

Description Checked for  
Mathematical Accuracy  
Athens County

ENGINEER'S OFFICE

BY: Chris E. Stone  
DATE: 7/23/19

# EXHIBIT "A"

**"PLAT OF SURVEY"** (Exhibit "B") is hereby  
referenced as though incorporated herein.

**"0.066 Acre ADJOINING PROPERTY OWNER  
TRANSFER PARCEL"** which is to be held in  
**CONTIGUOUS and CONTINUOUS Ownership in  
PERPETUITY** with the adjoining 1.00 Acre (by deed and my  
current retracement survey) (Auditor's Parcel No: N010010071401)  
owned by the Grantee's herein, David & Faith McCollister  
(OR.302/Pg.2596), lying EAST of the herein described **"0.066 Acre  
Adjoining Property Owner Transfer Parcel"**

1) Being a **0.066 Acre Parcel** lying West of a 1.00 Acre (by deed and my current retracement survey) owned by David & Faith McCollister, the Grantee's herein (OR.302/Pg.2596) (Auditor's Office Parcel No. N010010071401). Said **"0.066 Acre Adjoining Property Owner Transfer Parcel"** is being taken out of Auditor's Office Parcel No. N010010064500 owned by Cherie James, etal, the Grantor's herein, as recorded in OR.540/Pg.2215 in the Athens County Recorder's Office, Athens County, OH, and, being situate in the Northeast one-quarter (NE-1/4) of Section 17, Town-11-North, Range-15-West, Waterloo Township, Athens County, State of Ohio, USA, and being more particularly described as follows:

2) **COMMENCING** at stone (by deeds) in the Northeast corner of the said NE-1/4 of Section 17:

3) Thence **S 01°04'10" W** along the East line of the said NE-1/4 of Section 17, **1,960.6 feet** (by deeds) to a point in the Northwest property corner of the said Auditor's Parcel No. N010010071401 owned by David & Faith McCollister, the Grantee's herein (OR.302/Pg.2596), the Northeast property corner of Auditor's Office Parcel No. N010010064500 owned by Cherie James, etal, the Grantor's herein, (OR.540/Pg.2215), the Southeast corner of Auditor's Office Parcel No. N010010064404 owned by Samantha L. Moon & Luke M. Gregory (OR.534/Pg.866), and, being in said State Route No. 691, said point also being the real ***POINT OF BEGINNING*** of the said **"0.066 Acre ADJOINING PROPERTY OWNER TRANSFER PARCEL"**:

4) Thence continuing **S 01°04'10" W** along the East line of the said NE-1/4 of Section 17, the East property line of said Auditor's Office Parcel No. N010010064500 owned by Cherie James, etal, the Grantor's herein, (OR.540/Pg.2215), and the West property line of said Auditor's Office Parcel No. N010010071401 owned by David & Faith McCollister, the Grantee's herein (OR.302/Pg.2596), **180.28feet** to an iron pin w/cap set, passing through an iron pin w/cap set for reference at 29.68 feet:

5) Thence the following two (2) new courses through Auditor's Office Parcel No. N010010064500 owned by Cherie James, etal, the Grantor's herein, (OR.540/Pg.2215);

- 1) Thence **N 89° 58' 01" W, 15.93 feet** to an iron pin w/cap set, and;
- 2) Thence **N 01° 04' 10" E, 182.00 feet** to a point in the North property line of said Auditor's Office No. N010010064500 owned by Cherie James, etal, the Grantor's herein, (OR.540/Pg.2215), the South property line of said Auditor's Office Parcel No. N010010064404 owned by Samantha L. Moon & Luke M. Gregory (OR.534/Pg.866), and, being in said **State Route No. 691**, passing through ¾" I.D. x 5' Long White Sched.40 PVC Pipes set at 41.7 feet and 106.6 feet, and, an iron pin w/cap set for reference at 150.89 feet:

6) Thence **S 83° 47' 44" E** along the North property line of Auditor's Office No. N010010064500 owned by Cherie James, etal, the Grantor's herein, (OR.540/Pg.2215), the said South property line of said Auditor's Office Parcel No. N010010064404 owned by Samantha L. Moon & Luke M. Gregory (OR.534/Pg.866), and, said **State Route No. 691, 15.99 feet** to the **POINT OF BEGINNING**, and **containing 0.066 Acres**.

