

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Priscilla Wilkerson
DATE: 10/11/17

Exhibit A
0.056 Acres

Description of a tract of land situate Ohio Company Purchase, Town 12, Range 15, River Lot 650, (Section 30), River Lot 649 (Section 24) York Township, Athens County, and being in the City of Nelsonville, Ohio.

Being all of the lands deeded to Manna Rental, Official Record Book 400, pages 2251-2252.

Commencing at an axle at the southeast corner of River Lot 650, (previous survey), and being the northeast corner of Section 29 of said York Township;

Thence N04°47'00"E 2339.18 feet (previous survey) to the point of beginning;

- 1.) Thence N78°16'30"W 50.54 feet along a common boundary to Manna 400-2251 and Creamer 523-2680 to an iron pin found;
- 2.) Thence N12°09'00"E 32.00 feet to along a common boundary to Manna 400-2251 and Creamer 523-1723 to a Mag Nail set;
- 3.) Thence S77°17'10"E 48.00 feet along said common boundary to a Mag Nail set;
- 4.) Thence N12°09'00"E 14.99 feet along said common boundary to a Mag Nail set;
- 5.) Thence S77°17'10"E 20.00 feet along old US Route 33 / Washington Street right-of-way to a railroad spike set;
- 6.) Thence S12°09'00"W 45.82 feet along a common boundary to Manna 400-2251 and Creamer 523-2680 to a Mag Nail set;
- 7.) Thence N78°16'30"W 17.46 feet along said common boundary to the point of beginning containing a total of 0.056 acres.

Acreages of 0.035 acres River Lot 650


Acreages of 0.021 acres River Lot 649

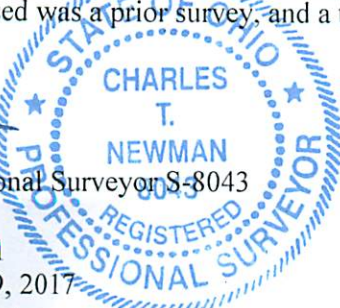
Plat of said survey is attached herewithin, and made a part thereof.

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

Iron pins set are 30-inch length of number 5 rebar, and capped "NEWMAN PS-8043".

Basis of bearings used was a prior survey, and a true north has not been determined.


Charles T. Newman
Registered Professional Surveyor S-8043
66 Elmwood Place
Athens, Ohio 45701
Surveyed October 9, 2017



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

OCT 11 2017

Jill Thompson
Athens County Auditor

C. TIM NEWMAN
Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

740-594-1884
740-591-5269

Plat of Survey of 0.056 Acres
Situating Ohio Company Purchase Town 12, Range 15,
River Lot 650, (Section 30), River Lot 649 (Section 24), York Township, Athens County, Ohio
Being in the City of Nelsonville, and being all of the lands of
Manna Rental of Official Record Book 400, pages 2251-2252.
Land Contract Official Record Book 537, pages 985-993.

Charles T. Newman
Charles T. Newman
Surveyed December 21, 2016



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

OCT 11 2017

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Brent Williams*
DATE: 10/11/17



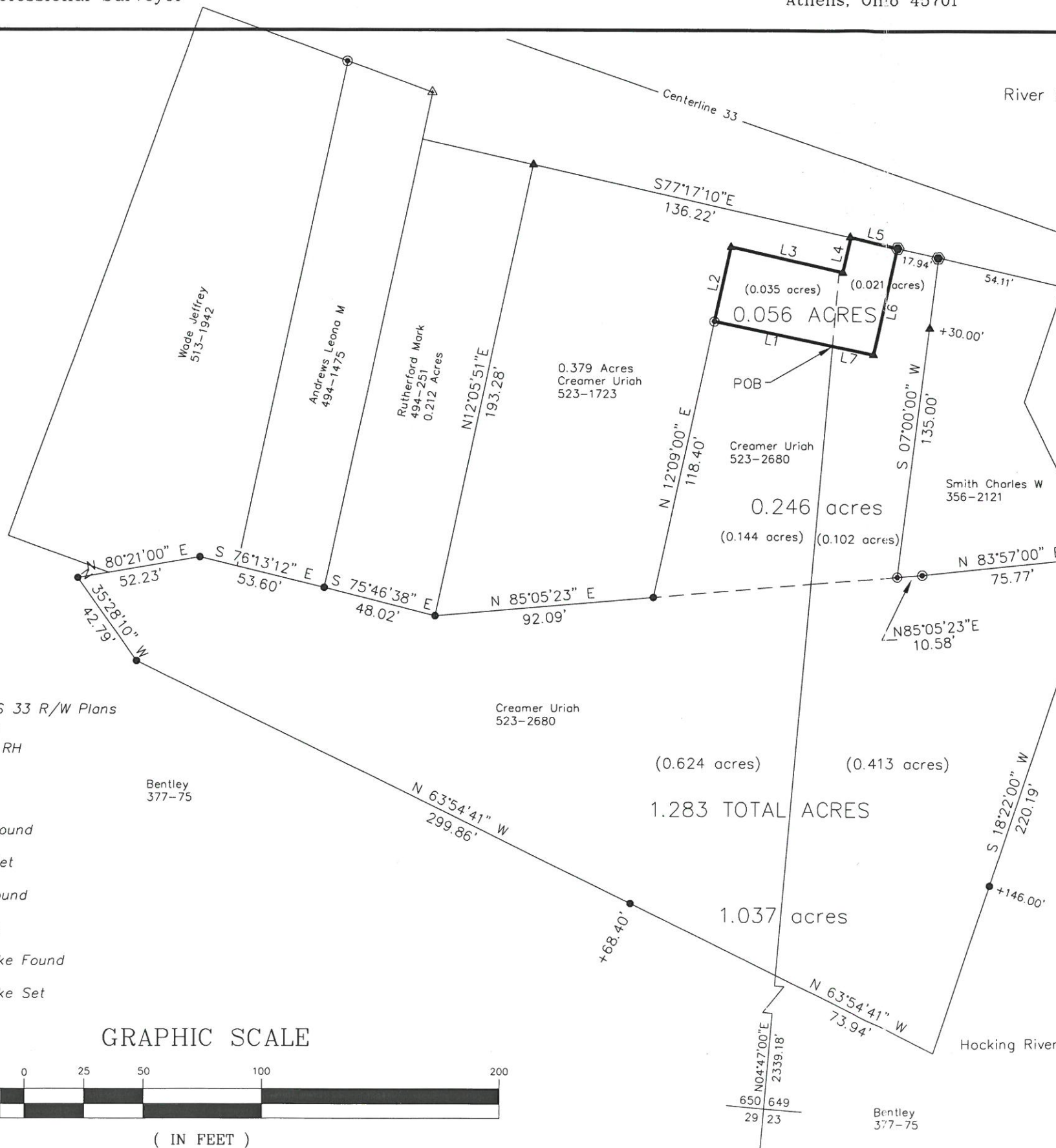
Referenced: US 33 R/W Plans
Athens County
S.H. 155 SEC. RH
R/W PLANS

- ▲ Mag Nail Found
- ▲ Mag Nail Set
- Iron Pin Found
- Iron Pin Set
- Railroad Spike Found
- Railroad Spike Set

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.



LINE TABLE		
LINE	BEARING	LENGTH
L1	N78°16'30"W	50.54
L2	N12°09'00"E	32.00
L3	S77°17'10"E	48.00
L4	N12°09'00"E	14.99
L5	S77°17'10"E	20.00
L6	S12°09'00"W	45.82
L7	N78°16'30"W	17.46