

**PART OF LOT 15170 OF THE CONSECUTIVELY NUMBERED LOTS IN THE CITY OF MANSFIELD
S.W. QTR. SEC. 17, T-21, R-18, RICHLAND COUNTY, STATE OF OHIO**

LEGAL DESCRIPTIONS
PARCEL 1 - 9.377 AC.

BEING A PART OF LOT 15170 OF THE CONSECUTIVELY NUMBERED LOTS IN THE CITY OF MANSFIELD, COUNTY OF RICHLAND, STATE OF OHIO AND BEING PART OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 21, RANGE 18, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 3/4" REBAR FOUND IN A MONUMENT BOX AT CENTERLINE STATION 44+91.12 OF TRIMBLE ROAD - C.H. 281 (P.B. 24, P. 141), SAID REBAR ALSO MARKING THE INTERSECTION OF THE WEST LINE SECTION 17 (TRIMBLE ROAD) WITH THE CENTERLINE OF McPHERSON STREET; THENCE S74°34'06"E, 1004.00 FEET ALONG THE CENTERLINE OF McPHERSON STREET TO A RAILROAD SPIKE SET AT AN ANGLE POINT, SAID SPIKE BEING THE PRINCIPAL POINT OF BEGINNING FOR THE PARCEL DESCRIBED HEREIN;

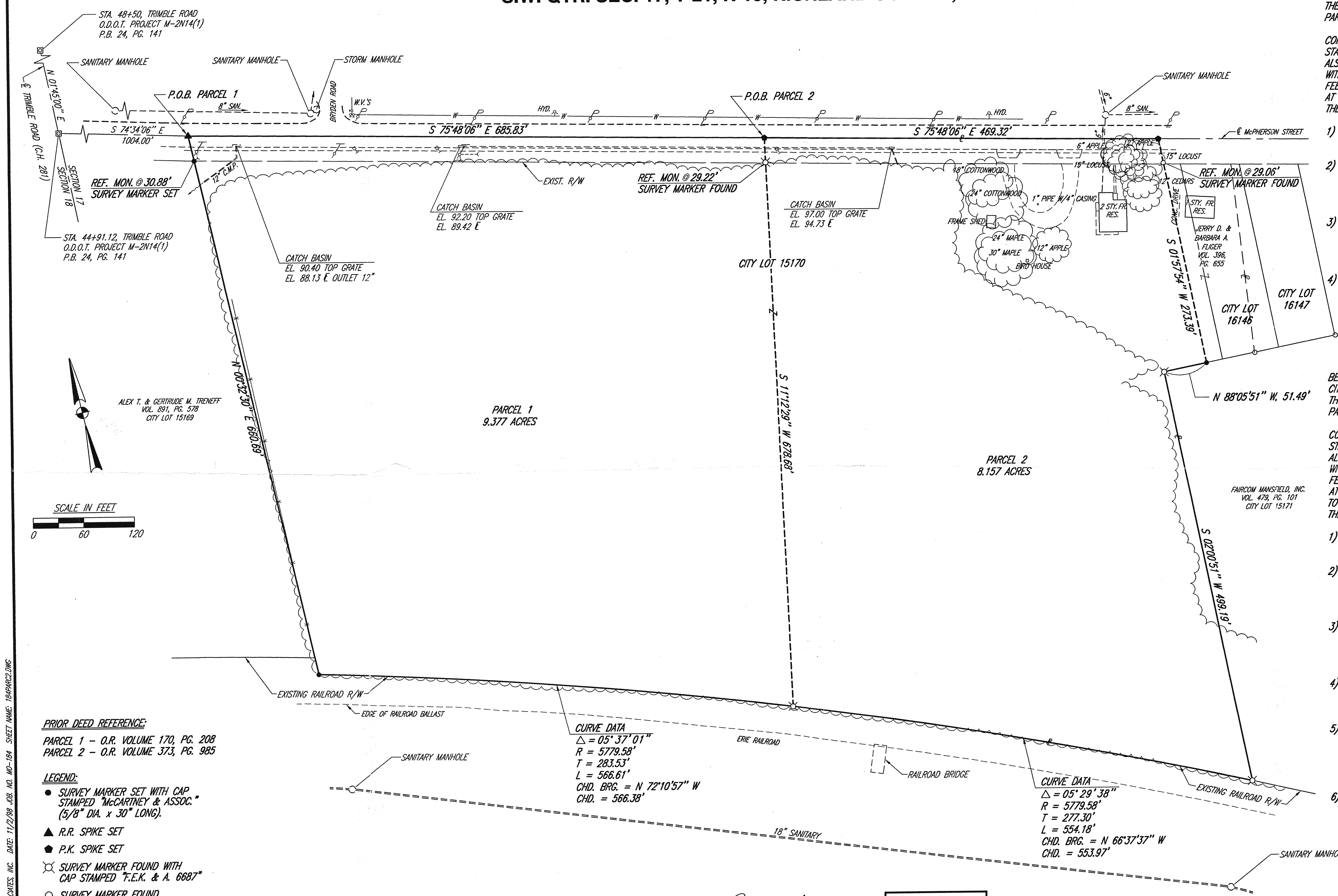
