



## SOUTHEASTERN LAND SURVEYS

LEONARD F. SWOYER  
REGISTERED PROFESSIONAL LAND SURVEYOR

3428 Pleasant Hill Road  
Athens, Ohio 45701  
740/593-8701

Situated in the Northwest quarter of Section 17, Town 6, Range 13, Ames Township, Athens County, Ohio and described as follows:

Commencing at the estimated Northwest corner of section 17, Ames Township; thence on an assumed bearing South 89 Degrees 40 Minutes 31 Seconds East for a distance of 459.33 feet to a point in the center of Athens County Road 37, **THE TRUE POINT OF BEGINNING**; thence leaving said County Road 37 and ALONG A BOUNDARY AGREEMENT LINE\*\* BETWEEN RUSSELL HINES, OWNER BY DEED OF A 68.44 ACRE TRACT DESCRIBED IN VOLUME 187 PAGE 05 OF THE ATHENS COUNTY OFFICIAL RECORDS AND SHARON L. WELCH, ADMINISTRATOR OF A 45.86 ACRE TRACT DESCRIBED IN TRACT ONE OF VOLUME 362 PAGE 803 OF ATHENS COUNTY DEED RECORDS AND BEING PART OF THE DEAN S. SAYERS ESTATE, SAID BOUNDARY AGREEMENT LINE\*\* CONSISTS OF THE FOLLOWING LINE: South 89 Degrees 40 Minutes 31 Seconds East (passing set iron pins at 68.64 feet, 189.24 feet, 414.53 feet, 539.85 feet, 698.19 feet, 808.79 feet, and 933.99 feet) for a total distance of 950.06 feet to a point in Ames Township Road 477; thence following said road and along the west line of an 8.894 Acre tract described in Volume 283 Page 990 of the Athens County Official Records South 36 Degrees 14 Minutes 59 Seconds West a distance of 188.29 feet to a point; thence with a curve to the right with an arc length of 133.70 feet, a radius of 225.00 feet, and a chord bearing South 53 Degrees 16 Minutes 20 Seconds West, with a chord length of 131.74 feet to a point; thence South 70 Degrees 17 Minutes 41 Seconds West a distance of 69.04 feet to a point; thence with a curve to the left with an arc length of 120.94 feet, a radius of 175.00 feet, and a chord bearing South 50 Degrees 29 Minutes 43 Seconds West, with a chord length of 118.55 feet to a point, thence South 30 Degrees 41 Minutes 25 Seconds West a distance of 31.21 feet to a found Railroad Spike in aforesaid Athens County Road 37; thence along said Athens County Road 37 the following seven distances and bearings: 1) North 63 Degrees 57 Minutes 20 Seconds West a distance of 69.95 feet to a point; 2) thence North 62 Degrees 20 Minutes 12 Seconds West a distance of 84.38 feet to a point; 3) thence North 60 Degrees 30 Minutes 04 Seconds West a distance of 206.86 feet to a point; 4) thence North 59 Degrees 22 Minutes 58 Seconds West a distance of 118.85 feet to a point; 5) thence North 56 Degrees 00 Minutes 40 Seconds West for a distance of 66.87 feet to a point; 6) thence North 47 Degrees 51 Minutes 35 Seconds West for a distance of 71.08 feet to a point; 7) thence North 36 Degrees 28 Minutes 25 Seconds West for a distance of 54.96 feet to **THE POINT OF BEGINNING**, and containing 4.390 acres and being a part of a 45.86 Acre Tract described in Tract One of Volume 362 Page 803 of the Athens County Deed Records.

\*\*THIS SURVEY SHALL ONLY BECOME VALID WHEN PARTIES TO AFORESAID BOUNDARY AGREEMENT LINE SUBSCRIBE TO SAID LINE BY A LEGAL DOCUMENT SIGNED AND RECORDED IN THE ATHENS COUNTY OFFICIAL DEED RECORDS.

Note: Unless otherwise noted all set iron pins are 5/8" in diameter rebar, 30 inches in length and capped with a plastic identification marker inscribed L. F. Swoyer P.S. 6765.

The above description was prepared under the supervision of Leonard F. Swoyer, Jr., Registered Professional Land Surveyor Number 6765 and based on a field survey performed by Southeastern Land Surveys dated September 30, 2003.

