

Stonegate Woods Subdivision
Plat Book 25, Pg. 44

Stonegate Woods Subdivision
Common Lands
Plat Book 25, Pg. 44

J.D. Dees
O.R.V. 273, Pg. 524

Millsboro Development Co.
V. 867, Pg. 215

Ophthalmic Clinic Building
O.R.V. 195, Pg. 872
3.09 Ac.

N.E. Corner
S.E. 1/4
Sec. 30

Ophthalmic Clinic
V. 905, Pg. 267
3.77 Ac.

OB-GYN Clinic
V. 872, Pg. 393
2.22 Ac.

OB-GYN Clinic
O.R.V. 42,
Pg. 269
0.54 Ac.

The Meadows - Block One
Plat Book 25,
Pg. 40

State Farm Mutual
Auto Insurance Company
O.R.V. 363, Pg. 614

CURVE DATA

C1	C2
Δ=52°14'42"	Δ=36°5'44"
A=68.39'	A=30.2'
R=75.00'	R=46.8'
B=N40°52'54"W	B=N19°25'22"W
C=66.04'	C=29.7'
T=36.78'	T=15.6'

DESCRIPTION

Situated in the City of Mansfield, Township of Mansfield, County of Richland, State of Ohio and being a part of the Southeast Quarter of Section 30, Township 21, Range 18, and further described as follows:

Commencing at a railroad spike found at the northeast corner of the Southeast Quarter of said Section 30 also being the intersection of the centerlines of Millsboro Road and Trimble Road;

Thence South 00° 33' 28" West with the centerline of Trimble Road and the east line of said Southeast Quarter of Section 30, a distance of 748.09 feet to a railroad spike set at the intersection of the centerlines of Trimble Road and Cricket Lane;

Thence North 89° 26' 32" West with the centerline of Cricket Lane a distance of 310.00 feet to a railroad spike set on the west line of The Meadows - Block One as shown in Richland County Recorder's Plat Book 26, Page 40, said point being the point of beginning of the parcel herein described;

Thence South 00° 33' 28" West with the west line of said The Meadows - Block One lands a distance of 711.18 feet to a survey marker found* at the northeast corner of lands now or formerly owned by State Farm Mutual Auto Insurance Company as recorded in Official Record Volume 363, Page 614;

Thence North 89° 26' 32" West along the north line of said State Farm lands, a distance of 70.00 feet to a survey marker found* at the northwest corner of said State Farm lands;

Thence South 00° 33' 28" West along the west line of said State Farm lands, a distance of 182.00 feet to a survey marker found* at the southwest corner of said State Farm lands;

Thence South 89° 26' 32" East along the south line of said State Farm lands, a distance of 70.00 feet to a survey marker found* at the southeast corner of said State Farm lands;

Thence South 00° 33' 28" West along the west line of said The Meadows - Block One lands a distance of 67.96 feet to a survey marker set;

Thence North 89° 26' 32" West a distance of 358.17 feet to a survey marker set;

Thence Northwesterly along a curve to the right having a radius of 75.00 feet, central angle of 52° 14' 42", an arc length of 68.39 feet, a chord bearing of North 40° 52' 54" West with a chord length of 66.04 feet to a survey marker set;

Thence North 00° 57' 30" West a distance of 191.16 feet to a survey marker set;

Thence Northwesterly along a curve to the left having a radius of 46.88 feet, central angle of 36° 55' 44", an arc length of 30.22 feet, a chord bearing of North 19° 25' 22" West with a chord length of 29.70 feet to a survey marker set on the southeasterly line of lands now or formerly owned by Jodi Dees as recorded in Official Record Volume 279, Page 524;

Thence North 58° 35' 45" East along the southeasterly line of said Dees lands, a distance of 14.77 feet to a survey marker set;

