

EXHIBIT "A"  
21.926 ACRE TRACT

Being a part of the tract of land that is now or formerly in the name of Conrad E. Hewlett, as recorded in Official Record 176 at page 597, Athens County Recorder's Office, said tract being a part of Sections 17 and 23, T11N, R14W, Waterloo Township, Athens County, State of Ohio, and being more particularly described as follows:

Beginning at a stone with a chiseled "X" found on the section line between Sections 17 and 23, T11N. R18W, from which a 1" iron pipe found on the Northwest corner of Section 17 and the Northeast corner of Section 23 bears, North 02 degrees 55 minutes 09 seconds East a distance of 416.61 feet;

Thence leaving the West line of Section 17, and along the grantor's North line, South 47 degrees 13 minutes 45 seconds East, passing through a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found at 192.06 feet, going a total distance of 235.76 feet to a point in the center of Dowler Ridge Road, County Road 3;

Thence along the center of County Road 3, the following three courses:

1. South 44 degrees 05 minutes 47 seconds West a distance of 48.19 feet to a point;
2. South 28 degrees 21 minutes 17 seconds West a distance of 51.73 feet to a point, and;
3. South 16 degrees 51 minutes 55 seconds West a distance of 64.64 feet to a point;

Thence North 87 degrees 04 minutes 48 seconds West a distance of 4.15 feet to a point in the right-of-way of County Road 3;

Thence South 15 degrees 55 minutes 36 seconds West a distance of 44.25 feet to a point;

Thence North 84 degrees 28 minutes 17 seconds West, passing through a 5/8" X 30" iron pin with a plastic identification cap set at 10.50 feet and passing through another 5/8" X 30" iron pin with a plastic identification cap set at 143.90 feet, going a total distance of 150.66 feet to a point;

Thence South 07 degrees 29 minutes 10 seconds West a distance of 77.91 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

Thence South 07 degrees 29 minutes 10 seconds West a distance of 171.00 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

Thence South 87 degrees 13 minutes 45 seconds East a distance of 72.97 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found on the East line of Section 23;

Thence South 02 degrees 55 minutes 09 seconds West a distance of 198.00 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

Thence North 88 degrees 05 minutes 04 seconds West a distance of 290.46 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blaus  
DATE: 6-19-01

Seymour & Associates  
830 W. Hunter St.  
Logan, Ohio 43138  
(740) 385-4349

21.926 #  
23

**COPY REDUCED**

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES IN JUNE OF 2001 AND FROM EXISTING PUBLIC RECORDS AND THAT SAID PLAT CORRECTLY SHOWS THE LIMITS OF THE PARCEL TO BE CONVEYED.

THIS CERTIFICATION WAS MADE BY ME ON THIS 18 DAY OF JUNE, 2001.

*George F. Seymour*  
 GEORGE F. SEYMOUR  
 OHIO PROFESSIONAL SURVEYOR NO. 6044

Thomas R. Dishong  
 et al  
 367-37

**BASIS OF BEARINGS:**

Bearings derived from monumentation found on the East line of Section 23 as bearing South 2 degrees 56 minutes 09 seconds West and are for the determination of angles only.

Delmar R. Taylor Jr.  
 383-587

Joseph & Karen G. Martin  
 279-397

Waterloo Farms, Inc.  
 OR271-543

Waterloo Farms, Inc.  
 UR102-821

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SHEET	
1	1
DATE	BY
17 Jan 01	

**PLAT OF SURVEY**

Being part of Sections 17 and 23, Waterloo Township, T-11-N, R-15-W, Athens County, Ohio

