

B-408

PLAT OF BOUNDARY SURVEY

KAYE HAMMAN

PART OF LOT 1141, PLAT VOL. 7, PG. 1 AND
PART OF VACATED ALLEY AND STREET
CITY OF SHELBY, RICHLAND COUNTY, OHIO

NO PLAT REQUIRED

B. Berdanier

BRUCE W. BERDANIER
SHELBY CITY ENGINEER
DATE: 5/24/95

PARCEL A

LOT 1141 - 12,713 Sq. Ft.
VAC. STREET - 3,264 Sq. Ft.
VAC. ALLEY - 351 Sq. Ft.
TOTAL 16,328 Sq. Ft.

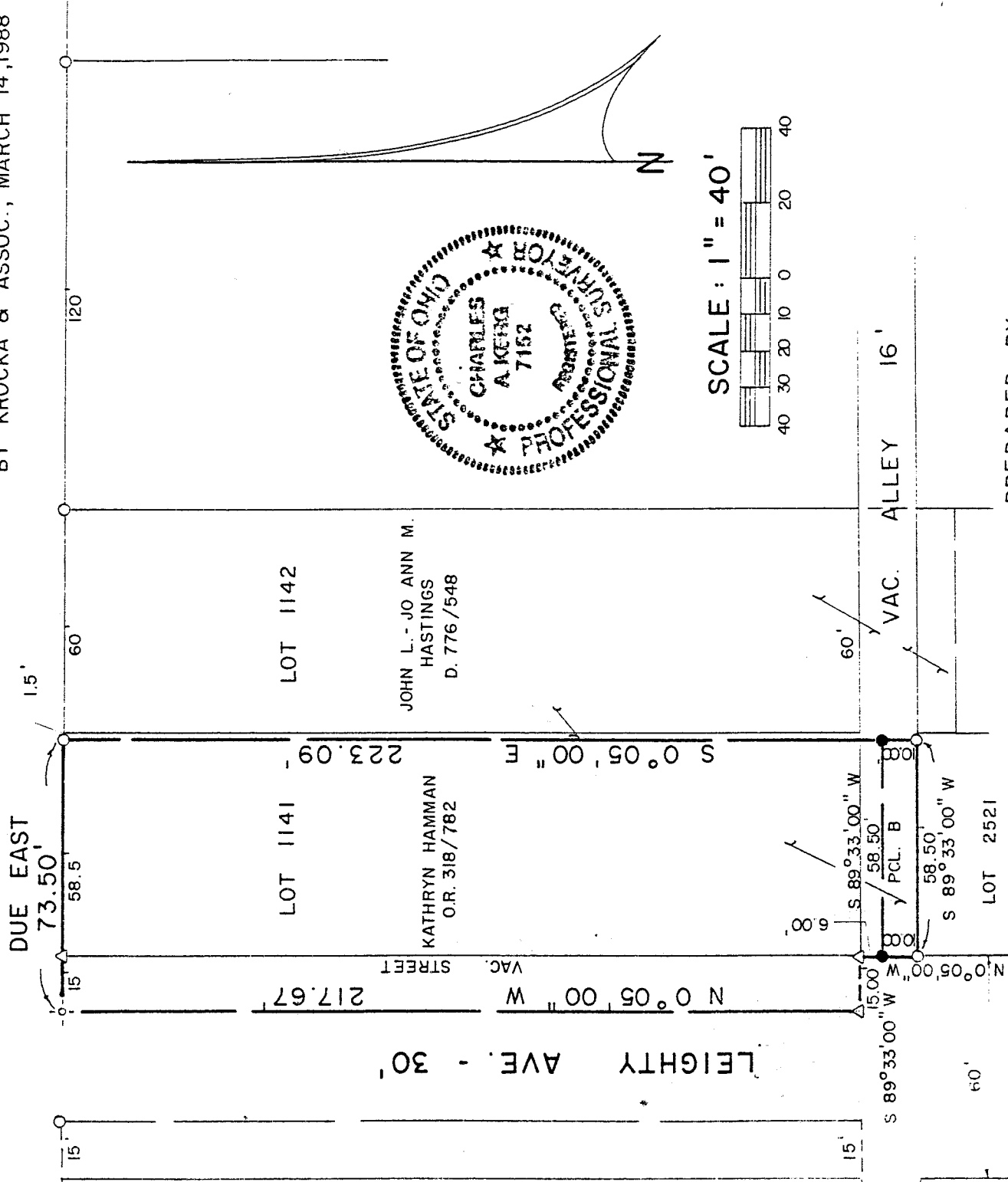
GRAND BLVD. - 150'

NEW SURVEY
OF EXISTING PARCEL
TAX MAP APPROVED

EAB INITIAL *6-1-95* DATE

PARCEL B - 585 Sq. Ft.

