

5-314

# PERRY ASSOCIATES, INC.

CONSULTING ENGINEERS AND SURVEYORS  
P.O. BOX 429 THORNVILLE, OHIO 43076

OHIO PHONE: 1-800-648-8151 FAX NO. 1-800-648-8150

### PROPERTY LOCATION

SITUATED IN THE STATE OF OHIO,  
COUNTY OF RICHLAND, AND IN THE  
CITY OF MANSFIELD.

NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED

INITIAL DATE  
DAN 4-23-97

BEING A SURVEY OF PART OF LOT  
#4456 OF THE CONSECUTIVE  
NUMBERS OF LOTS IN THE CITY OF  
MANSFIELD AS SHOWN AND RECORDED  
IN PLAT VOLUME 6 PAGE 1 IN THE  
RICHLAND COUNTY RECORDER'S OFFICE.

SAID PART LOT #4456 CONVEYED TO JOANN M.  
CAUDILL AS RECORDED IN OFF. REC. 59 PAGE 534

PREPARED FOR:

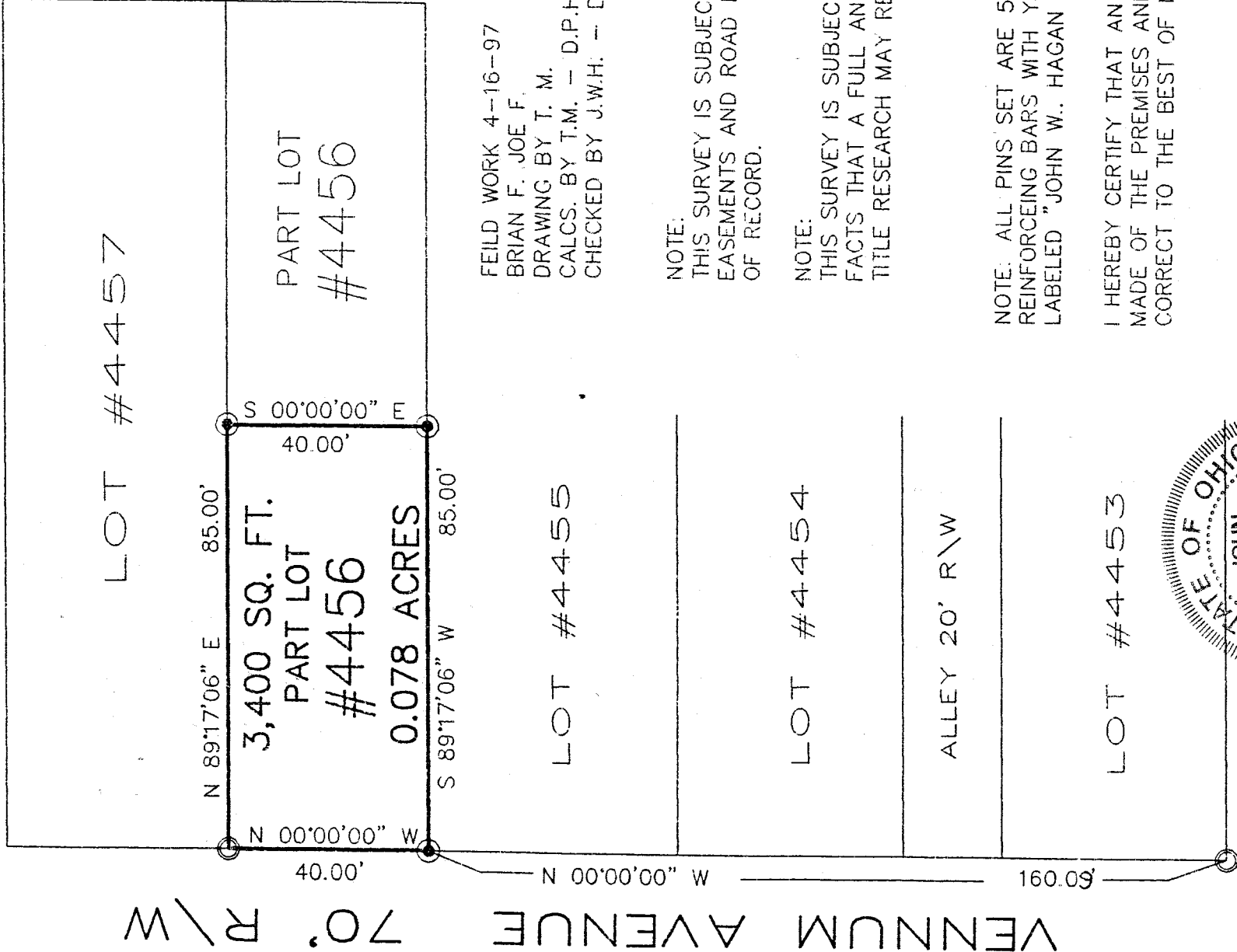
## CHRYSALIS HOMES INC.

676 BELLEFONTAINE AVENUE  
MARION, OHIO 43302

GRAPHIC SCALE



1" = 30 FEET



FIELD WORK 4-16-97  
BRIAN F. JOE F.  
DRAWING BY T. M.  
CALCS. BY T.M. - D.P.H.  
CHECKED BY J.W.H. - D.P.H.

