

MOHICAN CONSTRUCTION COMPANY LOT SPLIT

LEGAL DESCRIPTION

3.947 ACRE PARCEL
MOHICAN CONSTRUCTION COMPANY

Situated in the City of Mansfield, Township of Washington, County of Richland, State of Ohio, and being part of the northwest quarter of Section 15, Township 20, Range 18 and more particularly described as follows:

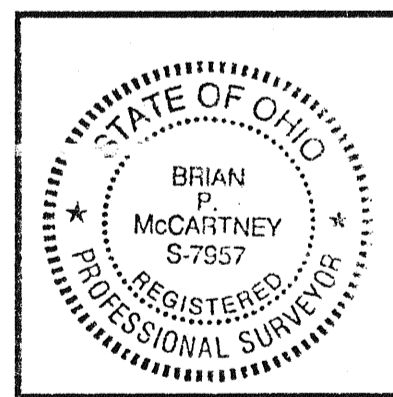
Beginning at a survey marker found with cap stamped "McCartney and Assoc." at the southwest corner of City Lot 22726 of the consecutively numbered lots in the City of Mansfield, as recorded in Plat Volume 26, Page 70 of the Richland County Records, said marker also being the Principal Point of Beginning for the parcel described herein;

- 1) thence S 0°10'23"W, 288.11 feet to a survey marker set on the north right of way line of Stander Avenue;
- 2) thence S 89°15'23"W, 274.58 feet along said north right of way line of Stander Avenue to a survey marker set;
- 3) thence N 0°44'48" W, 100.00 feet to a 1" pipe found;
- 4) thence S 89°15'23"W, 100.00 feet to a 1" pipe found;
- 5) thence N 0°44'48"W, 254.08 feet to a survey marker found with cap stamped "McCartney and Assoc." on the southerly limited access right of way line of Interstate Route 71;
- 6) thence N 53°20'37"E, 141.21 feet along said southerly limited access right of way line of Interstate Route 71 to a survey marker set;
- 7) thence N 50°20'46"E, 300.31 feet and continuing along said southerly limited access right of way line of Interstate Route 71 to a survey marker found with cap stamped "McCartney and Assoc.";
- 8) thence S 4°05'16"E, 178.05 feet along the west line of City Lot 22726 to a survey marker found with cap stamped "McCartney and Assoc.";
- 9) thence S 8°09'17"E, 161.06 feet and continuing along said west line of City Lot 22726 to the Principal Point of Beginning enclosing an area of 3.947 acres, more or less, subject to all legal easements, use restrictions and public right of way now on record.

This description was prepared by Brian P. McCartney, P.E., P.S., S-7957 from a survey made by K.E. McCartney and Associates, Inc. in 1996. Survey markers set are 5/8" diameter by 30" long rebar with cap stamped "McCartney and Assoc."

Basis of Bearings: The bearings are based on Stander Ave. (N 89°15'23"E) per Plat Volume 26, Page 136.

Prior Deed Reference: Vol. 454, Pages 434 & 435.



5/31/00
DATE

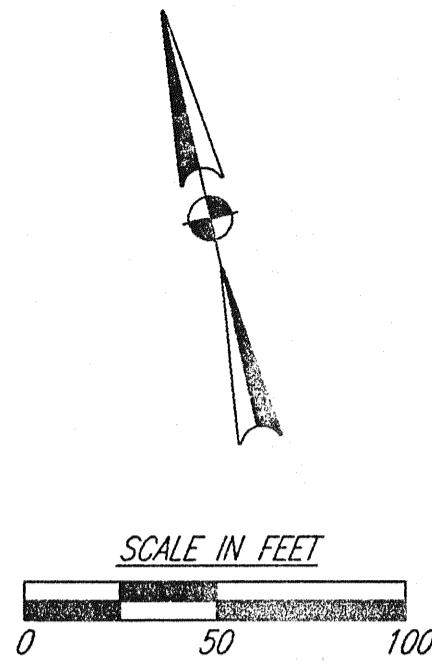
B.P.M.
BRIAN P. MCCARTNEY P.E., P.S.
REGISTERED SURVEYOR NO. S-7957

