



SOUTHEASTERN LAND SURVEYS

LEONARD E. SWOYER
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road
Athens, Ohio 45701
740/593-8701

Situated in Section 35, Town 11, Range 14, Trimble Township, Athens County, Ohio and described as follows:

Commencing at a found iron pin at the Southeast corner of Lot 516 of Smokerise Subdivision on the west right of way line of Smoke Rise Drive, **THE TRUE POINT OF BEGINNING**; thence along said west right of way line of Smoke Rise Drive on an assumed bearing South 00 Degrees 04 Minutes 28 Seconds East a distance of 51.00 feet to a Railroad Spike set in a 10" tree at the Northeast corner of Lot 514 of said Smokerise Subdivision; thence along the North line of said Lot 514 South 89 Degrees 35 Minutes 14 Seconds West a distance of 100.47 feet to a set iron pin; Thence **ALONG A BOUNDARY AGREEMENT LINE** BETWEEN MARK SEMINGSON, OWNER BY DEED OF A TRACT DESCRIBED IN VOLUME 368 PAGE 95 OF THE ATHENS COUNTY OFFICIAL DEED RECORDS AND MICHAEL ERIC STUDEN, OWNER BY DEED OF LOT 510 OF SMOKERISE SUBDIVISION AS DESCRIBED IN VOLUME 220 PAGE 4190 OF THE ATHENS COUNTY OFFICIAL DEED RECORDS** North 00 Degrees 31 Minutes 52 Seconds West a distance of 51.00 feet to a set iron pin; thence along the south line of aforesaid Lot 516 North 89 Degrees 35 Minutes 16 Seconds East a distance of 100.88 feet to **THE POINT OF BEGINNING** and containing 0.118 acres and being part of the tracts described in Volume 368 Page 95 of the Athens County Official Deed Records.

**THIS SURVEY SHALL ONLY BECOME VALID WHEN PARTIES TO AFORESAID BOUNDARY AGREEMENT LINE SUBSCRIBE TO SAID LINE BY A LEGAL DOCUMENT SIGNED AND RECORDED IN THE ATHENS COUNTY OFFICIAL DEED RECORDS.

Note: Unless otherwise noted all set iron pins are 5/8" in diameter rebar, 30 inches in length and capped with a plastic identification marker inscribed L. F. Swoyer P.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer, Jr., Registered Professional Land Surveyor Number 6765 and based on a field survey performed by Southeastern Land Surveys dated September 17, 2003.

Subject to all easements and right of ways of record.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blause
DATE: 11-13-03



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3428 PLEASANT HILL ROAD
ATHENS, OHIO 45701
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SURVEY NOTES:

SET IRON PINS ARE 5/8" DIA. REBAR WITH A YELLOW I. D. CAP INSCRIBED: "L. F. SWOYER PL-6765"

BEARINGS ARE TO AN ASSUMED MERIDIAN AND USED TO DENOTE ANGULAR RELATIONSHIP ONLY

BASIS OF BEARING = THE NORTH LINE OF THE 0.118 ACRE TRACT



- = IRON PIN SET
- = IRON PIN FOUND

SUGAR MAPLE RD.

SMOKE RISE DR.

MICHAEL ERIC STUDEN
220-4190 D. R.

BOUNDARY AGREEMENT LINE

516
DARREL E. PERRY
278-1876 D. R.

SEMINGSON ENTERPRISES INC.
368-95 D. R.
0.118 ACRES

514
JUDY PUGH
283-212 D. R.

514

POINT OF COMMENCEMENT AND POINT OF BEGINNING: S. E. COR OF LOT 516

RAILROAD SPIKE IN A 10' TREE

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY:

DATE: S. Blause
11-13-03

Plat of SURVEY OF A 0.118 ACRE TRACT

Scale: 1" = 50'

Surveyed for: MR. MARK SEMINGSON

Date: 9-17-03

Subdivision: ****

Township TRIMBLE

Section 35

Town 11 Range 14

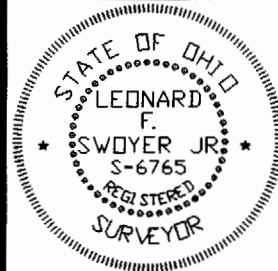
Corporation: ****

County

ATHENS Ohio

Job No. 09048803

Leonard F. Swoyer Jr. Reg. P.L.S. No. 6765



TRM # 35