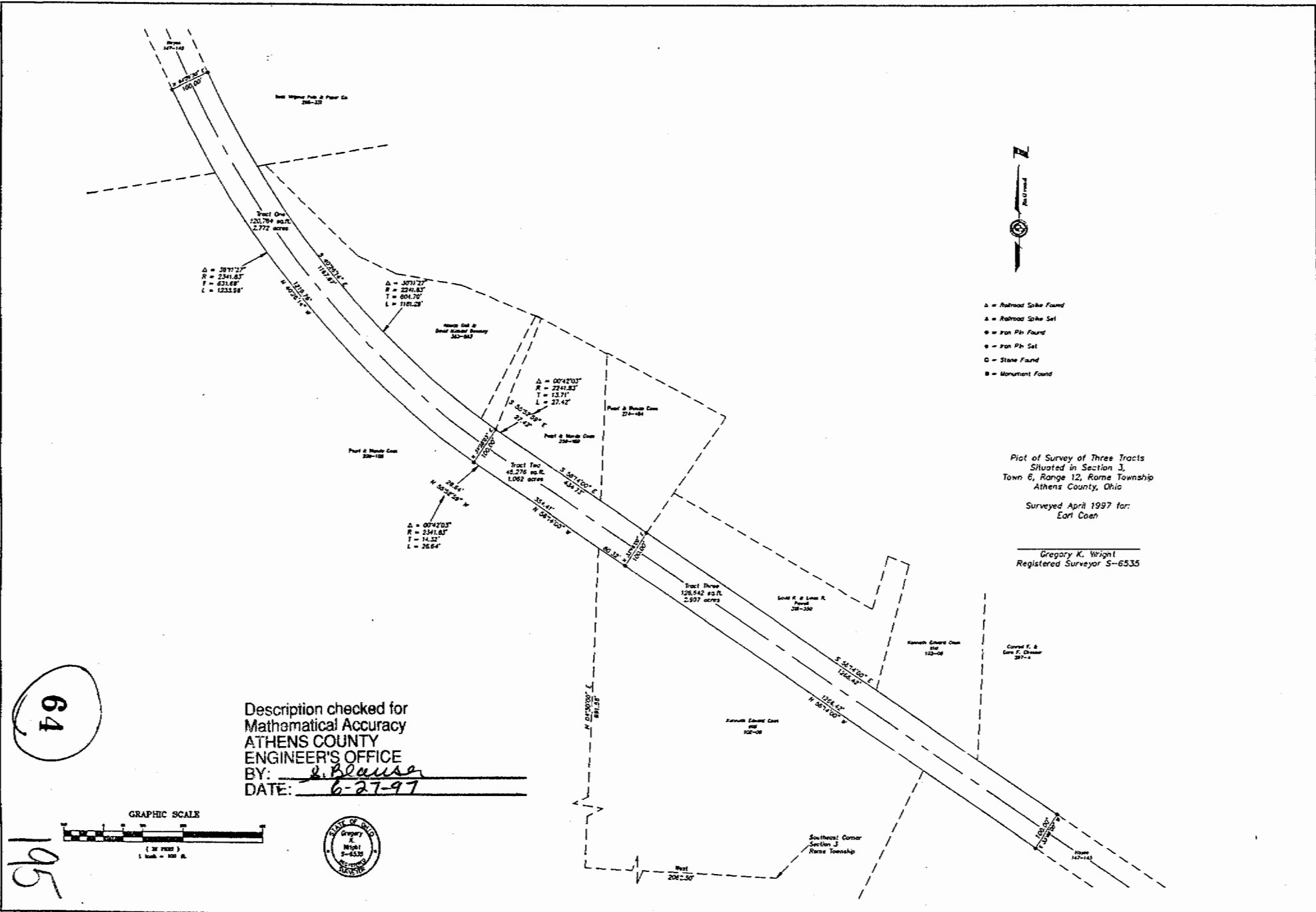
Prior deed reference: Volume 147, Page 145 Official Records of Athens County.


