

# Plat of Survey

Township of Alexander, County of Athens, State of Ohio, part Lease Lot 1 & Lease Lot 2 in Section 2 and part Lease Lot 3 in Section 1, Township 8N, Range 14W, of the Ohio Company Purchase

### PROPERTY LOCATION:

Being a Survey of 3 Parcels conveyed to Countrytyme Land Specialists, Ltd., as recorded in O.R. Book 608, Page 1437, in the Athens County Deed Records, and being all of Auditor's P.P.N. B01-00100395-00, P.P.N. B01-00100394-01, and P.P.N. B01-00100015-02.

### BASIS OF BEARING

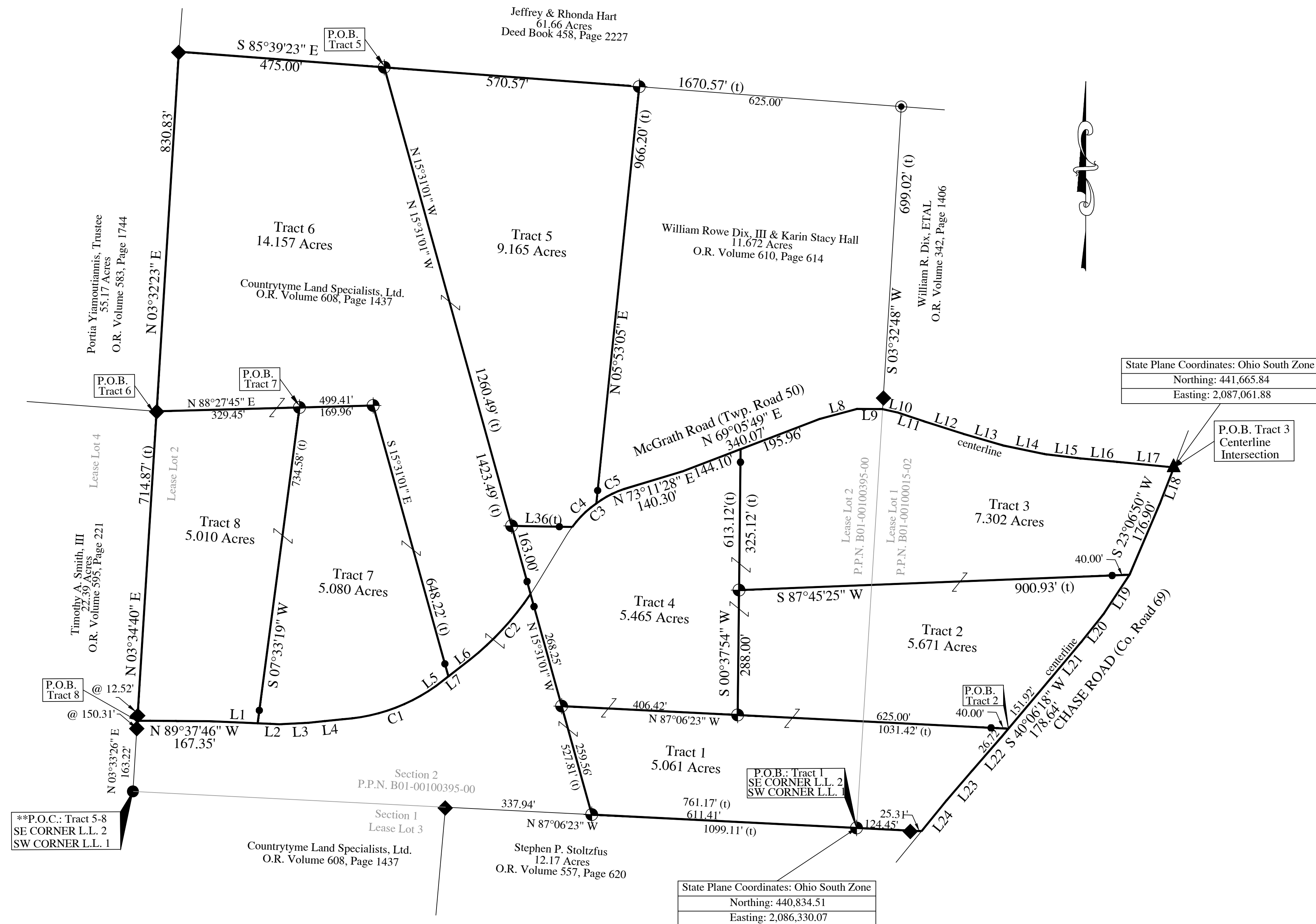
The bearings of this plat are based on the O.D.O.T. CORS Network System, Ohio State Plane Coordinates South Zone. 2011(NAD83)