7) **NOTE:** The above described **"0.066 Acre ADJOINING PROPERTY OWNER TRANSFER PARCEL"** is to be held in **CONTIGUOUS & CONTINUOUS OWNERSHIP** in **PERPETUITY** with the adjoining **1.00 Acre** (by deed and my current retracement survey) (Auditor's Parcel No: N010010071401) owned by the Grantee's herein, **David & Faith McCollister (OR.302/Pg.2596)**, lying **EAST** of the herein described **"0.066 Acre Adjoining Property Owner Transfer Parcel"**


8) The bearings used in the description/s hereon are based on the East line of the NE-1/4 of Section 17 as bearing: S 01° 04' 10" W and are ONLY for the determination of relative angles.

9) Subject to all legal highways and easements.

10) All iron pins w/cap set referred to in the descriptions hereon are 5/8" x 30" iron pins with plastic I.D. caps stamped "G.W. BAYHA - P.S.6139".

11) The above described **"0.066 Acre ADJOINING PROPERTY OWNER TRANSFER PARCEL"** was surveyed by Gerald W. Bayha, P.S., Ohio Registered Professional Surveyor No. S-6139 (Calc. Job No. 0419-01 / CADD File No. 0419-01 / Billing Job No. 0419-01), with the field work being completed on 09 July 2019, the "Plat of Survey" (Exhibit "B") being last revised (Incorrectly labeled SR.681 changed to correct **SR.691**) on 22 July 2019, and, the "Legal Description" (Exhibit "A") being last revised (Incorrectly labeled SR.682 changed to correct **SR.691**) on 22 July 2019.

  
Gerald W. Bayha, P.S. 6139



22 July 2019  
Date Signed

Gerald W. Bayha, P.S.

Registered Professional Surveyor No. 5-6139

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Athens, OH 45701-9557  
740.593.5686 Fax: 740.594.7361  
E-mail: gbayha@frontier.com



Plat Date: 07.13.19

CADD Job No: 0419-01

BILLING Job No: 0419-01

By: GB Chk'd: GB

Rev: 07.22.19

# PLAT OF SURVEY

Being Part of the NE-1/4 of Section 17, T-11-N, R-15-W, Waterloo Township, Athens County, State of Ohio, U.S.A.

