



THIS COPY TO ATHENS COUNTY ENGINEER'S OFFICE  
**SOUTHEASTERN LAND SURVEYS**

LEONARD F. SWOYER  
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road  
Athens, Ohio 45701  
614/593-8701

Situated in Lease Lot 1, Section 16, Town 8, Range 14, Alexander Township, Athens County, Ohio and described as follows:

Commencing at the southeast corner of said Lease Lot 1; thence on an assumed bearing North  $66^{\circ}35'54''$  West 2,662.07 feet to an iron pin (calculated location) at the northeast corner of a 1.81 acre tract described in Volume 91 Page 446 of the Athens County Official Deed Records; thence along the east line of said 1.81 acre tract South  $10^{\circ}25'55''$  West 210.54 feet to a found iron pin at the southeast corner of said 1.81 acre tract; thence along the south line of said 1.81 acre tract South  $86^{\circ}27'29''$  West (passing a found iron pin at 320.85 feet) for a total distance of 351.57 feet to a point in Athens County Road 17 at the southwest corner of said 1.81 acre tract; thence along said road and the grantor's west line South  $08^{\circ}39'04''$  East 177.62 feet to a point, THE TRUE POINT OF BEGINNING; thence leaving said road and along an existing ravine the following six bearings and distances:

- 1) South  $88^{\circ}33'40''$  East (passing a set iron pin at 20.00 feet) for a total distance of 95.34 feet to a point; thence
- 2) North  $83^{\circ}10'58''$  East 127.30 feet to a point; thence
- 3) South  $86^{\circ}22'51''$  East 65.21 feet to a point; thence
- 4) North  $70^{\circ}34'05''$  East 43.74 feet to a point; thence
- 5) North  $49^{\circ}41'08''$  East 79.78 feet to a point; thence
- 6) North  $71^{\circ}45'45''$  East 73.92 feet to a set iron pin; thence on a random line South  $20^{\circ}32'19''$  East 143.23 feet to a found iron pin on the northerly line of a 6.60 acre tract which is the remainder of a larger tract described in Volume 356 Page 135 of the Athens County Deed Records (the description of said 6.60 acre tract may be found in Volume 44 Page 36 of the Athens County Official Deed Records) thence along the northerly line of said 6.60 acre tract the following three bearings and distances:
  - 1) South  $50^{\circ}52'40''$  West 194.58 feet to a found iron pin; thence
  - 2) South  $70^{\circ}27'43''$  West 136.33 feet to a point; thence
  - 3) South  $72^{\circ}37'44''$  West 214.70 feet to a point in aforesaid Athens County Road 17 at the grantor's southwest property corner; thence along said

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: Cheryl Hedges  
DATE: 8/7/98

PROPERTY

CONSTRUCTION

SUBDIVISIONS

AIX 10



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road and the grantor's west property line the following two bearings and distances:

- 1) North  $02^{\circ}53'04''$  West 156.48 feet to a point; thence
- 2) North  $08^{\circ}39'04''$  West 113.71 feet to the point of beginning and containing 2.331 acres and being a part of an 8.68 acre tract described in Volume 44 Page 36 of the Athens County Official Deed Records.

Note: Unless otherwise noted all set iron pins are 5/8 inch in diameter and 30 inches in length and capped with a plastic identification marker scribed Leonard F. Swoyer R.L.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey performed by Southeastern Land Surveys dated June 24, 1992.

Subject to all easements and right of ways of record.

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ACREAGE, CLOSURE, AND ERROR OF PLAT

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Line #						
1	South	20°	32'	19"	East	143.23 feet.
2	South	50°	52'	40"	West	194.58 feet.
3	South	70°	27'	43"	West	136.33 feet.
4	South	72°	37'	44"	West	214.70 feet.
5	North	02°	53'	04"	West	156.48 feet.
6	North	08°	39'	04"	West	113.71 feet.
7	South	88°	33'	40"	East	95.34 feet.
8	North	83°	10'	58"	East	127.30 feet.
9	South	86°	22'	51"	East	65.21 feet.
10	North	70°	34'	05"	East	43.74 feet.
11	North	49°	41'	08"	East	79.78 feet.
12	North	71°	45'	45"	East	73.92 feet.

The easting error is 0.01 feet.  
 The northing error is 0.00 feet.  
 The gap in closure is 0.01 feet.