- 1) THENCE S75°48'06"E, 685.83 FEET ALONG THE CENTERLINE OF McPHERSON STREET TO A P.K. SPIKE SET;
- 2) THENCE S11°12'29"W, 678.68 FEET AND PASSING THROUGH A SURVEY MARKER FOUND WITH CAP "F.E.K. & A. 6687" AT 29.22 FEET TO A SURVEY MARKER FOUND WITH CAP "F.E.K. & A. 6687" ON THE NORTH RIGHT-OF-WAY LINE OF THE ERIE RAILROAD;
- 3) THENCE NORTHWESTERLY ALONG THE NORTH LINE OF SAID RIGHT-OF-WAY WITH A CURVE TO THE LEFT HAVING A RADIUS OF 5779.58 FEET, AN ARC LENGTH OF 566.61 FEET, A CHORD BEARING OF N72°10'57"W, AND A CHORD LENGTH OF 566.38 FEET TO A SURVEY MARKER SET;
- 4) THENCE N00°32'30"E, 660.69 FEET ALONG THE EASTERLY LINE OF THE ALEX T. TRENEFF PARCEL (VOL. 891, PG. 578) ALSO KNOWN AS CITY LOT 15169, AND PASSING THROUGH A SURVEY MARKER SET AT 629.81 FEET TO THE PRINCIPAL POINT OF BEGINNING, ENCLASING AN AREA OF 9.377 ACRES, MORE OR LESS, SUBJECT TO ALL PUBLIC RIGHT-OF-WAY, EASEMENTS AND USE RESTRICTIONS NOW ON RECORD.

