

20.090 ACRES

Description of a tract of land situate Ohio Company Purchase, Town 11, Range 15, Fraction 31, Auditor's Section 21, Waterloo Township, Athens County, Ohio.

Being a part of the lands deeded to: Lee W. Atha and Tammy D. Atha, Trustees of the Atha Living Trust, Official Record Book 546, pages 92-94.

Commencing at a notched stone found at the northwest corner of said Fraction 31;

Thence S86°09'04"E 1686.45 feet along the north boundary of Fraction 31 to an iron pin set at the point of beginning of the tract herein described;

- 1.) Thence S86°09'04"E 796.87 feet along the north boundary of Fraction 31, and being a common boundary to Sater 239-770, and Congrove 554-461 to a one-inch square bolt found, passing a #5 rebar found at 180.48 feet;
- 2.) Thence S04°14'29"W 1107.18 feet to a point in the center of Mineral Road, County Rd. 8, passing an iron pin found capped Bayha at 1080.11 feet, and being common boundary to Dicken 195-833;
- 3.) Thence N47°35'46"W 98.38 feet to a point in the center of County Road 8;
- 4.) Thence N44°30'26"W 232.10 feet to a point in the center of County Road 8;
- 5.) Thence N45°33'25"W 56.93 feet to a point in the center of County Road 8;
- 6.) Thence N57°28'05"W 86.65 feet to a point in the center of County Road 8;
- 7.) Thence N73°03'59"W 74.73 feet to a point in the center of County Road 8;
- 8.) Thence N79°36'18"W 158.43 feet to a point in the center of County Road 8;
- 9.) Thence N86°08'11"W 46.40 feet to a point in the center of County Road 8;
- 10.) Thence S82°09'35"W 42.97 feet to a point in the center of County Road 8;
- 11.) Thence S64°30'39"W 55.67 feet to a point in the center of County Road 8;
- 12.) Thence S47°35'46"W 56.30 feet to a point in the center of County Road 8;
- 13.) Thence S29°45'07"W 87.39 feet to a point in the center of County Road 8;
- 14.) Thence S19°35'53"W 264.24 feet to a point in the center of County Road 8;
- 15.) Thence S14°19'39"W 40.86 feet to a point in the center of County Road 8;
- 16.) Thence N68°25'07"W 234.40 feet to an iron pin set, passing an iron pin set at 25.17 feet;
- 17.) Thence N19°38'31"E 1201.72 feet to the point of beginning containing a total of 20.090 acres.


Plat of Survey is attached herewith and made a part thereof.

Subject to all easements, rights-of-way, and covenants and agreements of record.

All Iron Pins set are 30 inches in length #5 rebar capped" NEWMAN PS 8043"

Basis of bearings : NAD 83 Ohio South Zone


Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on January 14, 2022.


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

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

JAN 18 2022

Jill Thompson
Athens County Auditor


Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: 
DATE: 1/18/22

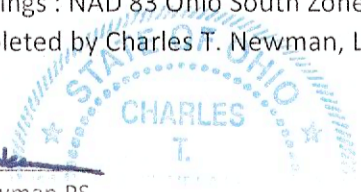
29.239 ACRES

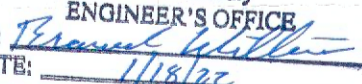
Description of a tract of land situate Ohio Company Purchase, Town 11, Range 15, Fraction 31, Auditor's Sections 20 & 21, Waterloo Township, Athens County, Ohio.
Being a part of the lands deeded to: Lee W. Atha and Tammy D. Atha, Trustees of the Atha Living Trust, Official Record Book 546, pages 92-94.

