

C-222

PLAT OF BOUNDARY SURVEY

FRANCIS PITTENGER

PART OUTLOT 53 AND PART LOT 587, PLAT VOL.3, PG.20
CITY OF SHELBY, RICHLAND COUNTY, OHIO

NO PLAT REQUIRED

B. Berdamer
BRUCE W. BERDANIER
SHELBY CITY ENGINEER
DATE: *Aug. 4, 1994*

BEARING OF N. GAMBLE ST. BASED
ON A SURVEY BY KERG
SURVEYING DATED OCT. 24, 1991

N. GAMBLE ST. (ST. RT. 61) - 60'
N. LINE, LOT 1619
LOT 587
SMILEY AVE. - 60'

USED FOR LINE

NEW SURVEY
OF EXISTING PARCEL
TAX MAP APPROVED
EAS INITIAL *EAS* DATE *9-15-94*

NEW SPLIT
TAX MAP APPROVED
EAS INITIAL *EAS* DATE *9-15-94*

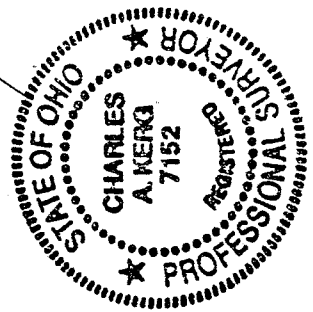
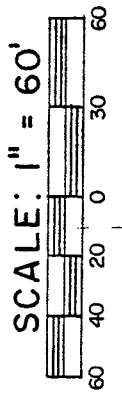
C. B. S. JOSE
D. 912/265

S 84° 16' 40" E 330.21'
N 84° 16' 40" W 318.61' PCL. A - 5,799 Sq. Ft. 318.61'
FRANCIS PITTENGER
D. 874/55
PCL. B - 12,492 Sq. Ft.
N 84° 58' 50" W 292.82'
O.L. 53
H. B. A. SONGER
O.R. 93/127

(89.8' TM.)

CONRAIL R.R. - 100'
100.30' (DEED)

USED FOR LINE
60.00'
MOHICAN ST.



LEGEND

- + DRILL HOLE & CROSS FOUND
- ⊙ IRON PIN IN CONC. FOUND
- IRON PIPE FOUND
- △ IRON PIN FOUND
- 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: JULY 29, 1994

NEW SPLIT
TAX MAP APPROVED
EVANS 8-15-94
INITIAL DATE

PARCEL A

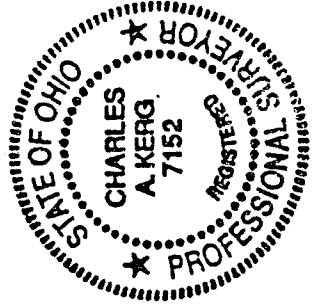
DESCRIPTION: Being part of Lot 587 of the consecutively numbered lots in the City of Shelby, Richland County, Ohio, and being more particularly described as follows:

Commencing for the same at an iron pipe found at the intersection of the east right-of-way line of North Gamble Street (State Route 61 - 60 feet in width) and the north right-of-way line of Smiley Avenue (60 feet in width), said pipe being the southwest corner of Outlot 53; thence N 1°00'00" W a distance of 124.70 feet along the east line of North Gamble Street to an iron pipe found at the southwest corner of Lot 587 (Craig A. and Sarah S. Jose per Deed Volume 912, Page 265), said pipe being the northwest corner of Outlot 53 and the real point of beginning of the parcel herein described;

- 1) thence N 1°00'00" W a distance of 18.00 feet along said right-of-way line (west line of Lot 587) to an iron pin set;
- 2) thence S 84°16'40" E a distance of 330.21 feet to an iron pin set on the westerly right-of-way line of the Conrail Railroad (100 feet in width);
- 3) thence S 33°42'13" W a distance of 20.24 feet along said right-of-way to an iron pipe found at the southeast corner of said lot;
- 4) thence N 84°16'40" W a distance of 318.61 feet to the real point of beginning of the parcel herein described

and containing 5,799 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 Kerg Surveying, dated October 24, 1991. Grantees, their heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument will not be conveyed by said grantees, heirs and assigns, unless said parcel fronts on a public highway or dedicated street, or is sold together with land fronting on a public highway or dedicated street.

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



Prepared by
KERG SURVEYING

Charles A. Kerg

Charles A. Kerg
Registered Ohio Surveyor No. 7152
Date: July 29, 1994

C-222

C-222

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

DESCRIPTION
 FRANCIS PITTENGER
 PARTS OF OUTLOT FIFTY-THREE (53) AND LOT 587
 CITY OF SHELBY, RICHLAND COUNTY, OHIO

PARCEL B

DESCRIPTION: Being a part of Outlot 53 of the consecutively numbered lots in the City of Shelby, Richland County, Ohio, and being more particularly described as follows:

Commencing for the same at an iron pipe found at the intersection of the east right-of-way line of North Gamble Street (State Route 61 - 60 feet in width) and the north right-of-way line of Smiley Avenue (60 feet in width), said pipe being the southwest corner of Outlot 53 (southwest corner of part of said outlot in the name of Herbert L. and Arlene J. Songer per Official Record Volume 93, Page 127); thence N 1°00'00" W a distance of 81.70 feet along the east line of North Gamble Street to an iron pipe found at the southwest part of said outlot in the name of Francis H. Pittenger per Deed Volume 874, Page 55, said pipe being the real point of beginning of the parcel herein described:

- 1) thence N 1°00'00" W a distance of 43.00 feet along said right-of-way line to an iron pipe found at the northwest corner of Outlot 53 (southwest corner of Lot 587);
- 2) thence S 84°16'40" E a distance of 318.61 feet to an iron pipe found on the westerly right-of-way line of the Conrail Railroad (100 feet in width) at the northeast corner of said outlot;
- 3) thence S 33°42'13" W a distance of 44.29 feet along said right-of-way line to an iron pin set;
- 4) thence N 84°58'50" W a distance of 292.82 feet to the real point of beginning of the parcel herein described

and containing 12,492 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 Kerg Surveying, dated October 24, 1991.

NEW SURVEY
 OF EXISTING PARCEL
 TAX MAP APPROVED
 KAN 9-15-94
 INITIAL DATE