

53-80-27-01-002  
53-80-28-11-002

**AEP GENERATION RESOURCES INC.  
CUMBERLAND COAL LANDS  
RICH HILL TOWNSHIP, MUSKINGUM COUNTY, OHIO**

**EXHIBIT \_\_**

**Legal Description  
for  
Tract 73, Parcels One and Two/"MR-21"  
Tract 73, Parcel One/"MR-113"**

A certain tract of land situated in the State of Ohio, Muskingum County, Rich Hill Township, and being a part Northwest Quarter of Section 27; and a part of the Northeast Quarter of Section 28; both are in Township 13 North, Range 11 West, and being more particularly bounded and described as follows:

Beginning for reference at a 5/8" reinforcing rod with a red plastic cap stamped "Eastham & Associates" (set), marking a corner common to Sections 21, 22, 27 and 28, T. 13 N., R.11 W., and being in the lands now owned by AEP Generation Resources Inc., (O. R. V. 2551, Pg. 487; Tract 72, Parcel Three); thence, leaving the said Sections 21 and 22, and severing the lands of the said AEP Generation Resources Inc., with the line between the said Sections 27 and 28, South 02° 02' 26" West 1,681.80 feet to a point in the line of the lands now owned by the said AEP Generation Resources Inc., (O. R. V. 2551, Pg. 487; Tract 73, Parcel One), having a coordinate value of N. 681,765.683 and E. 2,178,690.477, and marking the TRUE PLACE OF BEGINNING; thence, leaving the said Section Line, and continuing to sever the lands of the said AEP Generation Resources Inc., with the north line of the said Tract 73, Parcel One,

South 87° 56' 40" East, passing a 5/8" reinforcing rod with a red plastic cap stamped "Eastham & Associates" (set), at 256.11 feet, in all 286.53 feet to a point in the centerline of County Road No. 61, commonly known as the Zion Ridge Road, and being in the line of the lands now or formerly owned by the International Center for the Preservation of Wild Animals, Inc., (D.V. 1024, Pg. 453; Parcel Eight, Tract One); thence, with the lands of the said "WILDS", with the centerline of the said Road No. 61, as follows, with a curve to the left, having a radius of 2,000.00 feet, and an arc length of 419.57 feet, the long chord of which bears:

South 13° 31' 23" East 418.80 feet; thence,

South 19° 31' 59" East 411.02 feet; thence, with a curve to the right, having a radius of 1,100.00 feet, and an arc length of 179.99 feet, the long chord of which bears:



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South 14° 50' 44" East 179.79 feet to a point on the east-west mid-section line of the said Section 27; thence, leaving the centerline of the said Road No. 61, and the lands of the said "WILDS", and severing the lands of the said AEP Generation Resources Inc., with the east west mid-section line of the said Section No. 27,

North 87° 56' 40" West, passing a 5/8" reinforcing rod with a red plastic cap stamped "Eastham & Associates" (set), at 30.71 feet, in all 602.24 feet to a point on the line between the said Sections 27 and 28; thence, leaving the said Section Line, and continuing to sever the lands of the said AEP Generation Resources Inc., with the east-west mid-section line of the said Section No. 28,

North 87° 56' 40" West 2,723.75 feet to a stone (found, with no markings), and being on the north-south mid-section line of the said Section 28, and marking a corner common to the lands now or formerly owned by Darren K. Founds, et ux, (O.R.V. 2363, Pg. 560; Tract Three, First Parcel; and Tract One, First Parcel); thence, leaving the east-west mid-section line of the said Section 28, and the said Tract Three, First Parcel of the lands of the said Founds, et ux, and with the north-south mid-section line of the said Section 28, and with the lands of the said Founds, et ux, (Tract One, First Parcel),

North 02° 02' 26" East 957.63 feet to a 5/8" reinforcing rod with a red plastic cap stamped "Eastham & Associates" (set), from which a 1" iron pipe (found), marking a corner common to the lands of the said Founds, et ux, (Tract One, Third Parcel), bears: North 02° 02' 26" East 160.98 feet; thence, leaving the lands of the said Founds, et ux, (Tract One, First Parcel), and the said north-south mid-section line, and severing the lands of the said AEP Generation Resources Inc.,

South 87° 56' 40" East 2,723.75 feet to the BEGINNING, containing 69.431 acres, more or less, as surveyed under the direct supervision of Ronald L. Eastham, Ohio Registered Surveyor No. 6026, on October 20, 2014, and being a part of Tracts MR-21 and MR-113, as shown on the attached plat and made a part of this description.

The above survey datum is based on the Ohio State Plane Coordinate System, South Zone, NAD '83, U.S. Survey (feet).

The above described tract is a part of the same land as that described as Tract 70, Parcels One and Two; and a part of Tract 73, Parcel One; in a Corrective Limited Warranty Deed from Ohio Power Company, an Ohio corporation, to AEP Generation Resources Inc., a Delaware corporation, dated August 29, 2014, and recorded in Official Record Volume 2551, Page 487, in the Office of the Recorder of Muskingum County, Ohio.

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And being a part (9.552 ac.) of the Auditor's Tax Parcel No. 53-80-27-01-000; and a part (59.879 ac.) of the Auditor's Tax Parcel No. 53-80-28-11-000.