Commencing at an iron pin set at the southwest corner of said Fraction 31;
Thence S86°24'01"E 1937.81 feet along the south boundary of Fraction 31, (passing a one-inch square bolt found at 1507.76 feet, passing a pin set at 1907.81 feet) to a point in the center of Mineral Road, County Rd. 8, and being the point of beginning of the tract herein described;
1.) Thence N04°21'41"E 77.20 feet to a point in the center of County Road 8;
2.) Thence N01°48'57"E 211.08 feet to a point in the center of County Road 8;
3.) Thence N01°14'45"E 127.65 feet to a point in the center of County Road 8;
4.) Thence N00°53'41"W 139.24 feet to a point in the center of County Road 8;
5.) Thence N00°15'26"E 256.62 feet to a point in the center of County Road 8;
6.) Thence N01°46'30"E 60.75 feet to a point in the center of County Road 8;
7.) Thence N02°41'28"E 91.47 feet to a point in the center of County Road 8;
8.) Thence N07°13'06"E 91.68 feet to a point in the center of County Road 8;
9.) Thence N14°19'39"E 50.55 feet to a point in the center of County Road 8;
10.) Thence N14°19'39"E 40.86 feet to a point in the center of County Road 8;
11.) Thence N19°35'53"E 264.24 feet to a point in the center of County Road 8;
12.) Thence N29°45'07"E 87.39 feet to a point in the center of County Road 8;
13.) Thence N47°35'46"E 56.30 feet to a point in the center of County Road 8;
14.) Thence N64°30'39"E 55.67 feet to a point in the center of County Road 8;
15.) Thence N82°09'35"E 42.97 feet to a point in the center of County Road 8;
16.) Thence S86°08'11"E 46.40 feet to a point in the center of County Road 8;
17.) Thence S79°36'18"E 158.43 feet to a point in the center of County Road 8;
18.) Thence S73°03'59"E 74.73 feet to a point in the center of County Road 8;
19.) Thence S57°28'05"E 86.65 feet to a point in the center of County Road 8;
20.) Thence S45°33'25"E 56.93 feet to a point in the center of County Road 8;
21.) Thence S44°30'26"E 232.10 feet to a point in the center of County Road 8;
22.) Thence S47°35'46"E 98.38 feet to a point in the center of County Road 8;
23.) Thence S04°14'29"W 1220.83 feet, (passing an iron pin found capped Bayha at 22.89 feet) along a common boundary to Moore 323-897 to a 5/8-inch diameter steel found;
24.) Thence N86°24'01"W 855.08 feet, (passing a 5/8-inch diameter steel found at 67.32 feet and passing an iron pin set at 825.08 feet) along the south boundary of Fraction 31, and a common boundary to Well 464-616 to the point of beginning containing a total of 29.239 acres.

Plat of Survey is attached herewith and made a part thereof
Subject to all easements, rights-of-way, and covenants and agreements of record.
All Iron Pins set are 30 inches in length #5 rebar capped" NEWMAN PS 8043"
Basis of bearings : NAD 83 Ohio South Zone
Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on January 14, 2022.


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



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: 
DATE: 1/18/22

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

JAN 18 2022

Jill Thompson
Athens County Auditor

90.667 ACRES

Description of a tract of land situate Ohio Company Purchase, Town 11, Range 15, Fraction 31, Auditor's Sections 20 & 21, Waterloo Township, Athens County, Ohio.
Being a part of the lands deeded to: Lee W. Atha and Tammy D. Atha, Trustees of the Atha Living Trust, Official Record Book 546, pages 92-94.

Beginning at a notched stone found at the northwest corner of said Fraction 31;

- 1.) Thence S86°09'04"E 1686.45 feet along the north boundary of Fraction 31 and being a common boundary to Sater 239-770 to an iron pin set;
- 2.) Thence S19°38'31"W 1201.72 feet to an iron pin set;
- 3.) Thence S68°25'07"E 234.40 feet to a point in Mineral Road, County Rd. 8, passing an iron pin set at 209.23 feet;
- 4.) Thence S14°19'39"W 50.55 feet to a point in the center of County Road 8;
- 5.) Thence S07°13'06"W 91.68 feet to a point in the center of County Road 8;
- 6.) Thence S02°41'28"W 91.47 feet to a point in the center of County Road 8;
- 7.) Thence S01°46'30"W 60.75 feet to a point in the center of County Road 8;
- 8.) Thence S00°15'26"W 256.62 feet to a point in the center of County Road 8;
- 9.) Thence S00°53'41"E 139.24 feet to a point in the center of County Road 8;
- 10.) Thence S01°14'45"W 127.65 feet to a point in the center of County Road 8;
- 11.) Thence S01°48'57"W 211.08 feet to a point in the center of County Road 8;
- 12.) Thence S04°21'41"W 77.20 feet to a point in the center of County Road ;
- 13.) Thence N86°24'01"W 1937.81 feet along the south boundary of Fraction 31, and being a common boundary to Wells 464-616, and Cullison 167-594 to an iron pin set, passing an iron pin set at 30.00 feet, and passing a one-inch square bolt found at 430.05 feet;
- 14.) Thence N03°32'40"E 982.74 feet along the west boundary of Fraction 31, and being a common boundary to Stout 458-2096, and Ator 240-175 to an iron pin set;
- 15.) Thence S86°23'02"E 330.63 feet along a common boundary to Ely 226-240 to a notched stone found;
- 16.) Thence N03°51'09"E 1356.03 feet along the west boundary of Fraction 31 to the point of beginning containing a total of 90.667 acres.


