

Description of 42.8011 acres
Section 17, Rome Township

Being a part of the South Half of Section 17, Township 6, North; Range 12, West, Rome Township, Athens County, State Of Ohio, and being a part of the lands of Cecile E Tabler as recorded in Deed Book 306 Page 165 and being further described as follows.

Beginning for reference at the Northeast Corner of the Southeast Quarter of said Section 17. Thence along the East line of said Section 17 South 05 degrees 56 minutes 00 seconds West 825.00 feet to a 5/8" iron pin found on the northeast corner of a tract recorded in Official Record Book 168 Page 345.

Thence along the north line of said tract North 83 degrees 18 minutes 53 seconds West 1662.18 feet to a point in the center of Featherstone Road (Twp. Rd. #192). said point being the place of beginning for the tract herein described.

Thence along the center of said road the following 11 courses and distances.

- 1) South 19 degrees 24 minutes 31 seconds West 38.35 feet to a point.
- 2) South 00 degrees 32 minutes 11 seconds West 58.68 feet to a point.
- 3) South 11 degrees 35 minutes 02 seconds East 257.39 feet to a point.
- 4) South 21 degrees 44 minutes 13 seconds East 49.26 feet to a point
- 5) South 41 degrees 16 minutes 51 seconds East 36.10 feet to a point.
- 6) South 58 degrees 24 minutes 38 seconds East 159.26 feet to a point.
- 7) South 57 degrees 12 minutes 06 seconds East 102.82 feet to a point.
- 8) South 50 degrees 54 minutes 23 seconds East 245.49 feet to a point.
- 9) South 38 degrees 51 minutes 36 seconds East 50.14 feet to a point.
- 10) South 26 degrees 36 minutes 52 seconds East 59.17 feet to a point.
- 11) South 13 degrees 44 minutes 55 seconds East 95.18 feet to a point.

Thence leaving said road and with the north line of a tract recorded in Official Record Book 294 Page 196 North 82 degrees 45 minutes 46 seconds West, passing a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set at 25.00 feet going a total of 471.75 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675 set.

Thence South 14 degrees 44 minutes 23 seconds East 542.65 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set on the northeast corner of a tract recorded in Deed Book 313 Page 183.

Thence along the north line of said tract North 80 degrees 27 minutes 04 seconds West 746.65 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set on the Northwest corner of said tract.

Thence along the north line of a tract recorded in Official Record Book 25 Page 631 North 70 degrees 29 minutes 36 seconds West 401.41 feet to a 5/8 inch by 30 inch iron

pin with I.D. cap stamped "Walton S-7675" set.

Thence continuing along said north line South 88 degrees 06 minutes 28 seconds West 469.76 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

thence still along said line North 52 degrees 37 minutes 46 seconds West 578.82 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence leaving said line North 26 degrees 07 minutes 14 seconds East 182.82 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence South 77 degrees 37 minutes 46 seconds East 290.40 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence South 75 degrees 33 minutes 58 seconds East 218.84 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence North 05 degrees 56 minutes 00 seconds East 280.50 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence South 84 degrees 04 minutes 00 Seconds East 165.00 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence North 05 degrees 56 minutes 00 Seconds East 577.50 feet to a 5/8 inch by 30 inch iron pin with I.D. cap stamped "Walton S-7675" set.

Thence along the Grantor's North line South 83 degrees 18 minutes 53 seconds East 978.21 feet to a point in the center of Featherstone Road (Twp. Rd. #192), passing , 5/8 inch by 30 inch iron pins with I.D. cap stamped "Walton S-7675" set at 512.80 feet and 952.44 feet. to the place of beginning and containing 42.8011 acres more or less.

Also included for the beifit of the above described tract is a 30 foot wide utility easement from the grantor to this tract that is for the purpose of laying and maintaining a water line from the public service line through the grantor's property with the center of said easement being further described as follows.

Beginning for reference at theNortheast Corner of the above described 42.8011 acre tract.

Thence along the West line of said tract South 05 degrees 56 minutes 00 seconds West 184.85 feet to a point in the center of an existing unimproved roadway, said point being the place of beginning for the easement herein described.

Thence along the center of said easement the following 10 courses and distances.

- 1) North 21 degrees 30 minutes 16 seconds West 135.33 feet.
- 2) North 04 degrees 12 minutes 50 seconds East 98.77 feet.

- 3) North 21 degrees 20 minutes 17 seconds West 131.91 feet
- 4) North 33 degrees 23 minutes 00 seconds West 181.84 feet
- 5) North 47 degrees 02 minutes 28 seconds West 217.25 feet
- 6) North 26 degrees 52 minutes 35 seconds West 63.23' feet
- 7) North 00 degrees 59 minutes 42 seconds West 104.25 feet
- 8) North 14 degrees 05 minutes 56 seconds West 99.38 feet
- 9) North 37 degrees 37 minutes 42 seconds West 383.67 feet
- 10) South 64 degrees 54 minutes 19 seconds West 137.44 feet to the end of said 30' wide utility easement.

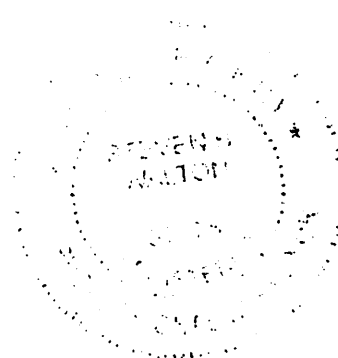
Subject to all easements and right of ways either written or implied.

Bearings Based on the East line of section 17 as being South 05 degrees 56 minutes 00 Seconds West and are for angular calculation only.

