

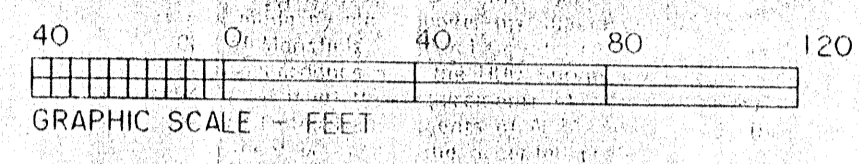
The grantor, grantee and all subsequent owners or assignees taking title from, under or through the grantor or grantee agrees that any use or improvement made on this land shall be in conformity with all existing valid zoning, planning, health, or other lawful rules and regulations.

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION  
NO PLAT REQUIRED.  
SIGNED *Harold S. Nasser*  
SECRETARY, CITY PLANNING COMMISSION  
DATE *Sept. 13, 1996*

NEW SPLIT TAX MAP APPROVED  
DATE *9-13-96*  
INITIAL *Dug. Emly*

NEW SPLIT TAX MAP APPROVED  
DATE *9-13-96*  
INITIAL *Dug. Emly*

NEW SURVEY OF EXISTING PARCEL TAX MAP APPROVED  
DATE *9-13-96*  
INITIAL *Dug. Emly*



# Boundary and Topographic Survey of 1.7848 Acres

Section 15, Township 21 North, Range 18 West of the Congress Lands City of Mansfield Richland County, Ohio

### Legal Description

Situate in City of Mansfield, Richland County, Ohio and being a part of the northeast quarter of Section 15, Township 21 North, Range 18 West of the Congress Lands and also being a part of parcels 1 and 2 of the Mansfield Metropolitan Housing Authority parcel of record in Deed Volume 725, Page 539 of the Richland County Recorder's Office and being more particularly described as follows:

Beginning at a railroad spike set in the centerline of Annadale Avenue, said spike referenced, by previous deed, as being N 90°00'00"E for a distance of 1850.48 feet and S 00°00'00"E for a distance of 907.50 feet from the northeast corner of the northeast quarter of Section 15;  
thence, North 84 degrees 56 minutes 11 seconds East, along said centerline, for a distance of 65.00 feet to a railroad spike set;  
thence, South 04 degrees 22 minutes 23 seconds East, leaving said centerline and crossing said Mansfield Metropolitan Housing Authority parcel, for a distance of 364.79 feet to a 3/4 inch iron pipe set;  
thence, South 84 degrees 56 minutes 11 seconds West, along the north line to the 3/4 inch iron pipe set, Deed Volume 985, Page 15; for a distance of 195.00 feet to a 3/4 inch iron pipe set;  
thence, North 04 degrees 22 minutes 23 seconds West, crossing said Mansfield Metropolitan Housing Authority parcel, for a distance of 306.00 feet to a 3/4 inch iron pipe set;  
thence, North 40 degrees 37 minutes 37 seconds East, continuing across said Mansfield Metropolitan Housing Authority parcel, for a distance of 28.28 feet to a 3/4 inch iron pipe set;  
thence, North 95 degrees 37 minutes 37 seconds East, continuing across said Mansfield Metropolitan Housing Authority parcel, for a distance of 109.99 feet to a 3/4 inch iron pipe set;  
thence, North 04 degrees 22 minutes 23 seconds West, continuing across said Mansfield Metropolitan Housing Authority parcel, for a distance 218.36 feet to the point of beginning.

Together with and subject to covenants, easements and restrictions of record.

Said property contains 1.7848 acres more or less.

This description was prepared by Ahlers, Mo & Associates, Inc. in September of 1996 and is based on a field survey done in January of 1994.

### Notes

- The easement in favor of The Ohio Public Service Company of record in Deed Book 292, Page 78, does not affect the subject property.
- The easement in favor of The Ohio Fuel Gas Company of record in Deed Book 340, Page 490, does not affect the subject property.
- The easement in favor of The County of Richland of record in Deed Book 378, Page 355, does not affect the subject property.
- The easement in favor of The State of Ohio of record in Deed Book 428, Page 64, does not affect the subject property.

To all parties interested in title to the premises surveyed:

I hereby certify to the United States Department of Housing and Urban Development, First Richland Morrow Housing, Inc. (I), the Mansfield-Richland-Morrow Counties' Policy Committee of the Total Operation Against Poverty, Inc., Hummel Title Agency, Inc. and to their successors and assigns, that an actual survey was made by me or under my supervision of the land shown hereon located in City of Mansfield, Richland County, Ohio, on January 1994 and this survey was made in accordance with the HUD Survey Instructions and Certificate, Form HUD-92547, and meet the requirements of an Urban Survey as defined in the "Minimum Standard Detail Requirements of ALTA-CSM Land Title Surveys" as adopted in 1992, and meet or exceed the accepted professional practices of land title, topographic, and utility surveys for the design and construction of multi-family housing projects in the jurisdiction where the project is located.