The precision of the field survey is  
 0.06 feet error per 10,000 feet traverse.

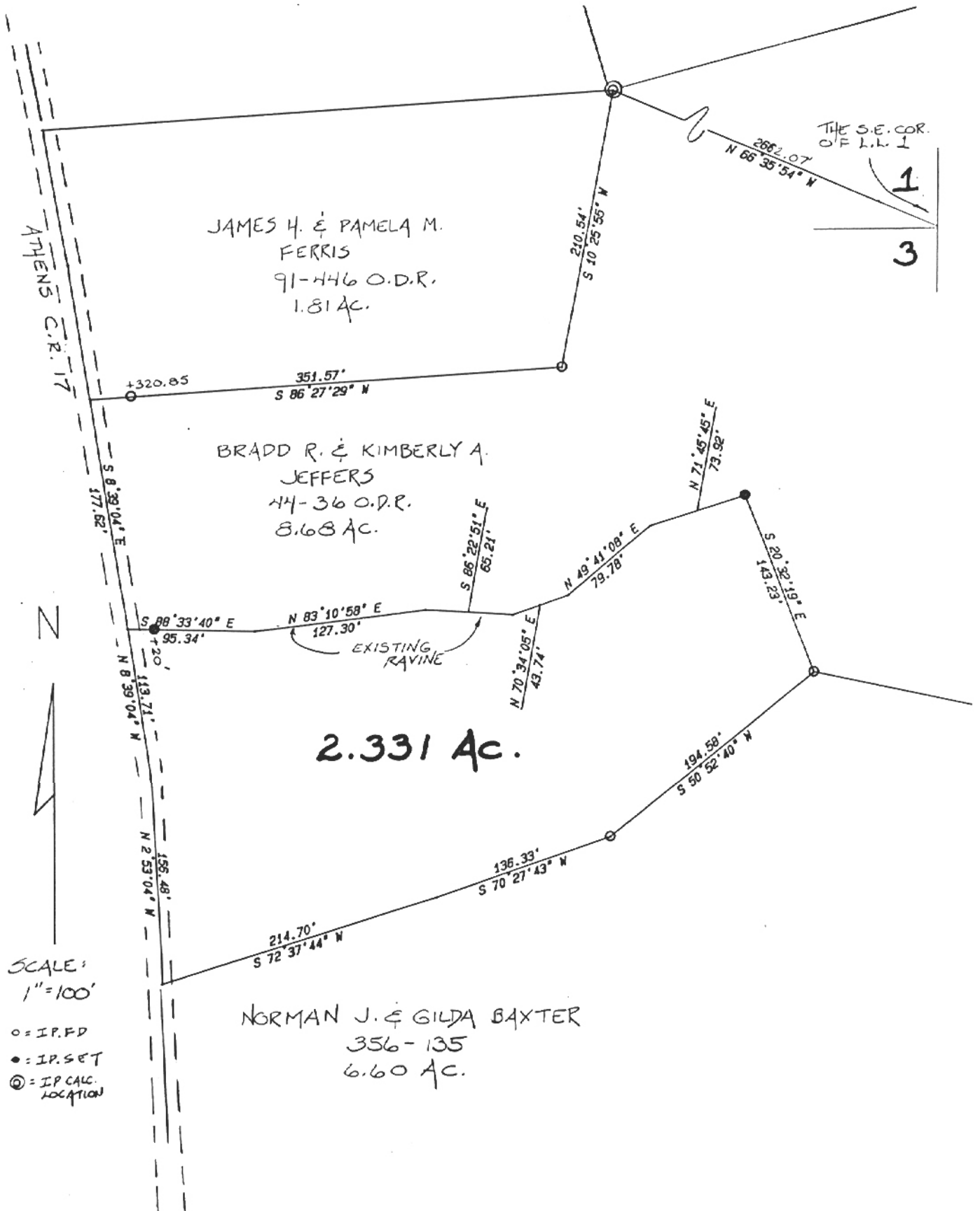
The area computes to be 2.33 acres.



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Plat of Survey of a 2.331 Acre Tract Scale 1"=100'  
 Surveyed for Mr. Bradd Jeffers Date 6/24/92  
 Subdivision L.L. 1  
 Township Alexander Section 16 Town 8 Range 14  
 County Athens State Ohio

*Leonard F. Swoyer Jr.*  
 Swoyer Jr. Reg. Prof. Land Surveyor No. 6765