

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: D. E. Stewart
DATE: 6/29/16

Exhibit A
1.785 Acres

Description of a tract of land situate Ohio Company Purchase, Range 11, Town 5, Section 33, Troy Township, Athens County, Ohio, and being more fully described as follows:
Being all of the lands deeded to Jonathan L. Layner, Official Record Book 381, pages 2056-2057.

Commencing at a calculated point N87°33'55"W 1352.00 feet from the southeast corner of Section 33;
Thence N02°26'05"E 656.24 feet to the point of beginning of the tract herein described, passing an iron pin found capped ODOT at 99.96 feet, at Station 891+40.91, left 274.91 feet;

- 1.) Thence N 87°33'55"W 148.14 feet along a common boundary to (Layner 381/2056), and (Neighbors Community Choice Food Center 455/1991) to a 40 inch White Oak tree;
- 2.) Thence N01°56'31"E 255.75 feet along a common boundary to (Layner 381/2056), and (Ringer 471/556) to an iron pin set;
- 3.) Thence S87°33'55"E 150.34 feet, and continuing along said common boundary to an iron pin set;
- 4.) Thence N02°26'05"E 299.51 feet along said common boundary to a point in the center of Troy Township Road 135, (Dixon Rd.), passing an iron pin set at 199.51 feet;
- 5.) Thence S11°58'19"E 309.24 feet to a point in the center of said road;
- 6.) Thence S11°58'19"E 264.04 feet to a point in said road;
- 7.) Thence N87°33'55"W 142.63 feet along a common boundary to (Layner 381/2056), and (Allen 229/29), passing an iron pin at 30.00 feet, to the point of beginning containing a total of 1.785 acres.

Said 1.785 acres is subject to all prior easements, rights-of-way, and covenants of record.

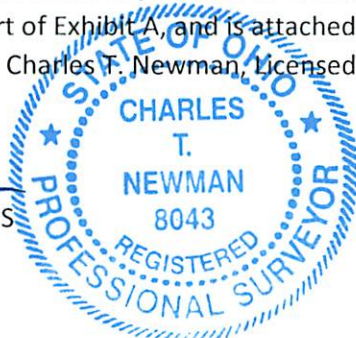
All Iron Pins set are 5/8ths" x 30" capped "NEWMAN 8043"

Basis of bearing: ODOT Route 50, N02°26'05"E from Station 891+40.91, left 274.91 feet

Plat of Survey is a part of Exhibit A, and is attached to this boundary description.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on November 6, 2015.

Charles T. Newman
Charles T. Newman PS
66 Elmwood Place
Athens, Ohio 45701



C. TIM NEWMAN

Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

740-594-1884
FAX 740-594-9413

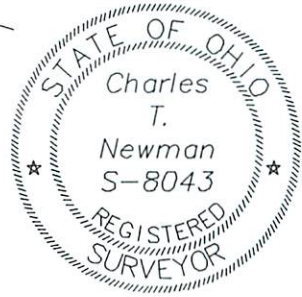


Plat of Survey of 1.785 Acres
Situate Ohio Company, Range 11, Town 5, Section 33,
Troy Township, Athens County, Ohio.
Being all of the lands of Jonathan L. Layner
Official Record Book 381, Pages 2056-2057

Charles T. Newman
Charles T. Newman
Surveyed November 5, 2015

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BY: *Dennis E. Stewart*
DATE: 11/6/15



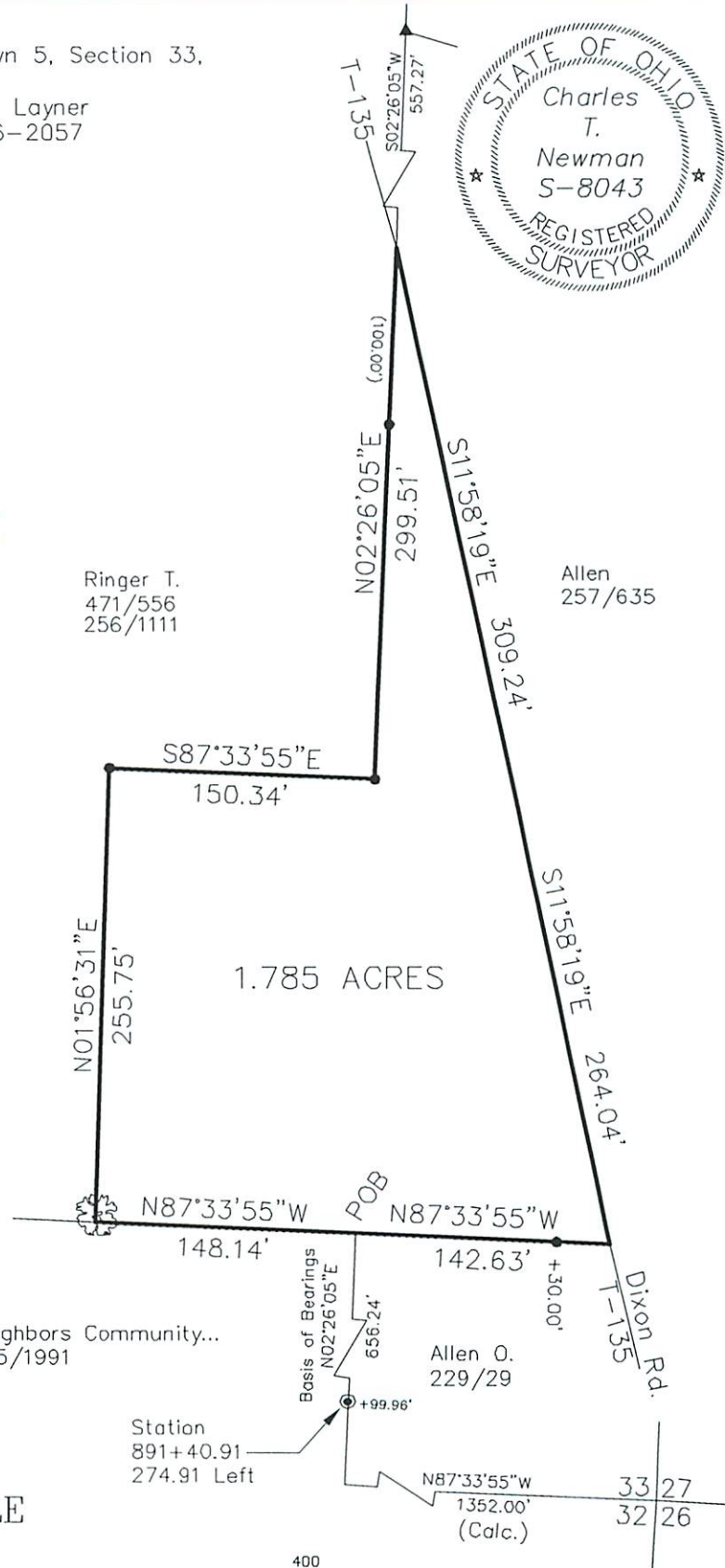
Ringer T.
471/556
256/1111

Allen
257/635

Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

NOV 06 2015

Jill Thompson
Athens County Auditor



- 40 inch diameter White Oak
- Iron Pin Found 5/8" diameter
- Iron Pin Found capped ODOT
- Iron Pin Set capped NEWMAN 8043

Neighbors Community...
455/1991

Allen O.
229/29

Station
891+40.91
274.91 Left

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.