PARCEL 2 - 8.157 AC.

BEING A PART OF LOT 15170 OF THE CONSECUTIVELY NUMBERED LOTS IN THE CITY OF MANSFIELD, COUNTY OF RICHLAND, STATE OF OHIO AND BEING PART OF THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 21, RANGE 18, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 3/4" REBAR FOUND IN A MONUMENT BOX AT CENTERLINE STATION 44+91.12 OF TRIMBLE ROAD - C.H. 281 (P.B. 24, P. 141), SAID REBAR ALSO MARKING THE INTERSECTION OF THE WEST LINE SECTION 17 (TRIMBLE ROAD) WITH THE CENTERLINE OF McPHERSON STREET; THENCE S74°34'06"E, 1004.00 FEET ALONG THE CENTERLINE OF McPHERSON STREET TO A RAILROAD SPIKE SET AT AN ANGLE POINT, THENCE S75°48'06"E, 685.83 FEET ALONG SAID CENTERLINE TO A P.K. SPIKE SET, SAID SPIKE BEING THE PRINCIPAL PLACE OF BEGINNING FOR THE PARCEL DESCRIBED HEREIN;

- 1) THENCE CONTINUING S75°48'06"E, 469.32 FEET ALONG THE CENTERLINE OF McPHERSON STREET TO A P.K. SPIKE SET;
- 2) THENCE S01°57'54"W, 273.39 FEET ALONG THE WESTERLY LINE OF THE JERRY D. & BARBARA A. FLIGER PARCEL (VOL. 396, PG. 655) ALSO KNOWN AS PART OF CITY LOTS 15170 AND 16146, AND PASSING THROUGH A SURVEY MARKER FOUND AT 29.06 FEET TO A SURVEY MARKER SET;
- 3) THENCE N88°05'51"W, 51.49 FEET ALONG THE NORTHERLY LINE OF THE FAIRCOM MANSFIELD, INC. PARCEL (VOL. 479, PG. 101) ALSO KNOWN AS CITY LOT 15171 TO A SURVEY MARKER FOUND WITH CAP "F.E.K. & A. 6687";
- 4) THENCE S02°00'51"W, 499.19 FEET ALONG THE WESTERLY LINE OF SAID FAIRCOM PARCEL TO A SURVEY MARKER FOUND WITH CAP "F.E.K. & A. 6687";
- 5) THENCE NORTHWESTERLY ALONG THE NORTH RIGHT-OF-WAY LINE OF THE ERIE RAILROAD WITH A CURVE TO THE LEFT HAVING A RADIUS OF 5779.58 FEET, AN ARC LENGTH OF 554.18 FEET, A CHORD BEARING OF N66°37'37"W, AND A CHORD LENGTH OF 553.97 FEET TO A SURVEY MARKER FOUND WITH CAP "F.E.K. & A. 6687";
- 6) THENCE N11°12'29"E, 678.68 FEET AND PASSING THROUGH A SURVEY MARKER FOUND AT 649.46 FEET, TO THE PRINCIPAL PLACE OF BEGINNING, ENCLASING AN AREA OF 8.157 ACRES, MORE OR LESS, SUBJECT TO ALL PUBLIC RIGHT-OF-WAY, EASEMENTS AND USE RESTRICTIONS NOW ON RECORD.

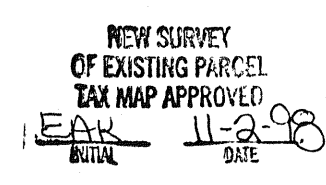
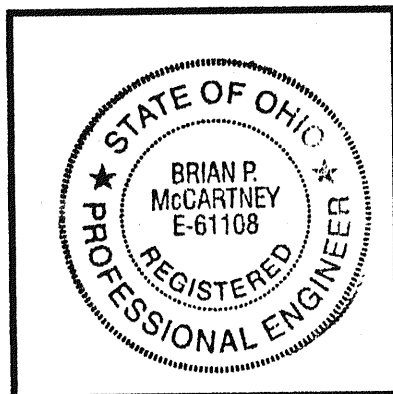


PRIOR DEED REFERENCE:
PARCEL 1 - O.R. VOLUME 170, PG. 208
PARCEL 2 - O.R. VOLUME 373, PG. 985

- LEGEND:**
- SURVEY MARKER SET WITH CAP STAMPED "McCARTNEY & ASSOC." (5/8" DIA. x 30" LONG).
 - ▲ R.R. SPIKE SET
 - ◆ P.K. SPIKE SET
 - SURVEY MARKER FOUND WITH CAP STAMPED "F.E.K. & A. 6687"
 - SURVEY MARKER FOUND
 - MONUMENT BOX FOUND

BASIS OF BEARINGS:
BEARINGS ARE BASED ON THE CENTERLINE OF McPHERSON STREET (S 74° 34' 06" E) AS CALLED FOR IN PLAT BOOK 24, PAGE 141 OF RICHLAND COUNTY RECORDS.

Brian P. McCartney
BRIAN P. McCARTNEY, P.E., P.S.
OHIO REGISTERED SURVEYOR NO. S-7957
NOVEMBER, 1998



PROPERTY & TOPOGRAPHIC SURVEY
CITY LOT 15170
MANSFIELD, OHIO

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KEM
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Engineers • Planners • Surveyors

DRAFTED BY K.E. McCARTNEY AND ASSOCIATES, INC. DATE: 11/2/98 JOB NO. MC-184 SHEET NAME: 184P/RCZ/DWG