

Plat of Survey

Township of Troy, County of Athens, State of Ohio, and being part of the East Half of Section 8, Township 5N, Range 11W, of the Ohio Company's Purchase

LINE TABLE

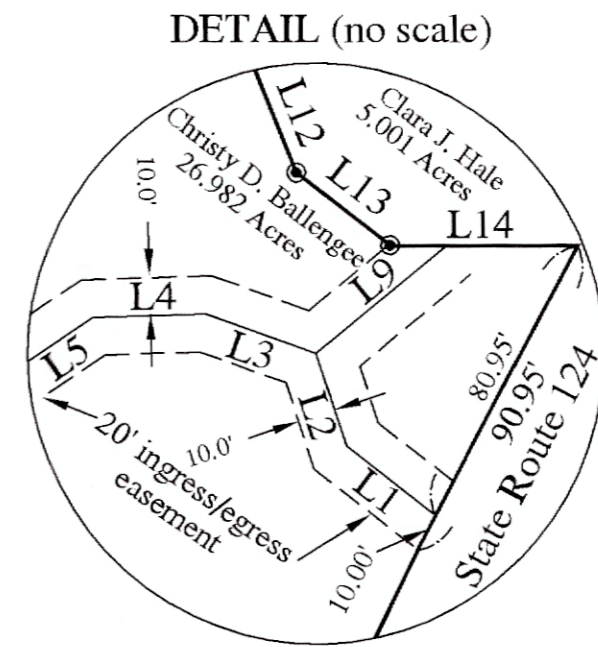
No.	Bearing	Distance
L1	N 52°37'20" W	30.00'
L2	N 17°55'21" W	25.76'
L3	N 70°25'00" W	31.20'
L4	S 88°20'35" W	30.04'
L5	S 56°04'55" W	99.07'
L6	S 67°08'50" W	89.46'
L7	S 61°12'42" W	87.19'
L8	S 46°17'24" W	42.05'
L9	N 50°41'16" E	44.97'
L10	N 62°31'37" E	165.19'
L11	S 85°58'20" E	67.79'
L12	S 22°05'10" E	38.21'
L13	S 52°23'10" E	31.48'
L14	S 89°46'04" E	50.00'

PROPERTY LOCATION:

Situated in the Township of Troy, County of Athens, State of Ohio, and being part of the East Half of Section 8, Township 5N, Range 11W, of the Ohio Company's Purchase.

Being a Survey of 26.982 Acre parcel (per tax duplicate) conveyed to Christy Ballengee, as recorded in O.R. Book 579, Page 1417, in the Athens County Deed Records, and being al of Auditor's P.P.N. L01-001001-9000.

Subject to the Right of Way and restrictions of State Route 124, as found on Plan No. ATH-125-0.91, on record at the Ohio Department of Transportation District 10 Office, Marietta, Ohio.



The bearings of this Plat are based on the West line of the Southeast Quarter of Section 8, as being N 00°07'34" W, and is an assumed Meridian used to denote angles only.

Steven B. & Mikki Flannery
33.00 Acres
O.R. Book 562, Page 266
P.P.N. L01-001001-8901

Francis H. Spencer
9.84 Acres
O.R. Volume 381, Page 89
P.P.N. L01-001001-8902

Deborah A. Ford
153.37 Acres
O.R. Book 333, Page 525
P.P.N. L01-001002-6200

Francis L. Hershey, ETAL
68.720 Acres
O.R. Book 570, Page 130
P.P.N. L01-001002-6100

N 01°37'00" E
511.60'

N 00°07'34" W
327.95'

S 89°50'30" W
518.59'

S 89°50'44" E
1935.35'

Christy D. Ballengee
26.982 Acres (per tax duplicate)
O.R. Book 579, Page 1417
P.P.N. L01-001001-9000

27.423 Acres this Survey

S 89°50'30" W
1280.59'

Paul J. & Penny S. Chambers
10.000 Acres
O.R. Book 549, Page 1121
P.P.N. L01-001001-9002

Lana J. Atkinson
13.944 Acres
O.R. Book 580, Page 2011
P.P.N. L01-0010019203

Tim Ford
2.90 Acres
O.R. Book 14, Page 364
L01-001001-9101

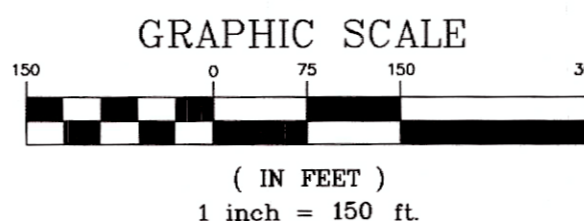
Michael A. Nelson
15.345 Acres
O.R. Book 487, Page 316
P.P.N. L01-001001-9205

Kathy J. Gaskins
11.486 Acres
O.R. Book 538, Page 1259
P.P.N. L01-001001-9206

LEGEND

- - Stone Found
- - 3/4" o.d. Iron Pipe Found w/O.D.O.T. Cap
- - 5/8" Iron Pin Found
- ⊙ - Iron Pin Set
5/8" Rebar 30" long w/ 1.25" dia. plastic Red Cap
Labeled S.A. England #7452
- △ - Mag Nail Set
- ⊕ - 2" o.d. Iron Pipe Found

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *[Signature]*
DATE: 12/16/202



I hereby certify that an actual survey of the premises was made, and that this plat is correct to the best of my knowledge.

Dated 12/17/21

[Signature]
Scott A. England, P.S.
Ohio Registered Surveyor #7452

STA. 161+75.80
47.65' LT

S 23°54'23" W
177.97'
former centerline
Co. Road 62

S 89°46'04" E
274.36'

S 00°13'56" W
350.41'

S 89°50'30" W
1280.59'

N 82°46'05" W
577.88'

N 28°05'21" W
283.87'

S 26°09'12" W
327.56'

S 29°54'58" W
138.79'

STATE ROUTE 124
O.D.O.T. R.W. Plan No. ATH-124-0.91
STATE ROUTE 124

STA. 152+05.55
94.10' LT

Prepared By:
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Note: All Easements not shown.