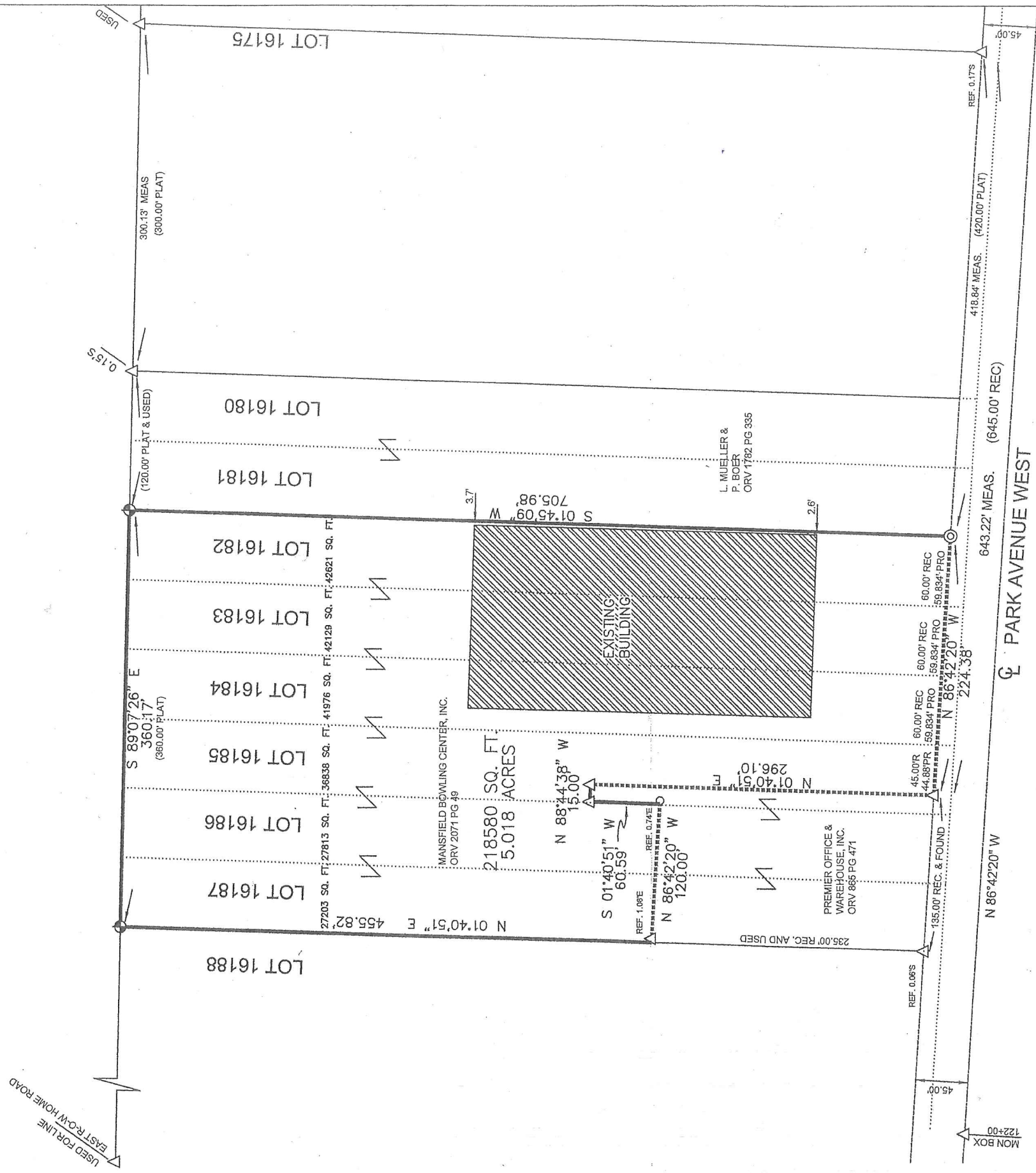


PLAT OF BOUNDARY SURVEY

**MANSEFIELD BOWLING CENTER, INC.**

**PART OF LOTS 16182, 16183, 16184,  
16185, 16186, AND 16187**

**CITY OF MANSFIELD  
RICHLAND COUNTY, OHIO**



LEGEND	
△	IRON PIN FOUND
○	MAGNAIL FOUND
⊙	SURVEY SPIKE SET 4" LONG
⊕	IRON PIN SET, 8" REBAR, 30" LONG WITH PLASTIC CAP STAMPED "SAUTTER PS8252"

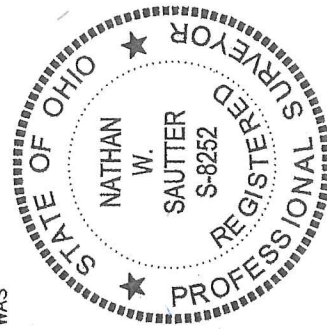
NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
*EWK* INITIAL  
DATE *3-26-12*  
DWG ONLY  
*dd-l67*  
LEGAL ADDED  
*8-31-18*

CERTIFICATION: I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED FROM ACTUAL FIELD MEASUREMENTS IN ACCORDANCE WITH CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND ALL MONUMENTS WERE FOUND OR SET AS INDICATED.