This survey does not constitute a Title Search by the Surveyor. No Title Commitment was provided. This survey is subject to all restrictions, reservations, right-of-ways, easements, utilities, covenants, exceptions, conveyances, leases and exclusions previously imposed and appearing of record, and those not of record.

DESCRIPTION  
APPROVED  
By: [Signature] 11/17/19

~~OFFICE COPY~~  
[Signature]  
Ronald L. Eastham, P.S.  
~~NOT RECORDABLE~~  
Registration No. 6026





OHIO  
MUSKINGUM COUNTY  
RICH HILL TOWNSHIP  
S. 27 & 28, T. 13 N., R. 11 W.

Survey datum is based on the Ohio State Plane Coordinate System, South Zone, NAD '83, U.S. Survey (feet.)



N/F  
DARREN K. FOUNDS, ET UX  
O.R.V. 2363, Pg. 560  
TRACT THREE / FIRST PARCEL  
53-80-28-08-000

N/F  
DARREN K. FOUNDS, ET UX  
O.R.V. 2363, Pg. 560  
TRACT ONE / FIRST PARCEL  
53-80-28-03-000

N/F  
DARREN K. FOUNDS, ET UX  
O.R.V. 2363, Pg. 560  
TRACT ONE / THIRD PARCEL  
53-80-28-02-000



OWNED BY:  
AEP GENERATION  
RESOURCES INC.  
O.R.V. 2551, Pg. 487  
TRACT 73  
PARCEL ONE  
MR-113  
PART OF 53-80-28-11-000

OWNED BY:  
AEP GENERATION  
RESOURCES INC.  
O.R.V. 2551, Pg. 487  
TRACT 73  
PARCEL ONE  
MR-113  
PART OF 53-80-28-11-000  
59.879 Ac.

TOTAL  
69.431 Ac.

OWNED BY:  
AEP GENERATION RESOURCES INC.  
O.R.V. 2551, Pg. 487  
TRACT 72  
PARCEL THREE  
PART OF 53-80-28-11-000  
MR-111

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 02°02'26" W	1681.80'
L2	S 87°56'40" E	256.11'
L3	S 87°56'40" E	30.42'
L4	S 19°31'59" E	411.02'
L5	N 87°56'40" W	30.71'
L6	N 87°56'40" W	571.53'
L7	N 87°56'40" W	2723.75'
L8	N 02°02'26" E	957.63'
L9	N 02°02'26" E	160.98'
L10	S 87°56'40" E	2723.75'
L11	S 02°02'26" W	957.63'

E 2,178,000

E 2,178,000

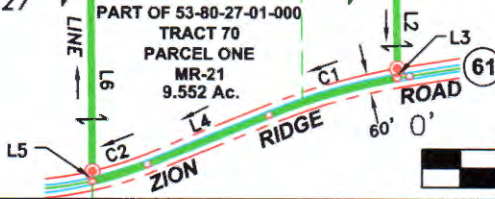
SECTION 28  
SECTION 27

PART OF 53-80-27-01-000  
TRACT 70  
PARCEL ONE  
MR-21  
9.552 Ac.

P.O.B.  
N: 681,765.683  
E: 2,178,690.477

P.O.R.  
28 21  
27 22

DESCRIPTION  
APPROVED  
By: *[Signature]*



CURVE TABLE				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	2000.00'	419.57'	S 13°31'23" E	418.80'
C2	1100.00'	179.99'	S 14°50'44" E	179.79'

N/F  
INTERNATIONAL CENTER FOR THE  
PRESERVATION OF WILD ANIMALS, INC.  
D.V. 1024, Pg. 453  
PARCEL EIGHT / TRACT ONE  
53-90-25-02-000

LEGEND

- 5/8" x 40" Reinforcing Rod w/Red Plastic Cap Stamped "Eastham & Associates" (set)
- Stone w/No Markings (found)
- 1" Iron Pipe (found)
- Unmonumented Corner
- x — Fence As Noted
- Boundary Line
- Right-of-Way Line
- P.O.B. Point of Beginning
- P.O.R. Point of Reference
- N/F Now or Formerly

NOTES

1. This survey does not constitute a title search by the surveyor. No title commitment was provided. This survey is subject to all restrictions, reservations, right-of-way, easements, utilities, covenants, exceptions, conveyances, leases and exclusions previously imposed and appearing of record, and those not of record.
2. The subject property is located in zone X, (areas determined to be outside of the 0.2% annual chance floodplain), as shown on Flood Insurance Rate Map, Map Number 39119C0460G and Map Number 39119C0500G, dated July 6, 2010.

I certify the above plat to be the result of an actual survey, done under my direct knowledge and supervision, and meets the minimum standards for boundary surveys in the State of Ohio, as adopted and set forth by O.R.C. Chapter 4733-37.

Plat of Survey

for



Generation Resources Inc.

MR-21 & MR-113

Job No. 6830 OM

Date: October 20, 2014

Scale: 1" = 600'

Drawn By: M. Haney

Checked By: R. L. Eastham

Eastham & Associates

ENGINEERS - SURVEYORS - PLANNERS

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