#### NOTE:

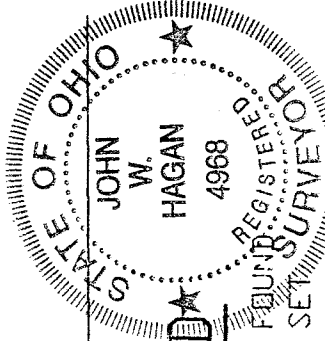
THIS SURVEY IS SUBJECT TO ALL LEGAL  
EASEMENTS AND ROAD RIGHT-OF-WAYS  
OF RECORD.

#### NOTE:

THIS SURVEY IS SUBJECT TO ALL LEGAL  
FACTS THAT A FULL AND COMPLETE  
TITLE RESEARCH MAY REVEAL.

NOTE: ALL PINS SET ARE 5/8" o.d. IRON  
REINFORCING BARS WITH YELLOW CAPS  
LABELED "JOHN W. HAGAN #4968".

I HEREBY CERTIFY THAT AN ACTUAL SURVEY WAS  
MADE OF THE PREMISES AND THAT THIS PLAT IS  
CORRECT TO THE BEST OF MY KNOWLEDGE.



DATED 4-21-97 *John W. Hagan*

JOHN W. HAGAN P.E., S.  
OHIO REGISTERED SURVEYOR #4968

### LEGENDA

- - IRON PIN FOUND
- ◉ - IRON PIN SET
- △ - RAILROAD SPIKE FOUND
- ▲ - RAILROAD SPIKE SET
- ☆ - P. K. NAIL FOUND
- ★ - P. K. NAIL SET

BEARINGS OF THIS PLAT ARE BASED ON THE  
EAST RIGHT OF WAY OF VENNUM AVENUE (70' R\W)  
AS BEING N 00°00'00" W

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DEED DESCRIPTION

0.078 ACRES +/- OR 3,400 SQ. FT.

BEING A SURVEY OF A PARCEL CONVEYED TO JOANN CAUDILL AS RECORDED IN OFFICIAL RECORD 059 PAGE 534 IN THE RICHLAND COUNTY RECORDER'S OFFICE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING A PART OF LOT 4456 (PLAT VOLUME 6 PAGE 1) OF THE CONSECUTIVE NUMBERS OF LOTS TO THE CITY OF MANSFIELD, COUNTY OF RICHLAND, STATE OF OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE AT AN IRON PIN FOUND ON THE EAST RIGHT OF WAY OF VENNUM AVENUE (70' WIDE) MARKING THE SOUTHWEST CORNER OF LOT 4453, THENCE WITH THE EAST RIGHT OF WAY OF VENNUM AVENUE N 00 00'00" W 160.09 FEET TO AN IRON PIN SET, SAID POINT MARKS THE SOUTHWEST CORNER OF LOT 4456, THE NORTHWEST CORNER OF LOT 4455, THE SOUTHWEST CORNER AND THE PRINCIPAL PLACE OF BEGINNING OF THE PARCEL HEREIN TO BE DESCRIBED;

THENCE, CONTINUING WITH THE RIGHT OF WAY OF VENNUM AVENUE N 00 00'00" W 40.00 FEET TO AN IRON PIN FOUND, SAID POINT MARKS THE SOUTHWEST CORNER OF LOT 4457, THE NORTHWEST CORNER OF LOT 4456;

THENCE, WITH THE NORTH LINE OF LOT 4456 AND SOUTH LINE OF LOT 4457 N 89 17'06" E 85.00 FEET TO AN IRON PIN SET, THIS BEING THE NORTHEAST CORNER OF THIS PARCEL;

THENCE, LEAVING THE NORTH LINE OF LOT 4456 WITH A NEW LINE THROUGH LOT 4456 S 00 00'00" E 40.00 FEET TO AN IRON PIN SET ON THE SOUTH LINE OF LOT 4456 THE SAME BEING THE NORTH LINE OF LOT 4455, THIS MARKS THE SOUTHEAST CORNER OF THIS PARCEL;

THENCE WITH THE SOUTH LINE OF LOT 4456 AND THE NORTH LINE OF LOT 4455 S 89 17'06" W, 85.00 FEET THE PLACE OF BEGINNING.

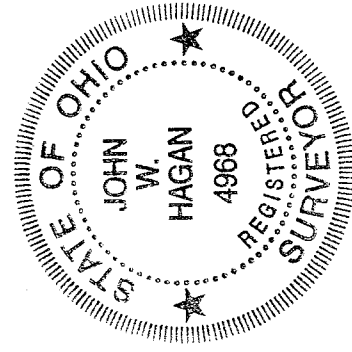
THE PARCEL AS SURVEYED CONTAINS 0.078 ACRES OR 3,400 SQUARE FEET, SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT-OF-WAYS OF RECORD.

THE BEARINGS OF THE ABOVE DESCRIBED PARCEL ARE BASED ON THE EAST RIGHT OF WAY LINE OF VENNUM AVENUE AS BEING N 00 00'00" W.

ALL IRON PINS SET ARE 5/8" O.D. REINFORCING BARS WITH YELLOW CAPS LABELED "JOHN W. HAGAN, #4968".

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY DONE UNDER THE SUPERVISION OF JOHN W. HAGAN, P.E., P.S., OHIO REGISTERED SURVEYOR #4968 IN APRIL, 1997.

DATED 4.21.97  
*John W. Hagan*  
JOHN W. HAGAN, P.E., P.S.  
OHIO REGISTERED SURVEYOR #4968



NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED  
DATE  
INITIAL JWH 4-23-97

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