TAX MAP APPROVAL

Elaine A. Kiefer
ELAINE A. KIEFER

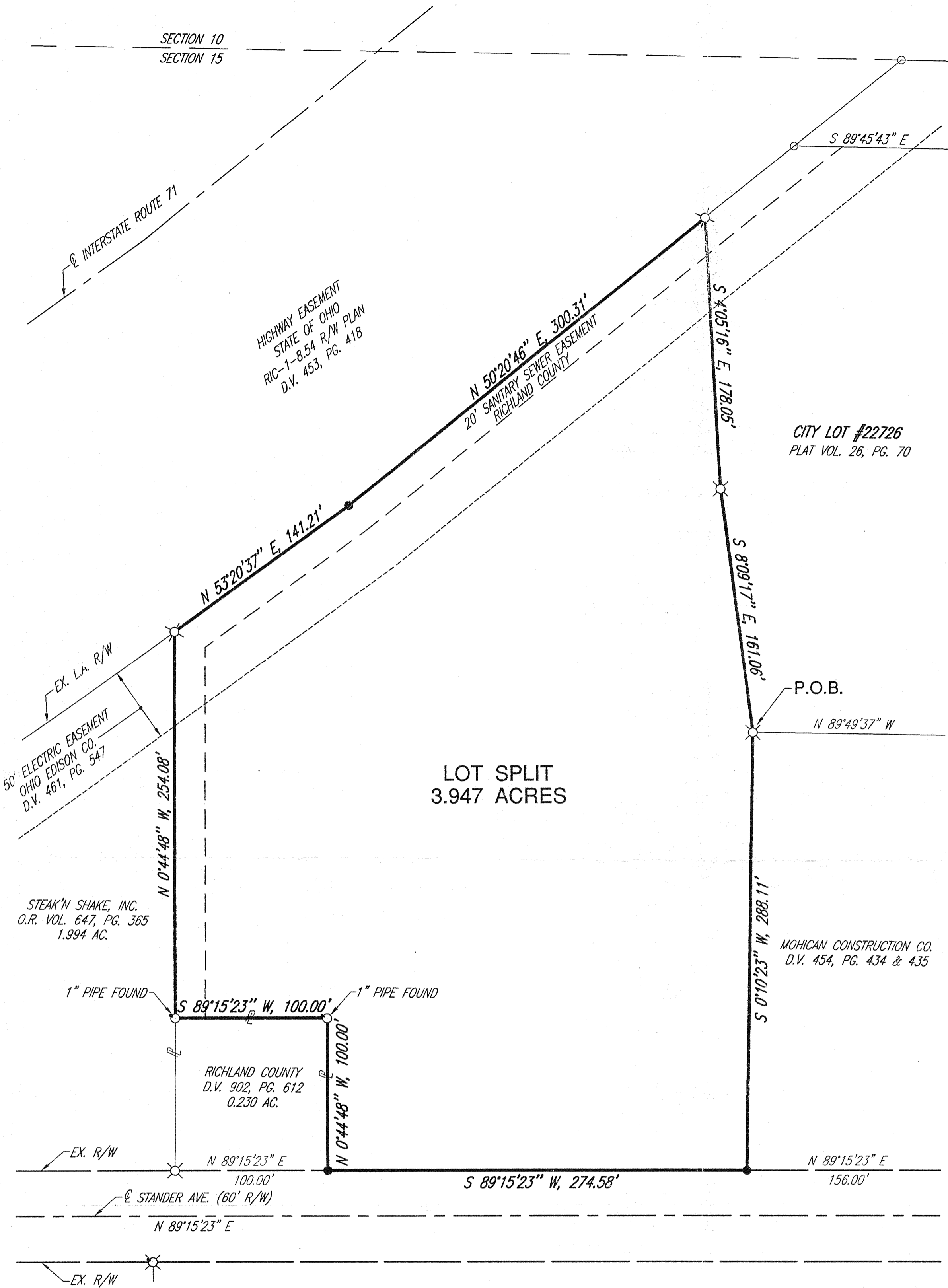
6-14-00
DATE

NEW SPLIT
TAX MAP APPROVED
JUN 14 2000
DATE



LEGEND:

- SURVEY MARKER SET WITH CAP STAMPED "MCCARTNEY & ASSOC." (5/8" DIA. x 30" LONG).
- ⊗ SURVEY MARKER FOUND WITH CAP STAMPED "MCCARTNEY & ASSOC."
- 1" PIPE FOUND



"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 existing valid zoning, platting, health, or other lawful rules and regulations."

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION:
NO PLAT REQUIRED.

SIGNED: *Howard D. Munn*
SECRETARY, CITY PLANNING COMMISSION:
DATE: June 14, 2000

230 Third Street
Elyria, Ohio 44035
Phone: 440/283-9608
Fax: 440/283-3644

52 N. Diamond Street
Mansfield, Ohio 44002
Phone: 419/525-0083
Fax: 419/525-0685

KEM
K.E. McCartney & Associates, Inc.
Engineers • Planners • Surveyors

CLIENT:
MOHICAN CONSTRUCTION COMPANY
946 CLIFTON BOULEVARD
MANSFIELD, OHIO 44907

JOB TITLE:
MOHICAN CONSTRUCTION COMPANY ~ LOT SPLIT
CITY OF MANSFIELD, TOWNSHIP OF WASHINGTON,
COUNTY OF RICHLAND, N.W. 1/4 SECTION 15, T-20-N, R-18-W

SUBDIVISION PLAT