Subject to all easements and right of ways of record.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE

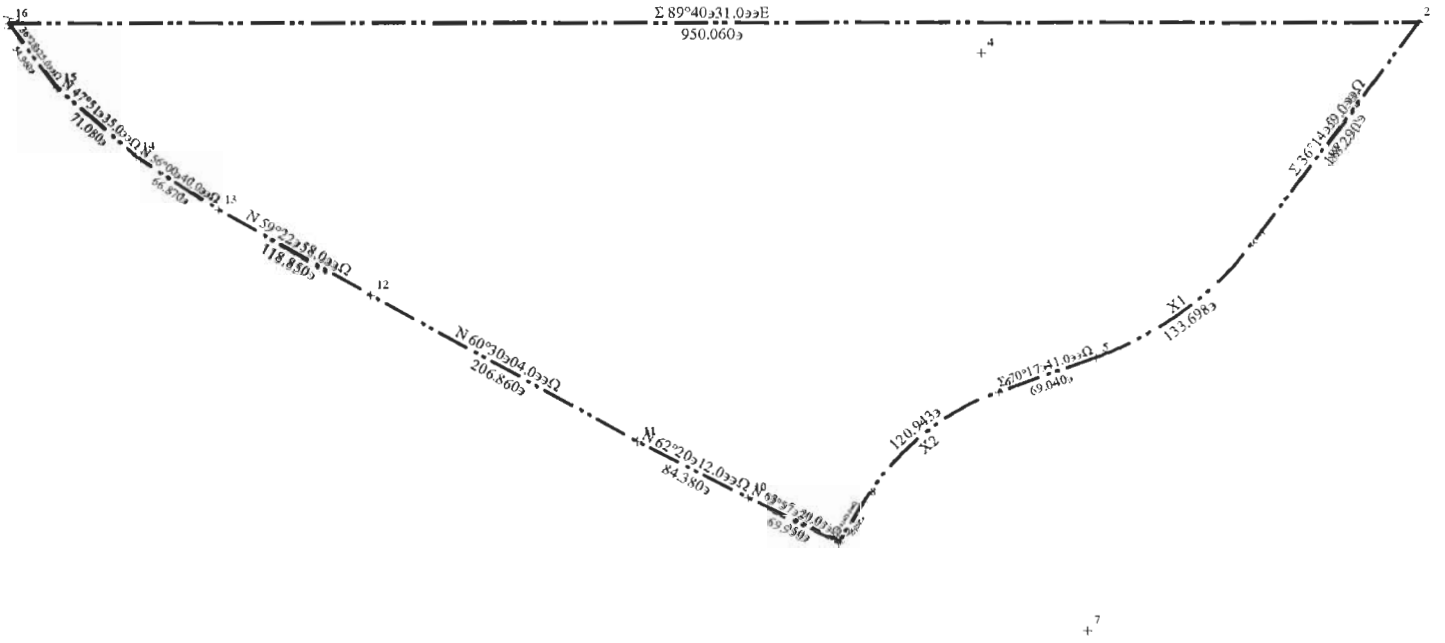
BY:

*S. Blause*

DATE:

*10-1-03*

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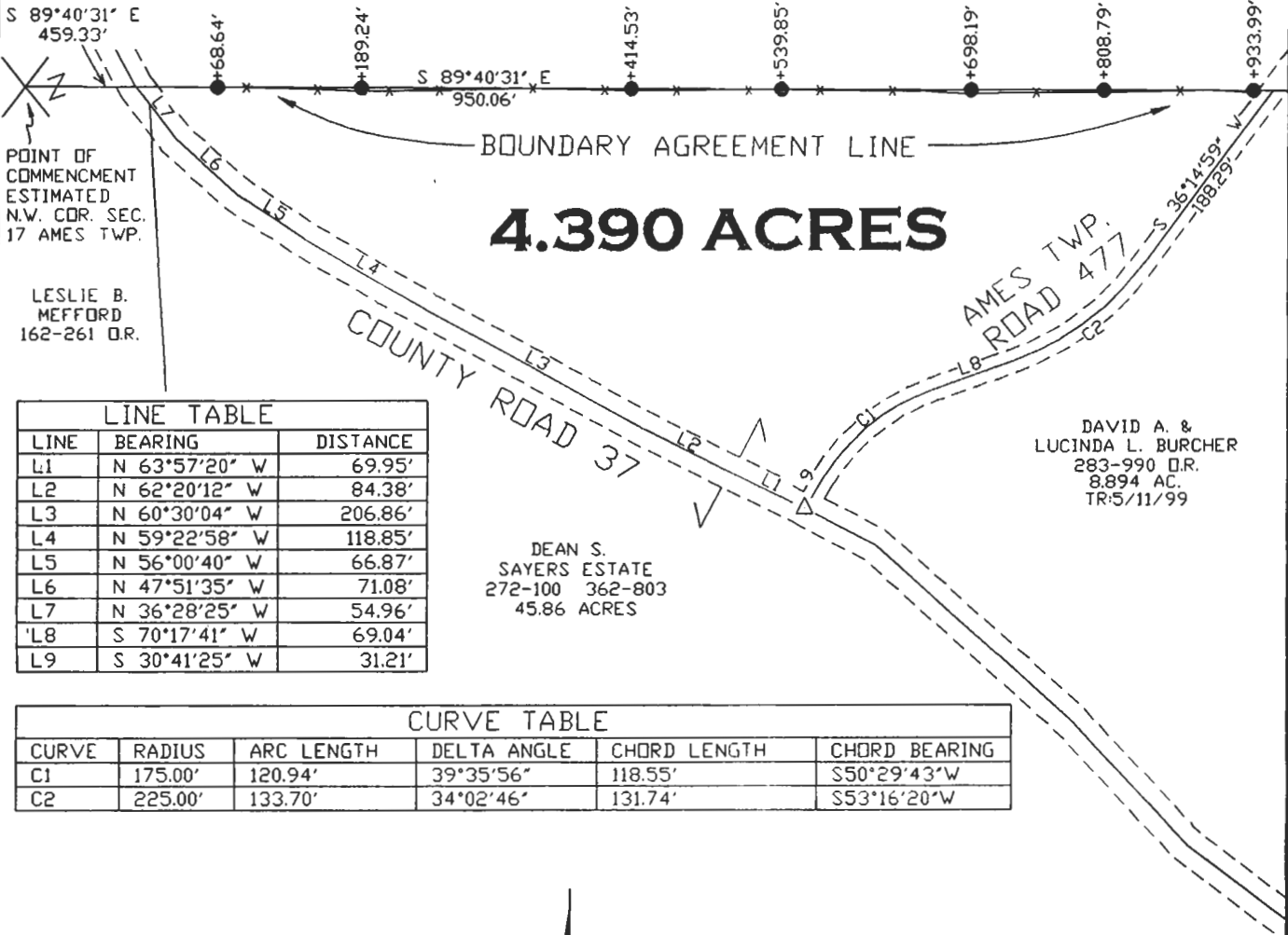


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3428 PLEASANT HILL ROAD  
ATHENS, OHIO 45701  
740/593-8701

RUSSELL HINES  
187-05 D.R.  
68.44 AC.



POINT OF COMMENCEMENT ESTIMATED N.W. COR. SEC. 17 AMES TWP.

LESLIE B. MEFFORD  
162-261 D.R.

## 4.390 ACRES

AMES TWP.  
ROAD 477

DAVID A. & LUCINDA L. BURCHER  
283-990 D.R.  
8.894 AC.  
TR:5/11/99

DEAN S. SAYERS ESTATE  
272-100 362-803  
45.86 ACRES

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 63°57'20" W	69.95'
L2	N 62°20'12" W	84.38'
L3	N 60°30'04" W	206.86'
L4	N 59°22'58" W	118.85'
L5	N 56°00'40" W	66.87'
L6	N 47°51'35" W	71.08'
L7	N 36°28'25" W	54.96'
L8	S 70°17'41" W	69.04'
L9	S 30°41'25" W	31.21'

CURVE TABLE					
CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD LENGTH	CHORD BEARING
C1	175.00'	120.94'	39°35'56"	118.55'	S50°29'43"W
C2	225.00'	133.70'	34°02'46"	131.74'	S53°16'20"W



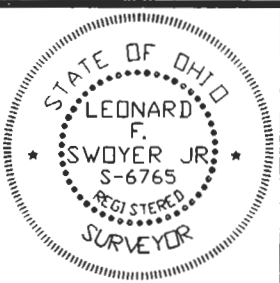
Description checked for  
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ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blause  
DATE: 10-1-03



SCALE: 1" = 150'

- = IRON PIN SET
- △ = RAILROAD SPIKE FOUND
- = OLD FENCELINE

**Plat of SURVEY OF A 4.390 ACRE TRACT** Scale: 1" = 150'  
**Surveyed for: DEAN S. SAYERS ESTATE** Date: 9-30-03  
**Subdivision N.W. 1/4**  
**Township AMES** **Section 17** **Town 6** **Range 13**  
**Corporation \*\*\*** **County ATHENS** **Ohio**  
Leonard F. Swoyer Jr.  
**Leonard F. Swoyer Jr. Reg. P.L.S. No. 6765** Job No. 10029403



AMES #17