

PERRY ASSOCIATES, INC.
CONSULTING ENGINEERS AND SURVEYORS
P.O. BOX 429 THORNVILLE, OHIO 43076
OHIO PHONE: 1-800-648-8151 OHIO FAX: 1-800-648-8150

DEED DESCRIPTION
12.498 ACRES +/-

BEING A SURVEY OF PART OF THE PARCEL (TRACT #2) CONVEYED TO UNIVERSITY HOUSING DEVELOPMENT AS RECORDED IN OFFICIAL RECORD 205 PAGES 887 THROUGH 894 IN THE ATHENS COUNTY RECORDER'S OFFICE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS, TOWNSHIP OF YORK, AND BEING A PART OF SECTION 17, TWP.-12-N, RNG.-15W AND BEING FURTHER DESCRIBED AS FOLLOWS;

COMMENCING, FOR REFERENCE, AT A CONCRETE MONUMENT FOUND AT THE SOUTHEAST CORNER OF SECTION 17, THENCE, FROM SAID POINT THE FOLLOWING EIGHT (8) COURSES AND DISTANCES;

- | | |
|---------------------------------|---|
| 1) N 87° 07' 07" W 148.15 FEET; | 2) N 33° 24' 56" W 275.26 FEET; |
| 3) N 46° 45' 46" W 339.20 FEET; | 4) N 568 14' 37" W 88.91 FEET ; |
| 5) N 18° 02' 23" E 103.90 FEET; | 6) N 38°20' 25" W 720.99 FEET; |
| 7) N 21° 06' 27" W 330.09 FEET; | 8) N 26° 55' 47" W 280.95 FEET TO AN IRON |

PIN FOUND ON THE WESTERLY RIGHT-OF-WAY LINE OF U.S. ROUTE #33, SAID POINT MARKS A CORNER TO A 3.914 ACRE PARCEL CONVEYED CHARLES W. AND RUTH A. WARREN, OFFICIAL RECORD 259 PAGE 1289 AND PRINCIPAL PLACE OF BEGINNING OF THE 12.498 ACRE PARCEL HEREIN TO BE DESCRIBED;

THENCE, LEAVING THE RIGHT-OF-WAY OF U.S. ROUTE #33 AND WITH THE NORTH LINE OF THE WARREN PARCEL S 54° 21' 31" W 694.83 FEET TO A POINT IN THE HOCKING RIVER, PASSING A REFERENCE IRON PIN FOUND ON LINE AT 494.83 FEET;

THENCE, LEAVING WARREN'S NORTH LINE AND WITH THE CENTERLINE (MORE OR LESS) OF THE HOCKING RIVER THE FOLLOWING THREE (3) COURSES AND DISTANCES,

- 1) N 64° 11' 42" W 338.55 FEET; 2) N 53° 50' 49" W 186.68 FEET 3) N 18° 33' 19" W 116.65 FEET TO A POINT, SAID POINT MARKS A CORNER TO A 7.610 ACRE PARCEL CONVEYED TO THE CARTER-JONES LUMBER COMPANY, OFFICIAL RECORD 257 PAGE 1166;

THENCE, LEAVING SAID RIVER AND WITH THE SOUTH LINE OF THE CARTER-JONES LUMBER COMPANY LINE N 42° 33' 33" E 787.93 FEET TO AN IRON PIN SET ON THE WESTERLY RIGHT-OF-WAY LINE OF U.S. ROUTE #33;

THENCE, LEAVING THE CARTER-JONES LUMBER COMPANY SOUTH LINE AND WITH THE WESTERLY RIGHT-OF-WAY LINE OF U.S. ROUTE #33 THE FOLLOWING FOUR (4) COURSES AND DISTANCES,

- 1) S 47° 26' 27" E 39.29 FEET TO A POINT; 2) S 51° 35' 25" E 142.37 FEET TO A POINT; 3) WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 1365.66 FEET AND A CHORD THAT BEARS S 43° 42' 12" E 448.65 FEET TO A POINT; 4) WITH ANOTHER CURVE TO THE RIGHT HAVING A RADIUS OF 1392.39 FEET AND A CHORD THAT BEARS S 35° 20' 58" E 127.76 FEET TO THE PLACE OF BEGINNING.

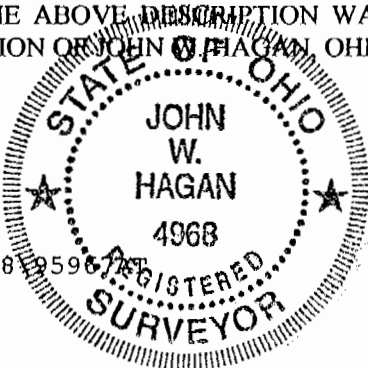
THIS PARCEL AS SURVEYED CONTAINS 12.498 ACRES MORE OR LESS AND IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT OF WAYS OF RECORD.

NOTE: ALL DEED & OFFICIAL RECORD AND PLAT VOLUMES REFERENCED TO ABOVE ARE FOUND IN THE OFFICE OF THE RECORDER, ATHENS COUNTY, OHIO.

THE BEARINGS OF THE ABOVE DESCRIPTION ARE BASED ON A SURVEY PERFORMED BY D.P.H. SURVEYING IN 1995 AND THE WEST LINE OF SECTION 17 AS BEING S 02°15'00" W AND ARE USED TO DENOTE ANGLES ONLY.