Thence North 00° 37' 00" East a distance of 113.00 feet along the east line of said Dees lands, and 774.18 along the east line of Stonegate Woods as shown in Richland County Recorder's Plat Book 25, Page 40, a total distance of 887.18 feet to a survey marker found on the east line of said Stonegate Woods Subdivision and at the southwest corner of lands now or formerly owned by the Ophthalmic Clinic Building as shown in Official Record Volume 195, Page 872;

Thence South 89° 26' 32" East along the south line of said Ophthalmic Clinic Building lands, a distance of 266.64 feet to a survey marker found at the northeast corner of lands now or formerly owned by OB-GYN Clinic as shown in Official Record Volume 42, Page 269;

Thence South 00° 33' 28" West with the west line of said OB-GYN Clinic lands a distance of 172.37 feet to a survey marker found at the southwest corner of said OB-GYN Clinic lands;

Thence South 89° 26' 32" East with the south line of said OB-GYN Clinic lands a distance of 137.00 feet to a survey marker found at the southeast corner of said OB-GYN Clinic lands, also being the northwest corner of Cricket Lane;

Thence South 00° 33' 28" West with the west line of Cricket Lane a distance of 30.00 feet to the railroad spike set at the point of beginning, containing 9.961 acres of land, more or less, subject to all easements and use restrictions of record.

Bearings are assumed and are for the determination of angular measurement only. Basis of bearing is the centerline of Trimble Road being South 00° 33' 28" West as shown in Plat Volume 26, Page 40.

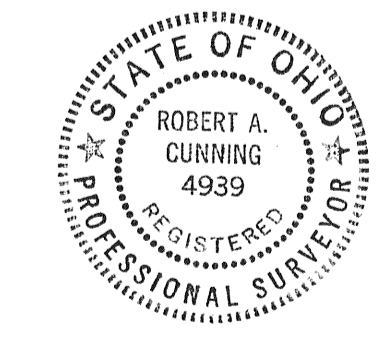
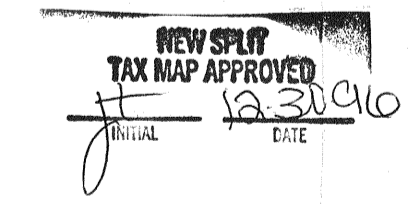
*Survey Marker Set and found" indicates a 5/8" x 30" long rebar with aluminum cap stamped "Richland Engineering Limited, Robert A. Cunning, RLS 4939".

"Survey marker found*" indicates a 5/8" x 30" long rebar with aluminum cap stamped "Richland Engineering Limited, Robert J. McAuley, RLS 7909".

Deed Reference: Volume 867, Page 215.

LEGEND

- 5/8" DIA. X 30" LG. REBAR SET WITH CAP STAMPED, "RICHLAND ENGINEERING LIMITED, ROBERT A. CUNNING RLS 4939"
- ⊠ SURVEY MARKER FOUND WITH CAP STAMPED, "RICHLAND ENGINEERING LIMITED, ROBERT A. CUNNING RLS 4939"
- ⊠* SURVEY MARKER FOUND WITH CAP STAMPED, "RICHLAND ENGINEERING LIMITED, ROBERT J. MCAULEY RLS 7209"
- ◆ RAILROAD SPIKE SET
- ◇ RAILROAD SPIKE FOUND



Robert A. Cuning
Robert A. Cuning, P.E., P.S.
Registered Surveyor #4939
Date 19 Dec 1996

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION.
NO PLAT REQUIRED.
SIGNED: _____
SECRETARY, CITY PLANNING COMMISSION.
DATE: 12/30/2010

RICHLAND ENGINEERING LIMITED
29 NORTH PARK STREET MANSFIELD, OHIO 44902

Boundary Survey for the OB-GYN Clinic

Situated in the City of Mansfield, Township of Mansfield, County of Richland, State of Ohio, and being a part of the Southeast Quarter of Section 30, Township 21, Range 18.

Job No. 81032SU2 Date 12/19/2010 Drawn By LS