### ACREAGE BREAKDOWN

- Tract 1: 3.696 Acres from P.P.N. B01-00100395-00  
1.365 Acres from P.P.N. B01-00100015-02  
5.061 Acres TOTAL
- Tract 2: 2.058 Acres from P.P.N. B01-00100395-00  
3.613 Acres from P.P.N. B01-00100015-02  
5.671 Acres TOTAL
- Tract 3: 2.721 Acres from P.P.N. B01-00100395-00  
4.581 Acres from P.P.N. B01-00100015-02  
7.302 Acres TOTAL

\*\*P.O.C.: Tracts 5-8

State Plane Coordinates: Ohio South Zone
Northing: 440,918.84
Easting: 2,084,661.37



### CURVE TABLE

No.	Arc length	Radius	Delta Angle	Chord/Distance
C1	231.27'	416.29'	31°49'54"	N 70°21'18" E 228.31'
C2	206.70'	676.05'	17°31'04"	N 42°43'17" E 205.89'
C3	174.84'	255.05'	39°16'37"	N 50°56'13" E 171.43'
C4	77.66'	255.05'	19°46'22"	N 45°36'58" E 77.28'
C5	72.38'	255.05'	18°25'38"	N 62°27'15" E 72.07'

### LINE TABLE

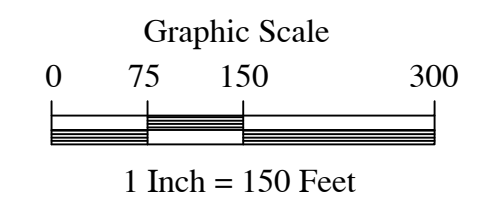
No.	Bearing	Distance
L1	S 87°30'11" E	110.13'
L2	S 87°30'11" E	50.00'
L3	N 87°10'30" E	66.15'
L4	N 84°08'04" E	80.83'
L5	N 52°11'32" E	36.00'
L6	N 52°11'32" E	63.05'
L7	N 52°11'32" E	99.05'
L8	N 75°04'13" E	88.90'
L9	S 89°24'20" E	58.29'
L10	S 77°23'09" E	36.99'
L11	S 71°25'11" E	63.05'
L12	S 72°20'09" E	94.85'
L13	S 73°45'42" E	95.39'
L14	S 78°13'45" E	98.12'
L15	S 83°04'42" E	81.62'
L16	S 84°45'12" E	84.60'
L17	S 84°19'17" E	133.45'
L18	S 21°17'24" W	91.16'
L19	S 33°28'46" W	109.46'
L20	S 38°44'43" W	82.02'
L21	S 39°53'02" W	108.59'
L22	S 41°03'36" W	101.23'
L23	S 40°34'38" W	89.53'
L24	S 39°11'52" W	92.55'

### RELATED DOCUMENTS

- 1) 1993 Survey of 13.561 Acres by Leonard F. Swoyer, P.S. 6768
- 2) 2022 Survey of 104.581 Acres by Brian Kelly McPeck, P.S. 8517

### LEGEND

- - Iron Pin Set @ 30.00' from centerline  
5/8" Rebar 30" long w/ Red Cap  
Labeled S.A. England #7452
- ⊕ - Iron Pin Set @ 30.00' from centerline  
5/8" Rebar 30" long w/ Red Cap  
Labeled S.A. England #7452
- ▲ - Mag Nail Set
- ◆ - Stone Found
- ◆ - 5/8" o.d. Iron Pin Found capped "McPeek"
- - 5/8" o.d. iron Pin Found (no cap)



I hereby certify that an actual survey of the premises was made, and that this plat is correct to the best of my knowledge.

Dated \_\_\_\_\_  
Scott A. England, P.S.  
Ohio Registered Surveyor #7452

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