Gregory K. Wright
Registered Surveyor S-6535

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 6-20-97

62

193



- Δ = Railroad Spike Found
- ▲ = Railroad Spike Set
- = Iron Pin Found
- = Iron Pin Set
- = Stone Found
- = Monument Found

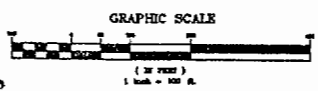
Plot of Survey of Three Tracts
Situating in Section 3,
Town 6, Range 12, Rome Township
Athens County, Ohio

Surveyed April 1997 for:
Earl Coen

Gregory K. Wight
Registered Surveyor S-6535

64

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: E. Blausa
DATE: 6-27-97

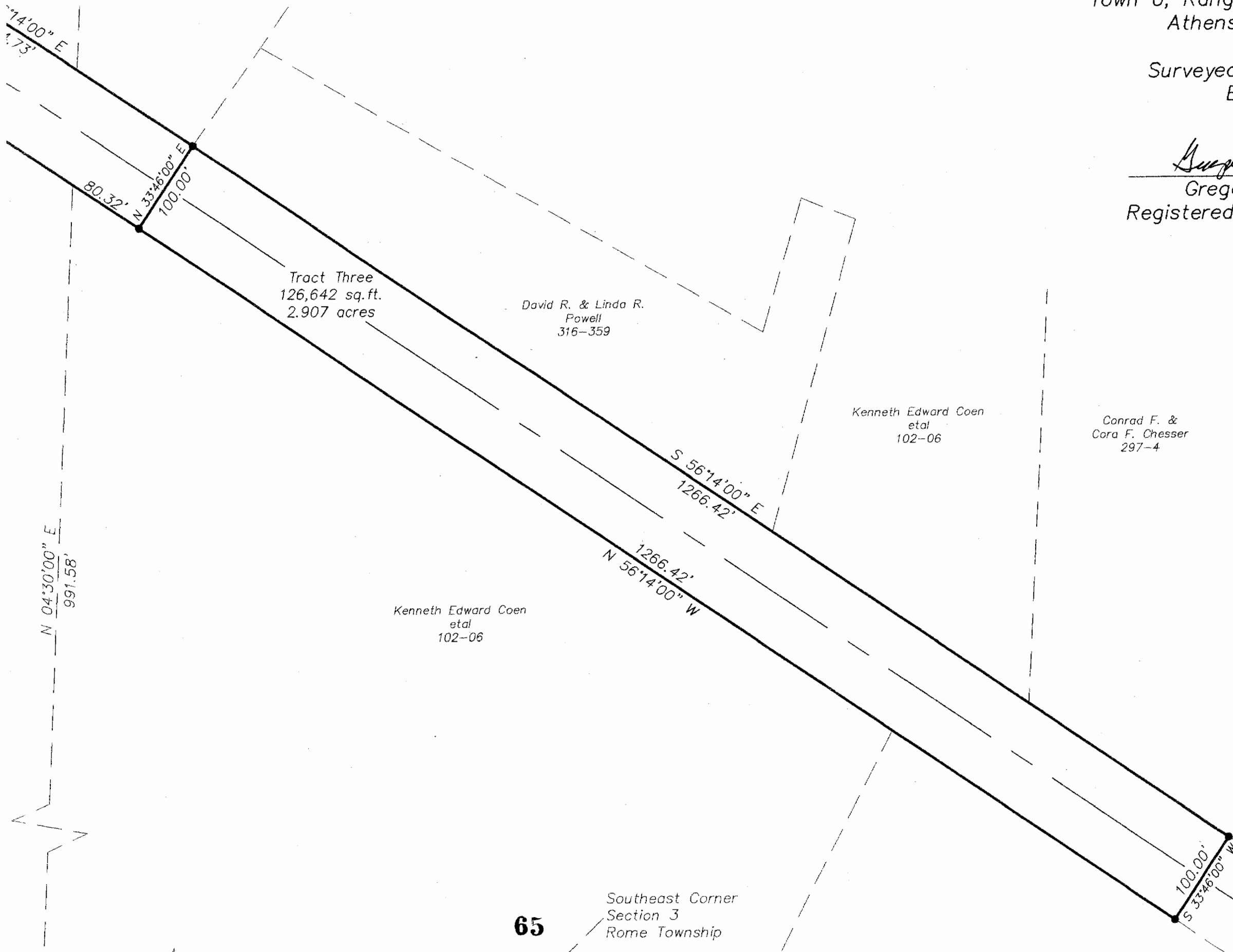


195

Plat of Survey of Three Tracts
Situating in Section 3,
Town 6, Range 12, Rome Township
Athens County, Ohio