For: Conrad & Vicki Hewlett



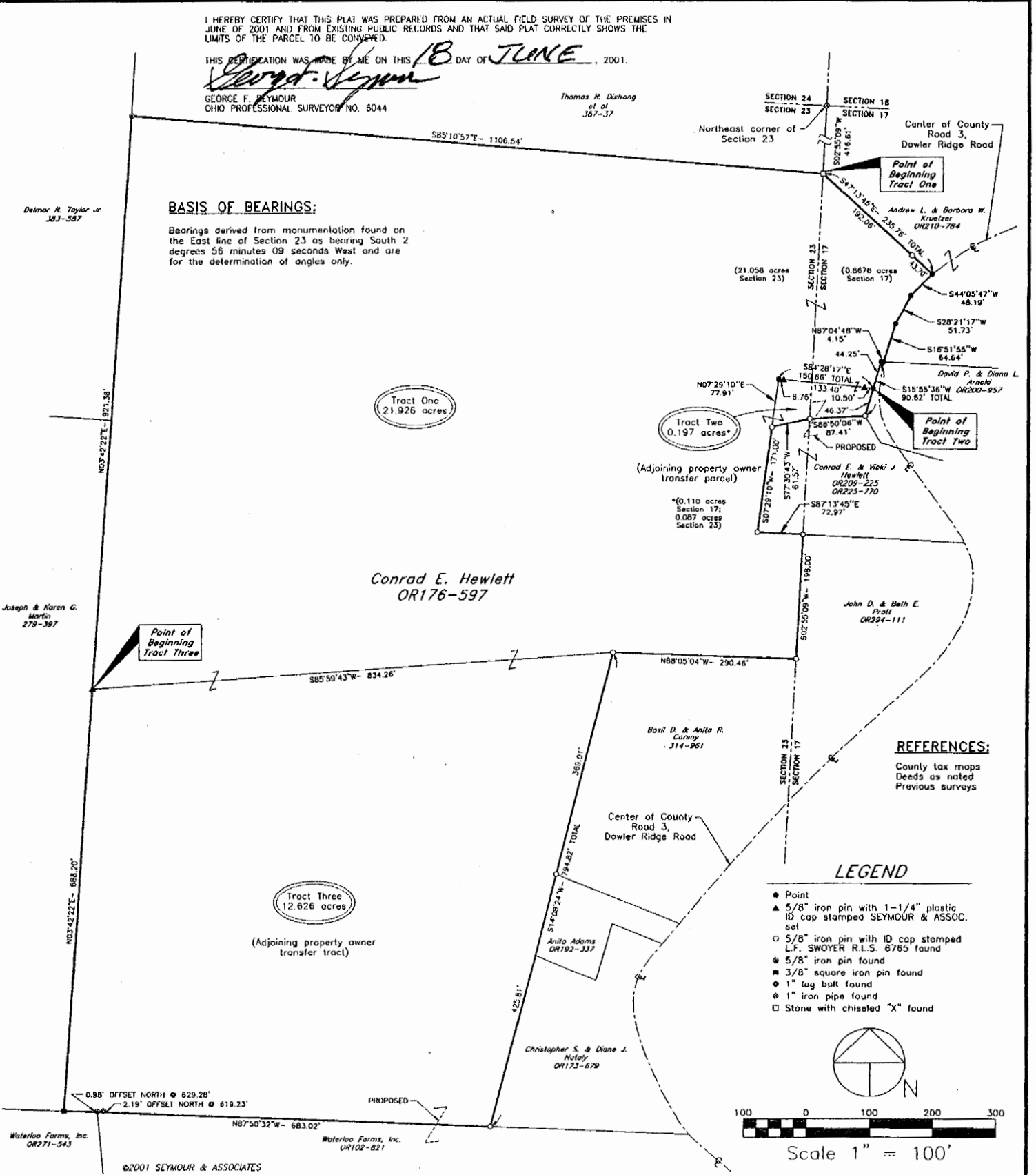
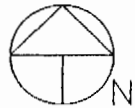
**Seymour & Associates**  
 830 West Hunter Street  
 Logan, Ohio 43158  
 TEL: 740-385-4349  
 FAX: 740-385-2854  
 SURVEYING ENGINEERING  
 email: seymour@ohiohills.com



**REFERENCES:**  
 County tax maps  
 Deeds as noted  
 Previous surveys

**LEGEND**

- Point
- ▲ 5/8" iron pin with 1-1/4" plastic ID cap stamped SEYMOUR & ASSOC. set
- 5/8" iron pin with ID cap stamped L.F. SWOYER R.L.S. 6765 found
- 5/8" iron pin found
- 3/8" square iron pin found
- ◆ 1" lag bolt found
- 1" iron pipe found
- Stone with chiseled "X" found



**COPY REDUCED**

Description checked for  
 Mathematical Accuracy  
 ATHENS COUNTY  
 ENGINEER'S OFFICE  
 BY: *S. Blause*  
 DATE: 6-19-01

*Seymour & Associates*

#2



830 West Hunter Street  
Logan, Ohio 43138  
740-385-4349  
FAX: 740-385-5954

SURVEYING  
ENGINEERING



email: [seysurv@ohiohills.com](mailto:seysurv@ohiohills.com)

Re: Survey in Sections 17 and 23, Waterloo Township, Athens County, State of Ohio

Grantor: Conrad E. Hewlett

Grantee:

Legal Description: See Attached Exhibit "A"