Plat of Survey is attached herewith and made a part thereof.

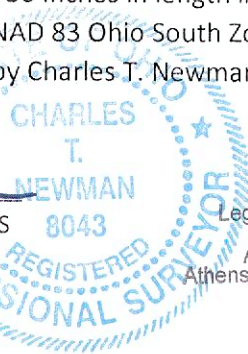
Subject to all easements, rights-of-way, and covenants and agreements of record.

All Iron Pins set are 30 inches in length #5 rebar capped" NEWMAN PS 8043"

Basis of bearings : NAD 83 Ohio South Zone

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on January 14, 2022.


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




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

JAN 18 2022

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: 
DATE: 1/14/22

C. TIM NEWMAN
Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

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

740-594-1884
FAX 740-594-9413

Plat of Survey of (3) Tracts
Situate Ohio Company Purchase, Town 11, Range 15, Fraction 31,
(Auditor's Sections 20 & 21) Waterloo Township, Athens County, Ohio.
Being deeded to: Lee W. Atha and Tammy D. Atha, Trustees of the Atha Living Trust,
Official Record Book 546, pages 92-94.

JAN 18 2022

Jill Thompson
Athens County Auditor

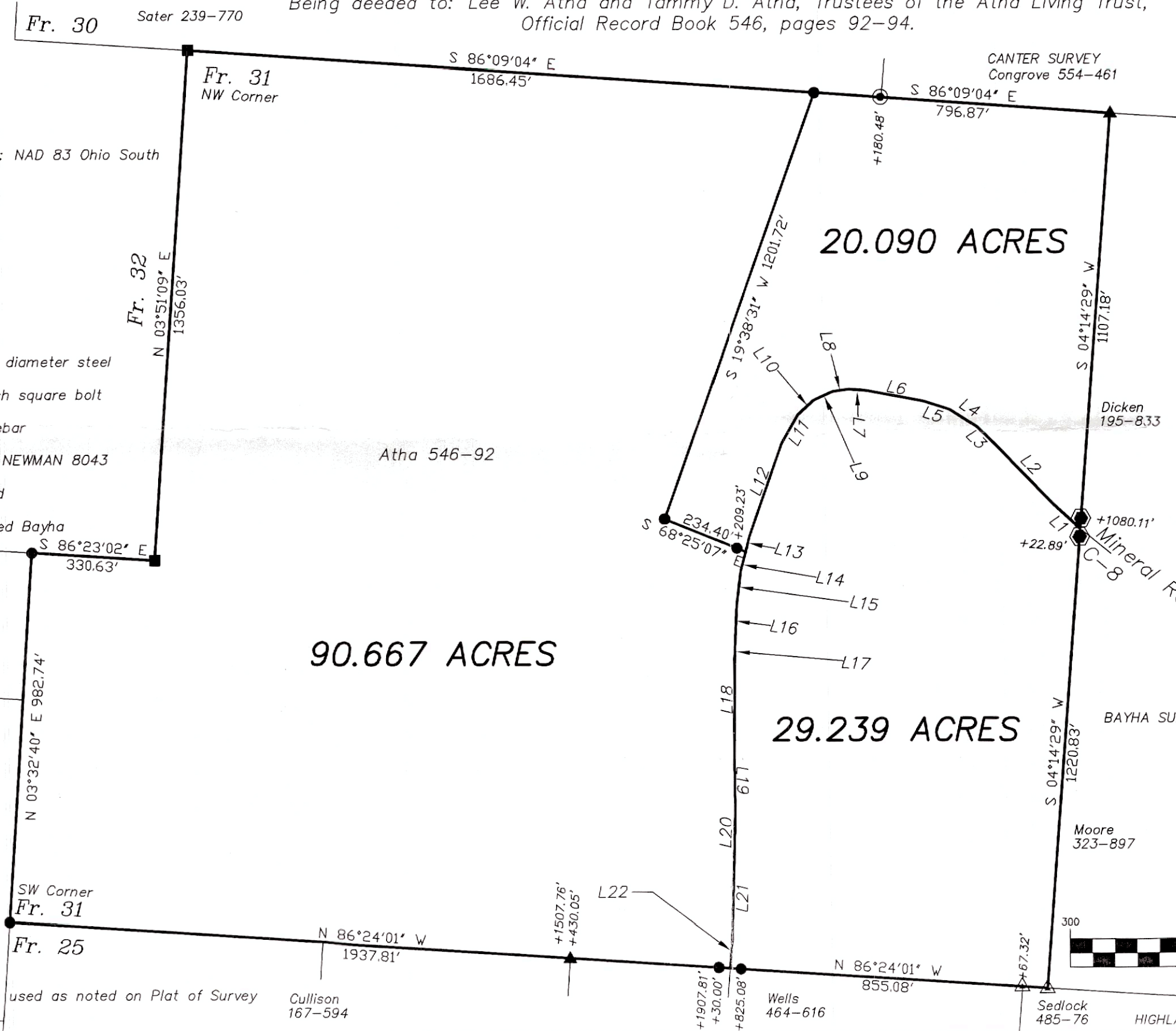