*R. G. Rudnik* 9-12-96  
Ronald G. Rudnik, P.S. 7223 Date

**AHLERS, MOE & ASSOC. INC.**  
Engineers & Surveyors  
360 West Waterloo Street  
Canal Winchester, Ohio 43110  
(614) 837-1178

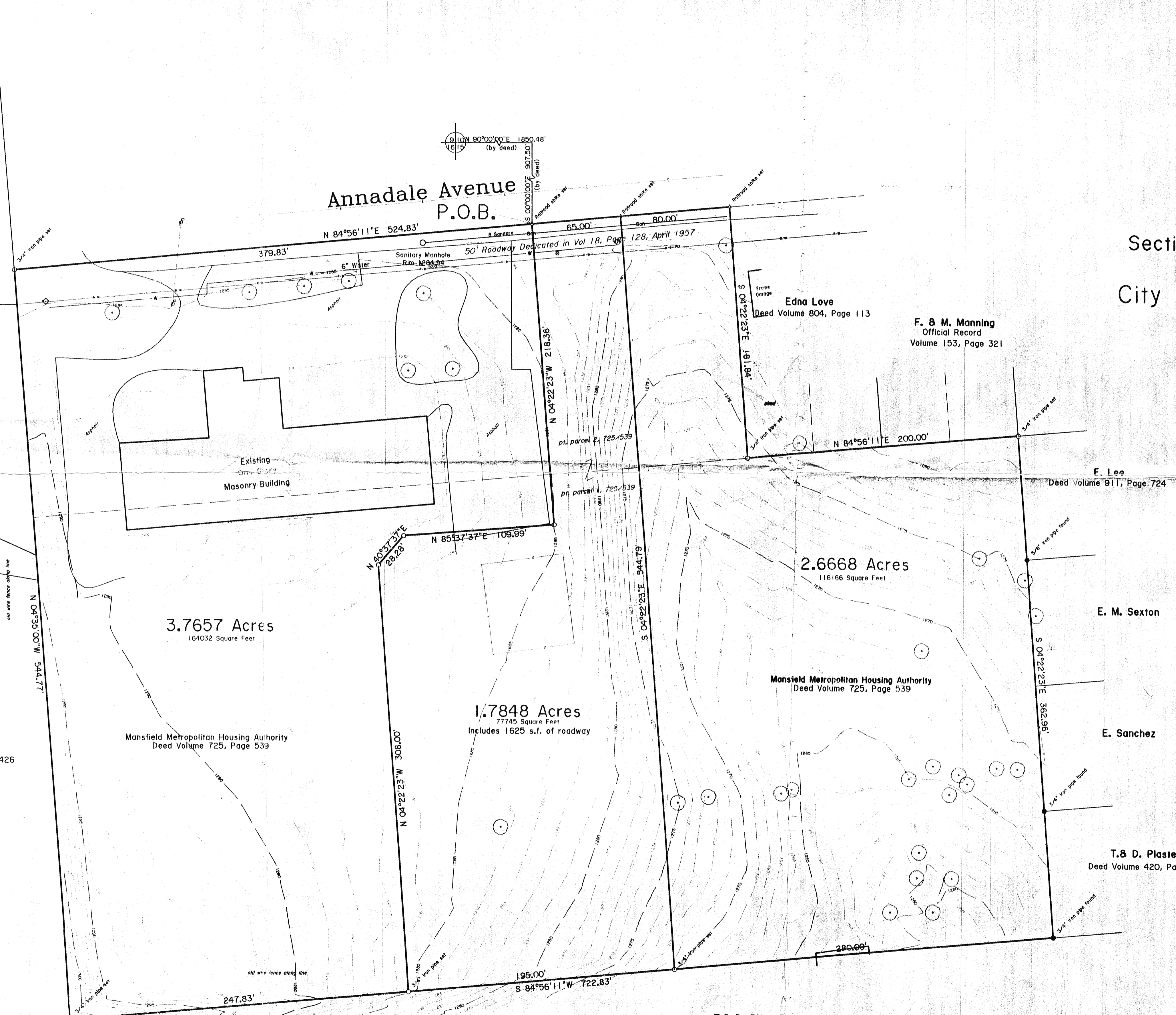
L. G. Elliot  
Official Record  
Volume 104, Page 470

C. M. Williams  
Official Record  
Volume 138, Page 426

C. M. Williams  
Official Record  
Volume 138, Page 426

T. B. D. Plaster  
Deed Volume 585, Page 15

**UTILITY WARNING**  
The underground utilities shown have been located from field survey information and existing drawings. The Surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The Surveyor further does not warrant that the underground utilities shown are in the exact location indicated although he does certify that they are located as accurately as possible from information available. The Surveyor has not physically located the underground utilities.



**LEGEND**

- Iron Pipe Found
- Iron Pipe Set
- ▲ Railroad Spike Found
- △ Railroad Spike Set
- Stone Found
- ⊙ Monument Found
- San Sanitary Sewer
- S Storm Sewer
- W Water Line
- E Electric (overhead)
- G Gas Line
- T Telephone (overhead)
- X Fence
- ⊕ Fire Hydrant
- ⊖ Valve
- ⊗ Power Pole
- ⊙ Light Pole
- ⊙ Sign Post
- ⊙ Street Sign
- ⊙ Tree (Deciduous)
- ⊙ Tree (Conifer)
- ⊙ Shrub
- ⊙ Flag Pole
- ⊙ Test Boring