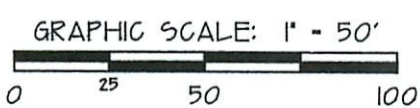
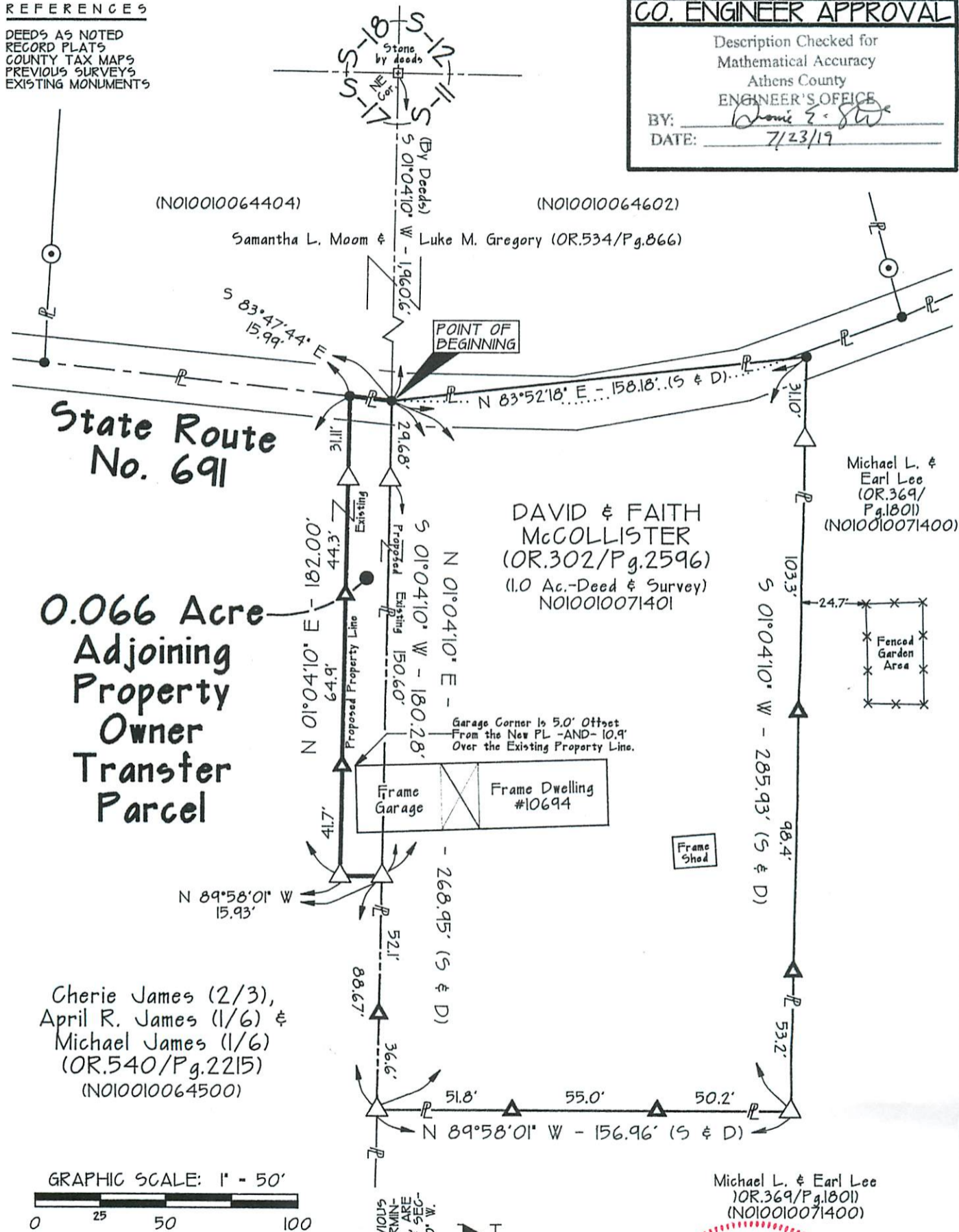
## EXHIBIT 'B'

### REFERENCES

DEEDS AS NOTED  
RECORD PLATS  
COUNTY TAX MAPS  
PREVIOUS SURVEYS  
EXISTING MONUMENTS

### CO. ENGINEER APPROVAL

Description Checked for Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: Donie E. Swo  
DATE: 7/23/19



NOTE: (S & D) - Survey & Deed

**LEGEND**

- ⊙ - Iron Pin Found
- △ - 5/8" x 30" IRON PIN SET w/I.D.GAP STAMPED "G.W.BAYHA - P.S.6139"
- - Iron Pipe Fd. (Not Relevant)
- - POINT
- ▲ - 5" x 3/4" D - Sched.40 White PVC Post SET

NOTE: BEARINGS DERIVED FROM PREVIOUS SURVEYS AND ARE FOR DETERMINATION OF ANGLES ONLY, AND, ARE BASED ON THE EAST LINE OF SECTION 17 BEARING S 01°04'10" W.



### CERTIFICATION OF SURVEYOR

I hereby certify that this Plat of Survey was prepared from an actual field survey made by me, in July 2019.

By: Gerald W. Bayha  
Gerald W. Bayha, P.S.  
Ohio Registered Professional Surveyor No. 5-6139  
Date Signed: 17 July 2019

FIELD WORK COMPLETED ON: 09 July 2019