

Vol 761 P 21

PAVONIA EAST BOUND T.H. 90

25' EASEMENT FOR INGRESS & EGRESS

S 89° 53' W
150.00'

0.232 AC

S 63° 41' E
168.45'

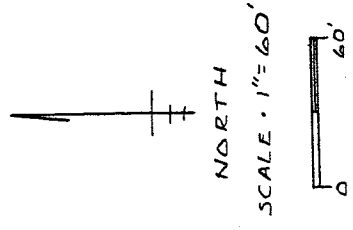
G. SHOUP
VOL 891 P 82

1.3 AC
0.232
(1.068 AC)

A. SHOUP
VOL 231 P 250

0.932 ACRES

HALE
VOL 497 P 205



- ▲ RAILROAD SPIKE SET
- IRON PIN FOUND
- IRON PIN SET W/CAPS
"IDMRLS 6690"

NEW SPLIT
TAX MAP APPROVED
EAM / INITIAL 2-3-93 / DATE

0.232 ±
SURVEY PLAT 0.932 ACRES
AND 25' WIDE EASEMENT
N.E. 1/4 SEC. 32 T. 24 R. 17
WELLER TOWNSHIP
RICHLAND COUNTY, OHIO

JANUARY 23 1993
James D. Manderson
JAMES D. MANDERSON
REG SURVEYOR NO. 6690

F-218

F-218

Description 0.232 acres

Grace Shoup to Al Shoup

Situated in the Township of Weller, County of Richland, State of Ohio, and known as being part of the Northeast Quarter of Section 32, Township 24, Range 17, and more particularly described as follows:

Commencing at a railroad spike set in the center of Pavonia East Road (T.H.90) and its intersection with the West line of the Northeast Quarter of Section 32; thence South 00 deg. 45 min. East along the West line of said quarter section a distance of 425.00 feet to an iron pin found, which is the True Place of Beginning;

thence continuing South 00 deg. 45 min. East along the West line a distance of 30.00 feet to an iron pin set;

thence South 63 deg. 41 min. East a distance of 168.45 feet to an iron pin set;

thence North 00 deg. 45 min. West a distance of 105.00 feet to an iron pin found;

thence South 89 deg. 53 min. West a distance of 150.00 feet to the True Place of Beginning, containing 0.232 acres of land, more or less, but subject to all legal highways and easements of record.

Bearings based on an assumed meridian (Volume 761 page 21). Iron pins set with caps "JDNRL56690".

January 23, 1993

James D. Mawhorr

James D. Mawhorr

Registered Surveyor No. 6690

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 is sold together with an adjoining existing parcel.

NEW SPLIT

TAX MAP APPROVED

EAN
INITIAL

2-3-93
DATE

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 is sold together with an adjoining and 25' wide easement existing parcel.

A1 Shoup to Grace Shoup

Situated in the Township of Weller, County of Richland, State of Ohio and known as being part of the Northeast Quarter of Section 32, Township 24, Range 17, and more particularly described as follows:

Commencing at a railroad spike set in the center of Pavonia East Road (T.H. 70) and its intersection with the West line of the Northeast Quarter of Section 32; thence South 00 deg. 45 min. East along the West line of said quarter section a distance of 805.00 feet to an iron pin found at the Southwest corner of a 1.3 acre parcel as recorded at Volume 891 page 82, which is the True Place of Beginning;

thence continuing South 00 deg. 45 min. East along said West line a distance of 270.78 feet to an iron pin set;

thence North 89 deg. 53 min. East a distance of 150.00 feet to an iron pin set;

thence North 00 deg. 45 min. West a distance of 270.78 feet to an iron pin found at the Southeast corner of a 1.3 acre parcel as recorded at Volume 891 page 82;

thence South 89 deg. 53 min. West along an existing property line a distance of 150.00 feet to the True Place of Beginning; containing 0.932 acres of land, more or less;

also an easement for ingress and egress more particularly described as follows:

being a 25 foot strip East and North of the following described line; commencing at the center of Pavonia Road (T.H. 70) and its intersection with the West line of the Northeast Quarter of Section 32; thence South 00 deg. 45 min. East along said West line a distance of 455.0 feet; thence South 63 deg. 41 min. East a distance of 168.45 feet. Above described easement is for the purpose of ingress and egress to an existing parcel (formerly 1.3 acres, Vol. 891, page 82).

All bearings based on an assumed meridian (Vol. 761, page 21). Iron pins set with caps "JDMRLS 6690".

January 23, 1993

James D. Mawhorr
James D. Mawhorr
Registered Surveyor No. 6690

NEW SPLIT
TAX MAP APPROVED

FAN 2-3-93
INITIAL DATE

F-218