BEARINGS ARE BASED ON A SURVEY
BY KROCKA & ASSOC., MARCH 14, 1988



LEGEND

- o- DRILLHOLE AND CROSS FOUND
- o IRON PIPE FOUND
- Δ IRON PIN FOUND (6687 - 6991)
- 5/8" IRON PIN SET WITH CAP STAMPED "C. KERG, RLS 7152"

PREPARED BY
KERG SURVEYING

Charles A. Kerg

CHARLES A. KERG
REGISTERED OHIO SURVEYOR NO. 7152
DATE: MAY 23, 1995

CHARLES A. KERG
REGISTERED LAND SURVEYOR No. 7152
 102 West Main Street
 Shelby, Ohio 44875
 Phone: (419) 347-8799

DESCRIPTION
 KAYE HAMMAN
 PART OF LOT 1141, VACATED STREET AND VACATED ALLEY
 CITY OF SHELBY, RICHLAND COUNTY, OHIO

PARCEL A

DESCRIPTION: Being part of vacated Leighty Avenue, part of a vacated alley, and a part of Inlot 1141 of the consecutively numbered inlots in the City of Shelby, Richland County, Ohio, and being more particularly described as follows:

The real point of beginning of the same being an iron pin found (6687,6991) on the east right-of-way line of Leighty Avenue (60 feet in width) at the southwest corner of Inlot 1141 (Kathryn Hamman per Official Record Volume 318, Page 782);

- 1) thence S 89°33'00" W a distance of 15.00 feet to an iron pin found at the southwesterly terminus of a vacated part of Leighty Avenue;
- 2) thence N 0°05'00" W a distance of 217.67 feet to a drillhole and cross found at the northwesterly terminus of said vacated parcel;
- 3) thence Due East a distance of 73.50 feet along the north line of said parcel and the south right-of-way line of Grand Boulevard (150 feet in width) to an iron pipe found on the north line of Lot 1141 (northeast corner of the lands of Hamman);
- 4) thence S 0°05'00" E a distance of 223.09 feet to an iron pin set in a vacated public alley (16 feet in width) at the southeast corner of said lands;
- 5) thence S 89°33'00" W a distance of 58.50 feet to an iron pin set at the west terminus of said vacated alley;
- 6) thence N 0°05'00" W a distance of 6.00 feet along the east line of Leighty Avenue to the real point of beginning of the parcel herein described

and containing 16,328 square feet (12,713 square feet in Lot 1141 - 3,264 square feet in vacated Leighty Avenue - 351 square feet in vacated alley), more or less, but subject to all legal easements and public rights-of-way now on record. All iron pins set are 5/8" in diameter with caps stamped "C.KERG, RLS 7152". Bearings are based on a survey by F. E. Krocka and Associates, dated March 14, 1988.

NEW SURVEY
 OF EXISTING PARCEL
 TAX MAP APPROVED
 INITIAL CAK DATE 10-1-95

B-408

PARCEL B

DESCRIPTION: Being part of a vacated public alley in the City of Shelby, Richland County, Ohio; and being more particularly described as follows:

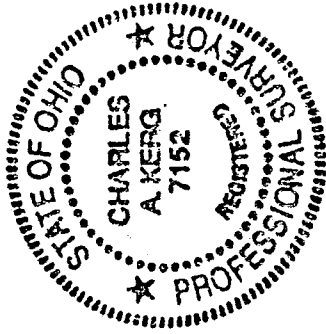
Commencing for the same at an iron pin found (6687-6991) on the east right-of-way line of Leighty Avenue (60 feet in width) at the southwest corner of Inlot 1141 (Kathryn Hanman per Official Record Volume 318, Page 782); thence S 0°05'00" E a distance of 6.00 feet along the west line of a vacated public alley (16 feet in width) to an iron pin set at the real point of beginning of the parcel herein described;

- 1) thence N 89°33'00" E a distance of 58.50 feet to an iron pin set;
- 2) thence S 0°05'00" E a distance of 10.00 feet to an iron pipe found on the south line of said alley (north line of Lot 2521);
- 3) thence S 89°33'00" W a distance of 58.50 feet to an iron pipe found on the east line of Leighty Avenue at the northwest corner of Lot 2521;
- 4) thence N 0°05'00" W a distance of 10.00 feet along said line to the real point of beginning of the parcel herein described

and containing 585 square feet, more or less, but subject to all legal easements and public rights-of-way now on record. All iron pins set are 5/8" in diameter with caps stamped "C.KERG, RLS 7152". Bearings are based on a survey by F. E. Krocka and Associates, dated March 14, 1988. The grantees, their heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument or any portion thereof does not constitute a principal building site under applicable zoning.

CERTIFICATION: I hereby certify that a boundary survey was made of the above property and that markers were found or set as indicated.

Prepared by
KERG SURVEYING



Charles A. Kerg

Charles A. Kerg
Registered Ohio Surveyor No. 7152
Date: May 19, 1995

NEW SURVEY
OF EXISTING PARCEL
TAX MAP APPROVAL
CKA 5-19-95
 INITIAL DATE