All iron pins set are 5/8" X 30" rebar with I.D. caps Stamped Walton S-7675.

Description prepared by Steven B. Walton, Ohio Professional Surveyor S-7675 on the 18 Day of March, 2010

1 Steven B. Walton
Steven B. Walton S-7675



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blause
DATE: 4-29-10

REFERENCES:

County tax maps
 Plans on record
 Previous surveys

LEGEND

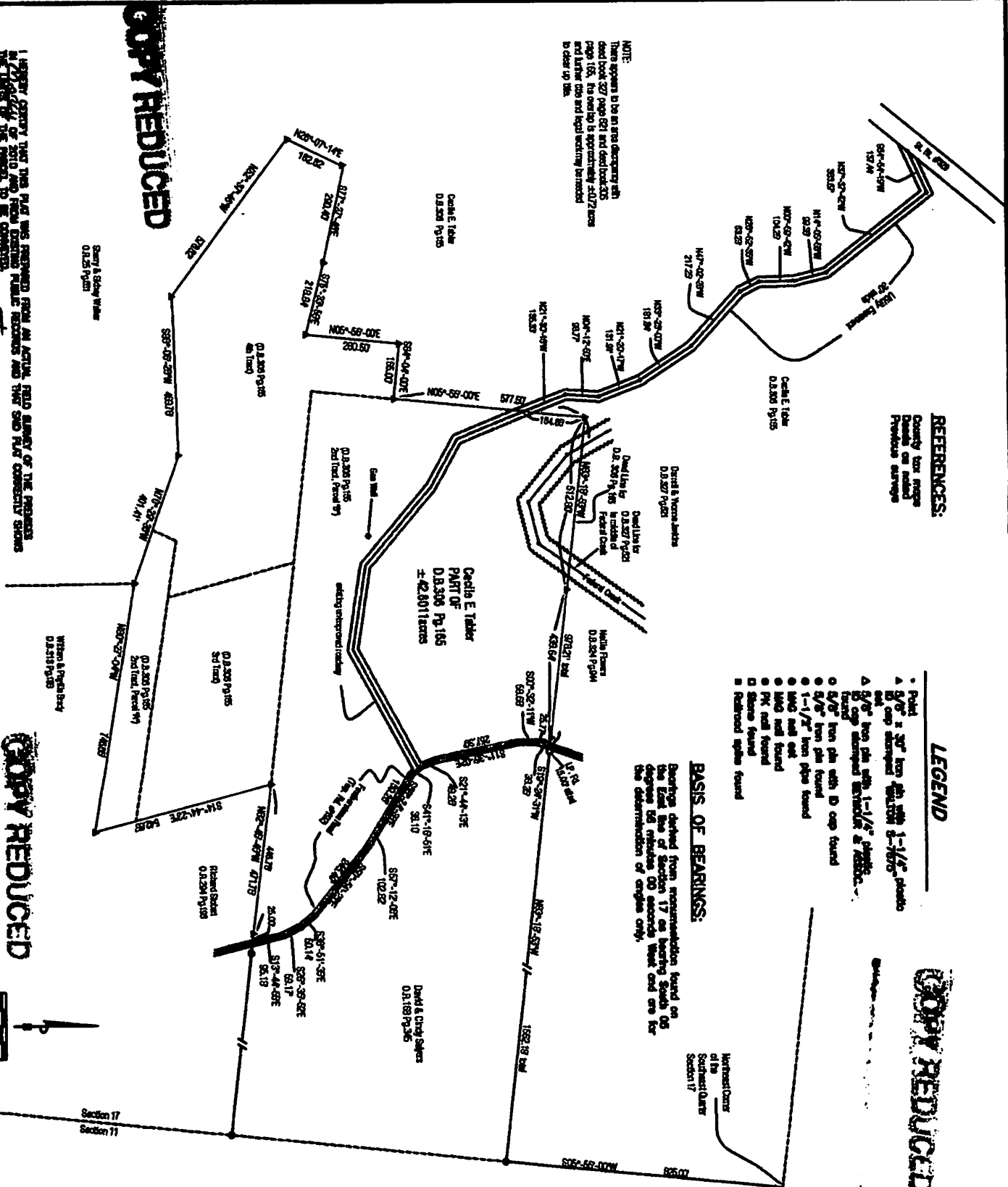
- Point
- ▲ 5/8" x 30" iron pin with 1-1/4" plastic cap stamped SECTION 17-1675
- ▲ 5/8" iron pin with 1-1/4" plastic cap stamped SECTION 17-1675
- ▲ 5/8" iron pin with 1-1/4" plastic cap stamped SECTION 17-1675
- 5/8" iron pin with D cap found
- 5/8" iron pin found
- 1-1/2" iron pipe found
- Lead nail set
- Lead nail found
- PK nail found
- Stone found
- Railroad spike found

BASIS OF BEARINGS:

Bearings derived from reconnaissance found on the East line of Section 17 as bearing South 05 degree 56 minutes 00 seconds West and are for the determination of angles only.

Witness/Care
 of the
 Survey/Care
 Section 17

NOTE:
 There appears to be an error discrepancy with deed book 527 page 921 and deed book 53 page 156. The acreage is approximately 2.027 acres and further title and legal action recommended to clear up title.



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I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES AND THAT THE BEARINGS AND DISTANCES ARE TRUE AND CORRECT AND THAT THE LINES OF THE PARCELS TO BE CORRECTED.

THIS CORRECTION WAS MADE BY SAID SURVEYOR ON OR ABOUT MARCH 11, 2010

WALTER A. WALTON
 CHIEF PROFESSIONAL SURVEYOR NO. 8-7673

