

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE

Paul Stewart Gray
Surveyor

BY: Brian D. McPherson DESCRIPTION 3.00 ACRES

DATE: 8-11-75

Situated in the City of Nelsonville, Township of York,
County of Athens and being a part of Section 12, Township 12, Range
15, bounded and described as follows:

Commencing at a point at the intersection of the center
of Athens County Road 5 and the westerly right of way line of the
Hocking Valley Scenic Railroad; thence with the westerly right of way
line of said railroad south $8^{\circ}45'$ east 242.53 feet to an iron pin;
said iron pin being the place of beginning for the tract of land
herein described; thence continuing with the right of way line of
said Railroad south $8^{\circ}45'$ east 210.80 feet to an iron pin; thence
leaving the railroad right of way south $72^{\circ}37'$ west 559.21 feet to
a point in Monday Creek, passing an iron pin at 476.83 feet; thence
with said Monday Creek north $5^{\circ}02'$ west 271.95 feet to a point;
thence north $78^{\circ}45'$ east 535.76 feet to the place of beginning and
containing 3.00 acres more or less.

Also an easement for ingress and egress 25.00 feet on
either side of the following described line;

Beginning at a point in the grantors northerly line said
point being 25 feet west of the westerly right of way line of the
Hocking Valley Scenic Railroad; thence south $8^{\circ}45'$ east 242.53 feet
to a point in the grantees northerly line.

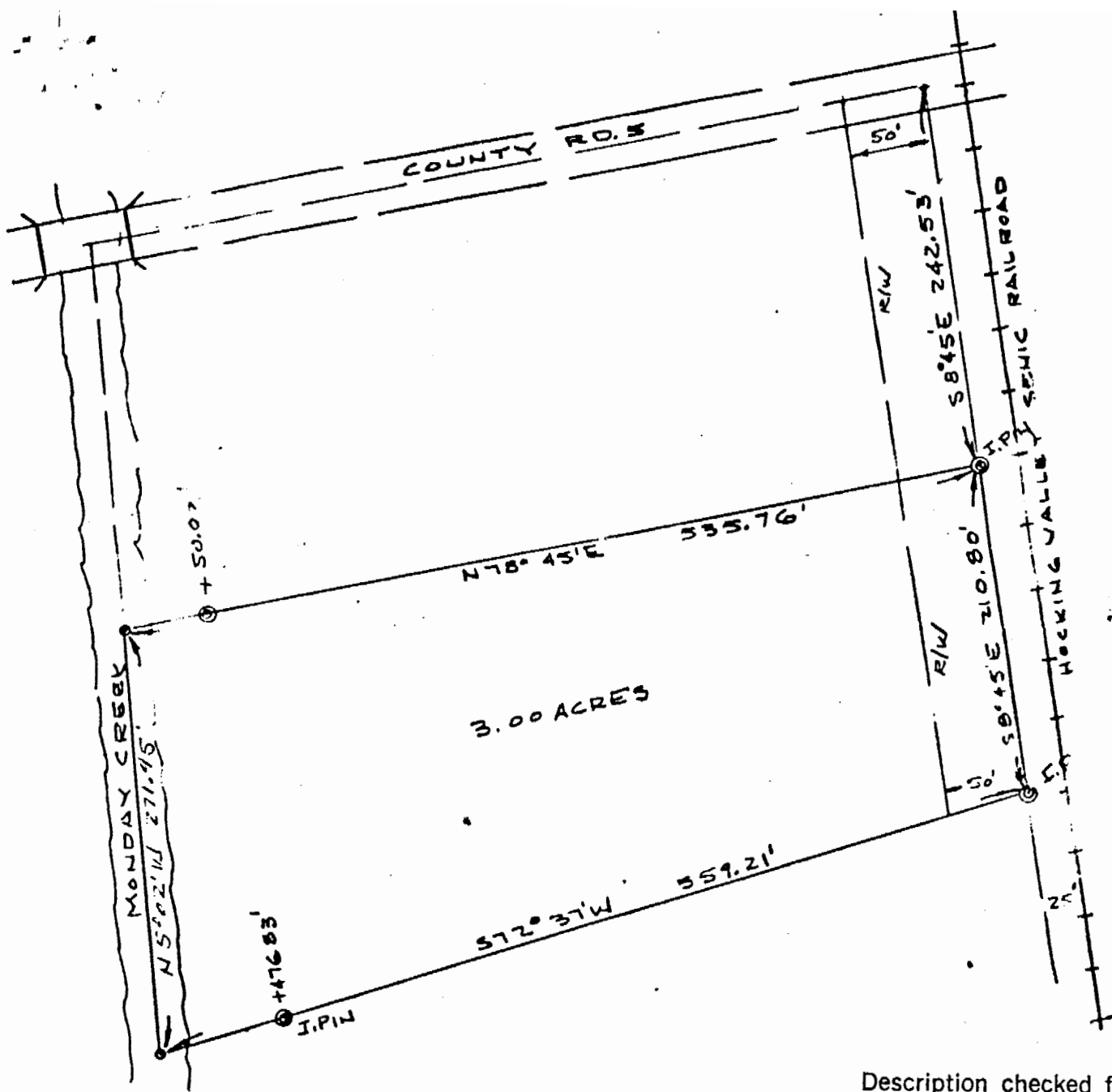
The grantor also reserves a right of way for ingress and
egress along the easterly side of the grantees property said right
of way being 50 feet wide from the westerly right of way of the
Hocking Valley Scenic Railroad.

Prepared by: William M. Watkins

Registered Surveyor #5216

York - Sec. #12

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PLAT OF SURVEY
 3.00 ACRES
 LOCATED IN THE CITY OF NELSONVILLE
 SEC. 12, T12, R15, YORK TWP.
 ATHENS CO., OHIO

SCALE: 1" = 100'

JULY, 1975

William M. Watkins
 REGISTERED SURVEYOR #5216