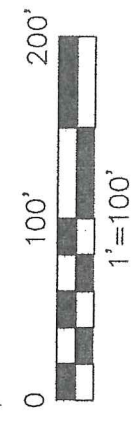
*Nathan W. Sautter*

NATHAN W. SAUTTER, P.S.  
OHIO PROFESSIONAL SURVEYOR NO. 8252  
SAUTTER SURVEYING, LLC  
PO BOX 218, ONTARIO, OH 44862  
PHONE: 419-295-2459  
EMAIL: NSAUTTER@MSN.COM

DATE: *11-14-2011*



BEARINGS ARE BASED ON THE CENTERLINE OF PARK AVENUE WEST AS BEING N 86° 42' 20" W PER ODOT RIGHT OF WAY PLANS RIC 430-2.16 DATED JANUARY 26, 1965



- REFERENCE MATERIAL:
- 1) RECORDERS PLAT BOOK 10 PAGE 14
  - 2) SURVEY FILE F-2 PAGE 99
  - 3) SURVEY FILE F-1 PAGE 321
  - 4) ODOT ROW PLANS RIC 430-2.16 (CY-8)
  - 5) ODOT PLANS SH202 SEC. M (CY-10)
  - 6) N. HOME ROAD ROW PLANS (TWP-7)
  - 7) DEEDS AS SHOWN
  - 8) TAX MAPS



**F.E. Krocka & Associates, Inc.**  
*Engineering and Surveying*  
44 East Main Street  
Shelby, Ohio 44875  
Phone: (419) 342-4556  
Fax: (419) 347-8885

**DESCRIPTION**  
**PART OF LOTS 16182, 16183, 16184, 16185, 16186, AND 16187**  
**CITY OF MANSFIELD, RICHLAND COUNTY, OHIO**

DESCRIPTION: Being part of Lots 16182, 16183, 16184, 16185, 16186, and 16187, in the City of Mansfield, Richland County, Ohio, and being more particularly described as follows:

The real point of beginning being an iron pin set at the northeast corner of Lot 16182, said point also being at the northwest corner of Lot 16181;

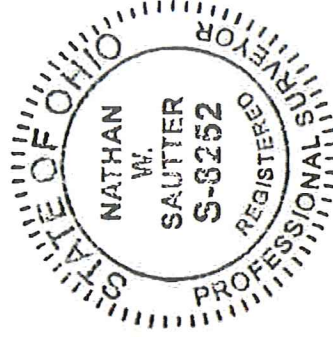
- 1) thence S01°45'09"W, along the east line of Lot 16182 (west line of Lot 16181), a distance of 705.98 feet to a survey spike set on the north right-of-way line of Park Avenue West;
- 2) thence N86°42'20"W, along the north right-of-way line of Park Avenue West, a distance of 224.38 feet to an iron pin found at the southeast corner of a parcel described in Official Record Volume 865, Page 471; Thence along the existing lines of said parcel described in Official Record Volume 865, Page 471 for the following four (4) courses:
  - 3) thence N01°40'51"E, a distance of 296.10 feet to an iron pin found;
  - 4) thence N88°44'38"W, a distance of 15.00 feet to an iron pin found on the west line of Lot 16185 (east line of Lot 16186);
  - 5) thence S01°40'51"W, along the west line of Lot 16185 (east line of Lot 16186), a distance of 60.59 feet to a point referenced by a mag nail found 0.74 feet East;
  - 6) thence N86°42'20"W, and passing for reference an iron pin found at 118.92 feet, a total distance of 120.00 feet to the west line of Lot 16187 (east line of Lot 16188);
  - 7) thence N01°40'51"E, along the west line of Lot 16187 (east line of Lot 16188), a distance of 455.82 feet to an iron pin set at the northwest corner of Lot 16187 (northeast corner of Lot 16188);
  - 8) thence S89°07'26"E, along the north line of Lots 16187, 16186, 16185, 16184, 16183, and 16182, a distance of 360.17 feet to the real point of beginning,

and containing 5.018 acres (218,580 square feet) - {42,621 square feet in part of Lot 16182}, {42,129 square feet in part of Lot 16183}, {41,976 square feet in part of Lot 16184}, {36,838 square feet in part of Lot 16185}, {27,813 square feet in part of Lot 16186}, and {27,203 square feet in part of Lot 16187}, more or less, but subject to all legal easements and public rights-of-way now on record. All iron pins set are 5/8" diameter, 30" long with caps stamped "SAUTTER PS 8252." Bearings are based on the centerline of Park Avenue West as being N86°42'20"W, per ODOT right-of-way plans RIC 430-2.16 dated January 26, 1965.

CERTIFICATION: This description was prepared from a survey performed by me, Nathan W. Sautter, Ohio Professional Surveyor No. 8252, dated November 14, 2011.

F. E. KROCKA & ASSOCIATES, INC.

Nathan W. Sautter  
Ohio Registered Surveyor No. 8252  
Date: August 27, 2018



NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE

INITIAL EAK DATE 8-31-18

dd-67