Seymour & Associates  
830 W. Hunter St.  
Logan, Ohio 43138  
(740) 385-4349

EXHIBIT "A"  
0.197 ACRE TRACT

Being a part of the tract of land that is now or formerly in the name of Conrad E. Hewlett, as recorded in Official Record 176 at page 597, Athens County Recorder's Office, said tract being a part of Sections 17 and 23, T11N, R14W, Waterloo Township, Athens County, State of Ohio, and being more particularly described as follows:

Beginning for reference at a 1" iron pipe found, and taken to be on the Northwest corner of Section 17 and the Northeast corner of Section 23, T11N, R15W;

Thence along the East line of Section 23, South 02 degrees 55 minutes 09 seconds West a distance of 416.61 feet to a stone with a chiseled "X" found;

Thence leaving the East line of Section 23, South 47 degrees 13 minutes 45 seconds East, passing through a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found at 192.06 feet, going a total distance of 235.76 feet to a point in the center of Dowler Ridge Road, County Road 3;

Thence along the center of County Road 3, the following three courses:

1. South 44 degrees 05 minutes 47 seconds West a distance of 48.19 feet to a point;
2. South 28 degrees 21 minutes 17 seconds West a distance of 51.73 feet to a point, and;
3. South 16 degrees 51 minutes 55 seconds West a distance of 64.64 feet to a point;

Thence leaving the center of County Road 3, North 87 degrees 04 minutes 48 seconds West a distance of 4.15 feet to a point in the right-of-way of County Road 3;

Thence South 15 degrees 55 minutes 36 seconds West a distance of 44.25 feet to a point being the principle place of beginning of the tract herein described;

Thence South 15 degrees 55 minutes 36 seconds West a distance of 46.37 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found on the North line of a tract, as recorded in Official Record 209 at page 225 and Official Record 225 at page 770;

Thence along the North line of said tract, the following two courses:

1. South 86 degrees 50 minutes 06 seconds West a distance of 87.41 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found on the East line of Section 23, and;
2. South 77 degrees 30 minutes 43 seconds West a distance of 61.57 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found on the Northwest corner of the tract, as recorded Official Record 209 at page 225 and Official Record 225 at page 770;

Thence North 07 degrees 29 minutes 10 seconds East a distance of 77.91 feet to a point;

Exhibit "A"  
0.197 ACRE TRACT (Con't)

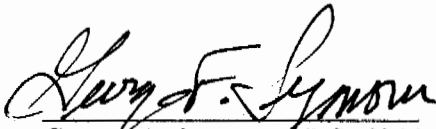
Thence South 84 degrees 28 minutes 17 seconds East, passing through a 5/8" X 30" iron pin with a plastic identification cap set at 6.76 feet and passing through another 5/8" X 30" iron pin with a plastic identification cap set at 140.16 feet, going a total distance of 150.66 feet to the principle place of beginning containing 0.110 acres in Section 17 and 0.087 acres in Section 23, making a total of 0.197 acres, more or less, and subject to the right-of-way of County Road 3 and all easements of record.

The above described is to be held in continuous and contiguous ownership with the tract, as recorded in Official Record 209 at page 225 and Official Record 225 at page 770, and is not to be used as a separate building site.

All 5/8" X 30" iron pins with plastic identification caps set are stamped "Seymour & Associates".

The bearings used in the above described tract are based on monumentation found on the East line of Section 23 as bearing, South 02 degrees 56 minutes 09 seconds West and are for the determination of angles only.

The above described tract was surveyed by George F. Seymour, Ohio Professional Surveyor No. 6044, in June of 2001.

  
George F. Seymour, P.S. 6044



Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blausen  
DATE: 6-19-01

EXHIBIT "A"  
12.626 ACRE TRACT

Being a part of the tract of land that is now or formerly in the name of Conrad E. Hewlett, as recorded in Official Record 176 at page 597, Athens County Recorder's Office, said tract being a part of Section 23, T11N, R14W, Waterloo Township, Athens County, State of Ohio, and being more particularly described as follows:

Beginning for reference at a 1" iron pipe found, and taken to be on the Northeast corner of Section 23, T11N, R15W;

Thence along the East line of Section 23, South 02 degrees 55 minutes 09 seconds West a distance of 416.61 feet to a stone with a chiseled "X" found;

Thence North 85 degrees 10 minutes 57 seconds West a distance of 1,106.54 feet to a 5/8" iron pin found;

Thence South 03 degrees 42 minutes 22 seconds West a distance of 921.38 feet to a 5/8" X 30" iron pin with a plastic identification cap set on the grantor's West line and the principle place of beginning of the tract herein described;

Thence North 85 degrees 59 minutes 43 seconds East a distance of 834.26 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