ALL PINS SET ARE 5/8" O.D. IRON REINFORCING BARS 30 INCHES LONG WITH YELLOW CAPS LABELED "JOHN W. HAGAN, #4968".

THE ABOVE DESCRIPTION WAS BASED ON AN ACTUAL FIELD SURVEY DONE BY OR UNDER THE SUPERVISION OF JOHN W. HAGAN, OHIO REGISTERED SURVEYOR #4968.



5-20-98
DATE

John W. Hagan
JOHN W. HAGAN, P.E., P.S.
OHIO REGISTERED SURVEYOR #4968

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: *S. Blause*
DATE: 5-28-98

C:\DEED98\8596778

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TRR #17

PREPARED BY:

PERRY ASSOCIATES, INC

P.O. BOX 429

THORNVILLE, OHIO 43076

1-800-648-8151 (OHIO)
614-246-4491

UNIVERSITY HOUSING DEVELOPMENT, INC.
OFFICIAL RECORD 205
PAGES 887 - 894

HOCKING RIVER

CATER-JONES LUMBER CO.
O.R. 257 PG. 1166
7.610 AC. +/-

BOARD OF TRUSTEES
HOCKING COLLEGE
TECHNICAL
DIV. 321 PG. 503

UNIVERSITY HOUSING
DEVELOPMENT, INC.
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12.498 AC +/-

S.H. NO. 155 SEC. 'D'
ATHENS COUNTY
R/W PLANS
U. S. 33 - 4.00

P.O.B.
12.498 AC
SURVEY

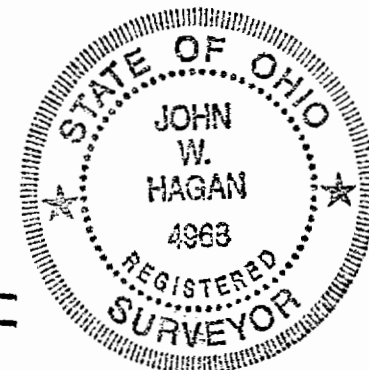
HOCKING RIVER

UNIVERSITY HOUSING
DEVELOPMENT, INC.
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LEGEND

- - IRON PIN FOUND
- - IRON PIN SET
- ▲ - RAILROAD SPIKE FOUND
- △ - RAILROAD SPIKE SET
- - OVERHEAD POWER LINES
- - OVERHEAD TELEPHONE LINES
- - TOTAL DIMENSION
- - CONCRETE MONUMENT FOUND
- - TREE
- ⊙ - FIRE HYDRANT
- - POINT

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: J. Blaise
DATE: 5-28-98



GRAPHIC SCALE



1 inch = 350 ft.

PROPERTY LOCATION

SITUATED IN THE STATE OF OHIO, COUNTY OF ATHENS,
TOWNSHIP OF YORK, AND BEING A PART TRACT #2 CONVEYED
TO UNIVERSITY HOUSING DEVELOPMENT AS RECORDED IN
OFFICIAL RECORD 205 PAGES 887 THROUGH 894.

BASES OF BEARING

BEARINGS OF THIS PLAT ARE BASED ON THE SURVEY PERFORMED BY
D.P.H. SURVEYING IN 1995 AND THE WEST LINE OF SECTION 17,
TWP.-12, RNG.-15 AS BEING S 02°15'00" W AND ARE USED TO
DENOTE ANGLES ONLY.

PREPARED FOR:

UNIVERSITY HOUSING DEVELOPMENT

C/O MARK LEE

163 OLD COACH ROAD
ATHENS, OHIO 45701

INVOICE NO. 98051935

FILE NO. 95-967AT (PART OF)

ALL IRON PINS SET ARE
5/8" O.D. REINFORCING BARS
WITH YELLOW CAPS LABELED

JOHN W. HAGAN #4968

I HEREBY CERTIFY THAT AN ACTUAL SURVEY WAS
MADE OF THE PREMISES AND THAT THIS PLAT IS
CORRECT TO THE BEST OF MY KNOWLEDGE.

DATE

5-20-98 John W. Hagan

JOHN W. HAGAN, P.E., P.S.
OHIO REGISTERED SURVEYOR #4968

DRAWING BY: TM
CALCS BY: D.P.H. & T.M.
CHECKED BY: DPH & J.W.H.

LINE TABLE

LINE	DIRECTION	DISTANCE
L-1	N 87°07'07" W	148.15'
L-2	N 33°24'56" W	275.26'
L-3	N 46°45'46" W	339.20'
L-4	N 56°14'37" W	88.91'
L-5	N 18°02'23" E	103.90'
L-6	N 21°06'27" W	330.09'
L-7	S 47°26'27" E	39.29'
L-8	S 51°35'25" E	142.37'

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	1185.92'	732.58'	378.40'	720.99'	N 38°20'25" W	35°23'36"
C-2	1392.39'	281.43'	141.19'	280.95'	N 26°55'47" W	11°34'50"
C-3	1365.66'	450.70'	227.42'	448.65'	S 43°42'12" E	18°54'32"
C-4	1392.39'	127.81'	63.95'	127.76'	S 35°20'58" E	05°15'33"

COMMENCING, FOR REFERENCE
AT A CONCRETE MONUMENT
FOUND AT THE SOUTHEAST
CORNER OF SECTION 17,
TWP.-12N, RNG.-15W,
YORK TOWNSHIP.

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