Charles T. Newman
Surveyed January 2022



Basis of Bearings: NAD 83 Ohio South

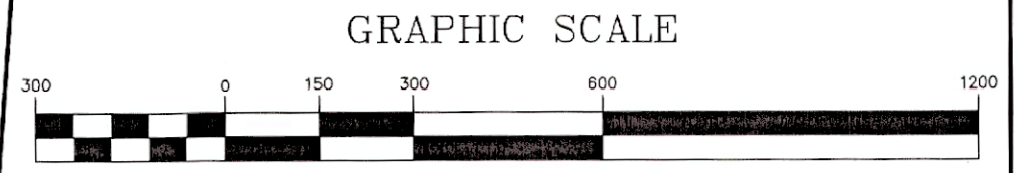
Ely 226-240

- ▲ Iron Pin Found 5/8" diameter steel
- ▲ Iron Pin Found 1-inch square bolt
- Iron Pin Found #5 rebar
- Iron Pin Set capped NEWMAN 8043
- Notched Stone Found
- ⬢ Iron Pin Found capped Bayha



LINE TABLE		
LINE	BEARING	LENGTH
L1	N47°35'46"W	98.38'
L2	N44°30'26"W	232.10'
L3	N45°33'25"W	56.93'
L4	N57°28'05"W	86.65'
L5	N73°03'59"W	74.73'
L6	N79°36'18"W	158.43'
L7	N86°08'11"W	46.40'
L8	S82°09'35"W	42.97'
L9	S64°30'39"W	55.67'
L10	S47°35'46"W	56.30'
L11	S29°45'07"W	87.39'
L12	S19°35'53"W	264.24'
L13	S14°19'39"W	40.86'
L14	S14°19'39"W	50.55'
L15	S07°13'06"W	91.68'
L16	S02°41'28"W	91.47'
L17	S01°46'30"W	60.75'
L18	S00°15'26"W	256.62'
L19	S00°53'41"E	139.24'
L20	S01°14'45"W	127.65'
L21	S01°48'57"W	211.08'
L22	S04°21'41"W	77.20'

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *[Signature]*
DATE: 1/18/22



(IN FEET)
1 inch = 300 ft.

Prior Surveys and deeds used as noted on Plat of Survey
Cullison 167-594

Wells 464-616
Sedlock 485-76
HIGHLAND SURVEY