Thence South 14 degrees 08 minutes 24 seconds West, passing through a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found at 369.01 feet, going a total distance of 794.82 feet to a 5/8" iron pin with a plastic identification cap stamped "L.F. Swoyer R.L.S. 6765" found;

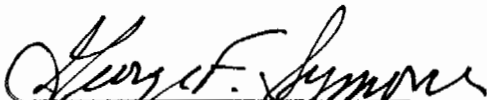
Thence North 87 degrees 50 minutes 32 seconds West, passing by a 1" lag bolt found that is 2.19 feet North of the property line at 619.23 feet and passing by a 5/8" iron pin found that is 0.98 feet North of the property line at 629.28 feet, going a total distance of 683.02 feet to 3/8" square iron pin found on the grantor's Southwest corner;

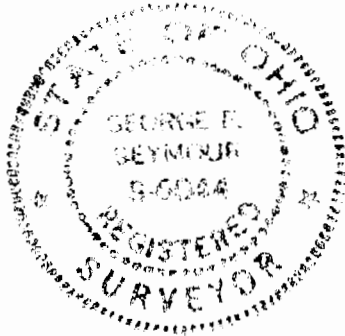
Thence North 03 degrees 42 minutes 22 seconds East a distance of 688.20 feet to the principle place of beginning containing 12.626 acres, more or less, and subject to all easements of record.

All 5/8" X 30" iron pins with plastic identification caps set are stamped "Seymour & Associates".

The bearings used in the above described tract are based on monumentation found on the East line of Section 23 as bearing, South 02 degrees 56 minutes 09 seconds West and are for the determination of angles only.

The above described tract was surveyed by George F. Seymour, Ohio Professional Surveyor No. 6044, in June of 2001.

  
George F. Seymour, P.S. 6044



Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blause  
DATE: 6-19-01

# *Seymour & Associates*

830 West Hunter Street

Logan, Ohio 43138

740-385-4349

FAX: 740-385-5954



SURVEYING  
ENGINEERING

email: [seysurv@ohiohills.com](mailto:seysurv@ohiohills.com)



Re: Survey in Section 23, Waterloo Township, Athens County, State of Ohio

Grantor: Conrad E. Hewlett

Grantee:

Legal Description: See Attached Exhibit "A"

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES IN JUNE OF 2001 AND FROM EXISTING PUBLIC RECORDS AND THAT SAID PLAT CORRECTLY SHOWS THE LIMITS OF THE PARCEL TO BE CONVEYED.

THIS CERTIFICATION WAS MADE BY ME ON THIS 18 DAY OF JUNE, 2001.

*George F. Seymour*  
 GEORGE F. SEYMOUR  
 OHIO PROFESSIONAL SURVEYOR NO. 6044

Thomas R. Dishong  
 et al  
 367-37

Delmar R. Taylor Jr.  
 383-587

**BASIS OF BEARINGS:**

Bearings derived from monumentation found on the East line of Section 23 as bearing South 2 degrees 56 minutes 09 seconds West and are for the determination of angles only.

Tract One  
 21.926 acres

Tract Two  
 0.197 acres\*

Tract Three  
 12.626 acres

Conrad E. Hewlett  
 OR176-597

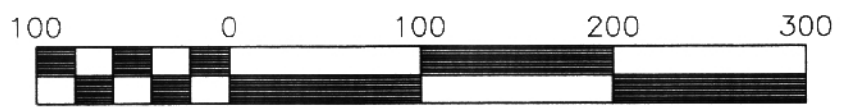
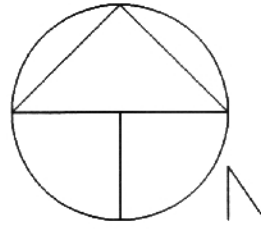
Joseph & Karen G. Martin  
 279-397

Point of Beginning  
 Tract Three

**REFERENCES:**  
 County tax maps  
 Deeds as noted  
 Previous surveys

**LEGEND**

- Point
- ▲ 5/8" iron pin with 1-1/4" plastic ID cap stamped SEYMOUR & ASSOC. set
- 5/8" iron pin with ID cap stamped L.F. SWOYER R.L.S. 6765 found
- 5/8" iron pin found
- 3/8" square iron pin found
- ⊙ 1" lag bolt found
- ⊗ 1" iron pipe found
- Stone with chiseled "X" found



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SHEET  1  1	REVISIONS	<h1>PLAT OF SURVEY</h1>		
		Being part of Sections 17 and 23, Waterloo Township, T-11-N, R-15-W, Athens County, Ohio		
		For: Conrad & Vicki Hewlett		
JOB ATCND	DRAWN BAC	DATE 17 June 01		