

Exhibit A
6.709 Acres

Description of a tract of land situate Ohio Company Purchase, Town 12, Range 15, Section 6,
York Township, Athens County, Ohio.

Being part of the lands deeded to John Getty Oakley and Mary Ellen Oakley, Official Record Book 175,
pages 418-419 and being more fully described as follows:

Commencing at a U.S.A. Monument marked as the northeast corner of said Section 6 of York Township;
Thence S00°09'27"E 1053.55 feet to an iron pin set;
Thence N71°12'32"W 508.17 feet to a point in the center of State Route 685 at the point of beginning of
the tract herein described;

- 1.) Thence S15°23'46"W 1227.06 feet over the lands of said Oakley to an iron pin set, passing an iron pin set at 50.66 feet;
- 2.) Thence S80°10'06"W 199.22 feet continuing over said lands to an iron pin set;
- 3.) Thence N00°39'51"W 621.07 feet continuing over said lands to an iron pin set;
- 4.) Thence N11°27'36"E 120.42 feet continuing over said lands to an iron pin set;
- 5.) Thence S72°16'40"E 191.07 feet along a common boundary to said Oakley and Smith 502-2693 to an iron pin set;
- 6.) Thence N53°32'50"E 162.64 feet along said common boundary to an iron pin set;
- 7.) Thence N09°56'35"W 507.77 feet to a point in the center of State Route 685, passing an iron pin set at 477.77 feet;
- 8.) Thence S82°34'25"E 94.87 feet to a point in the center of State Route 685;
- 9.) Thence S76°40'05"E 90.39 feet to a point in the center of State Route 685;
- 10.) Thence S74°20'39"E 101.95 feet to the point of beginning containing a total of 6.709 acres.

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

Being subject to all prior easements, rights-of-way, and covenants of record.

Basis of all bearings was derived from the denoted east boundary of Section 6.

A True Meridian has NOT been determined.

Iron Pins set are 30-inch length of number 5 rebar capped NEWMAN PS-8043.

Survey completed by Charles T. Newman, Registered Professional Surveyor 8043 on April 22, 2019.


Charles T. Newman
Registered Professional Surveyor
66 Elmwood Place
Athens, Ohio 45701



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

APR 23 2019

Jill Thompson
Athens County Auditor

C. TIM NEWMAN

Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

740-594-1884
FAX 740-594-9413



Plat of survey of 6.709 Acres
Situat Ohio Company Purchase Town 12, Range 15, Section 6,
York Township, Athens County, Ohio.
Being part of the lands deeded to John Getty Oakley and Mary Ellen Oakley,
Official Record Book 175, pages 418-419.

Prior Survey

A True Meridian has NOT been determined

- ▲ 1.5 " Diameter Steel Fd.
- Iron Pin Found capped EVANS
- Iron Pin Set capped NEWMAN 8043
- U.S.A. Monument

Charles T. Newman
Charles T. Newman
Surveyed April 2019



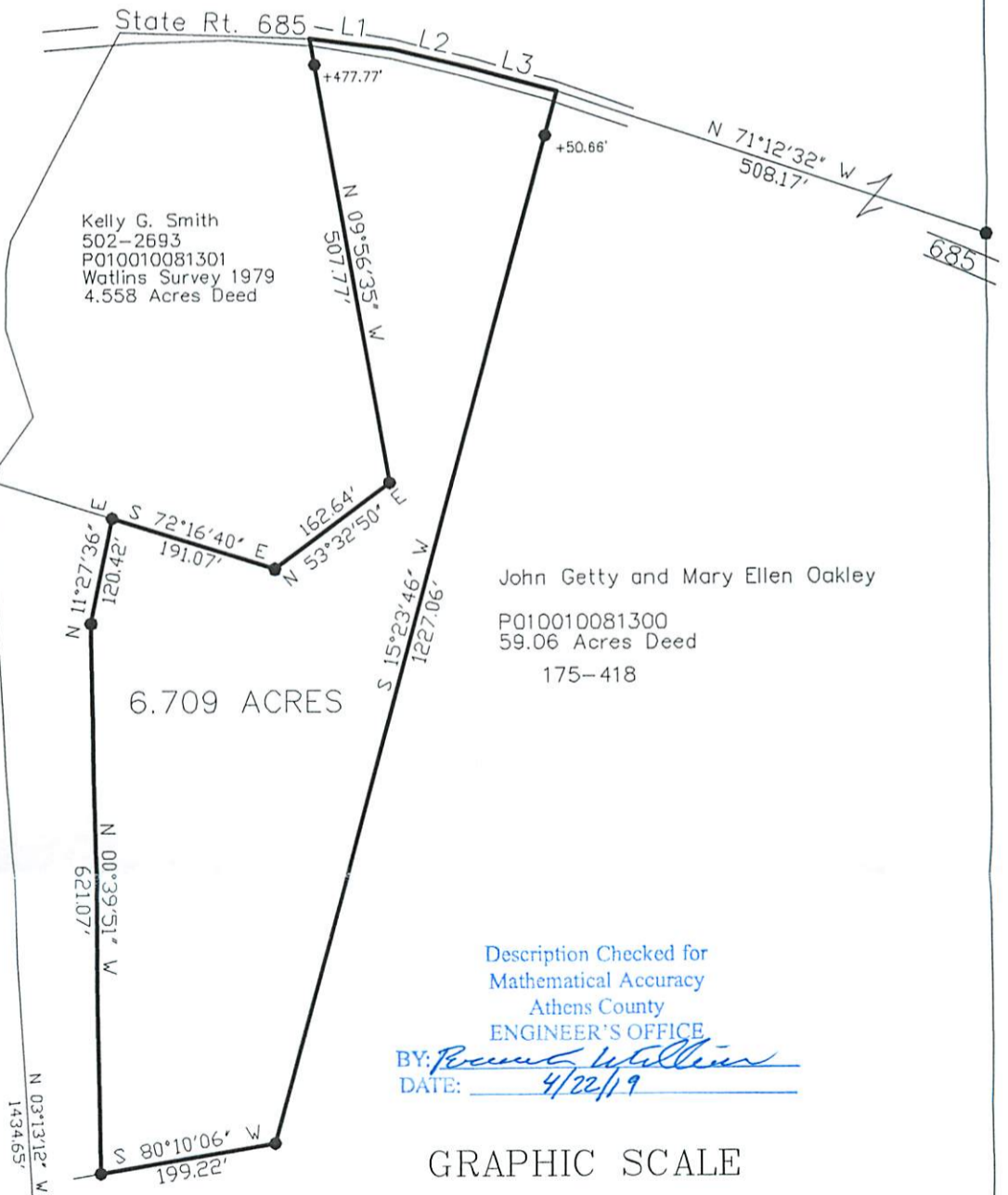
Northeast
Corner
Section 6
U.S.A. Survey

N 65°42'00" W
171.15'

6 36

S 00°09'27" E
1053.55'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S82°34'25"E	94.87
L2	S76°40'05"E	90.39
L3	S74°20'39"E	101.95



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Francis Williams*
DATE: 4/22/19

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.