Surveyed April 1997 for:
Earl Coen

Gregory K. Wright
Gregory K. Wright
Registered Surveyor S-6535



Tract Three
126,642 sq. ft.
2.907 acres

David R. & Linda R.
Powell
316-359

Kenneth Edward Coen
etal
102-06

Conrad F. &
Cora F. Chesser
297-4

Kenneth Edward Coen
etal
102-06

Southeast Corner
Section 3
Rome Township

Hayes
147-145

Pearl & Wanda Coen
298-105

$\Delta = 00^{\circ}42'03''$
 $R = 2341.83'$
 $T = 14.32'$
 $L = 28.64'$

28.64'
N 55°52'59" W

N 34°28'03" E
100.00'

Tract Two
46,276 sq.ft.
1.062 acres

354.41'
N 56°14'00" W

S 56°14'00" E
434.73'

$\Delta = 00^{\circ}42'03''$
 $R = 2241.83'$
 $T = 13.71'$
 $L = 27.42'$

S 55°52'59" E
27.42'

Pearl & Wanda Coen
259-169

Pearl & Wanda Coen
274-484

80.32'
N 33°46'00" E
100.00'

Tract Three
126,642 sq.ft.
2.907 acres

David R. & Linda R.
Powell
316-359

N 04°30'00" E
991.58'

S 56°14'00" E
1266.42'
1266.42'
N 56°14'00" W

Kenneth Edward Coen
et al
102-06

$\Delta = 30^{\circ}11'27''$
 $R = 2341.83'$
 $T = 631.68'$
 $L = 1233.98'$

Tract One
120,764 sq.ft.
2.772 acres

$S 40^{\circ}26'14'' E$
1167.67'
 $N 40^{\circ}26'14'' W$
1219.76'

$\Delta = 30^{\circ}11'27''$
 $R = 2241.83'$
 $T = 604.70'$
 $L = 1181.29'$

Wanda Gail &
David Michael Beasley
383-863

$\Delta = 00^{\circ}42'03''$
 $R = 2241.83'$
 $T = 13.71'$
 $L = 27.42'$

$S 55^{\circ}52'59'' E$
27.42'

Pearl & Wanda Coen
274-484

Pearl & Wanda Coen
259-169

Pearl & Wanda Coen
298-105

Tract Two
46,276 sq.ft.
1.062 acres

$N 55^{\circ}52'59'' W$
28.64'

$\Delta = 00^{\circ}42'03''$
 $R = 2341.83'$
 $T = 13.71'$
 $L = 27.42'$

$N 34^{\circ}28'03'' E$
100.00'

$S 56^{\circ}14'00'' E$
434.73'

$N 56^{\circ}14'00'' W$
354.41'

69

70

West Virginia Pulp & Paper Co.
265-331

N 64°39'30" E
100.00'

Tract One
120,764 sq.ft.
2.772 acres

$\Delta = 30^{\circ}11'27''$
R = 2341.83'
T = 631.68'
L = 1233.98'

S 40°26'14" E
1167.67'
N 40°26'14" W
1219.76'

$\Delta = 30^{\circ}11'27''$
R = 2241.83'
T = 604.70'
L = 1181.29'

Wanda Gail &
David Michael Beasley
383-863

$\Delta =$
R =
T =
L =

S 55°52'59" E
27.42'

Pearl & Wanda Coen
298-105

N 34°28'03" E
100.00'

Tract Two
46,276 sq.ft.
1.062 acres

71

72

N 55°52'
28.64'