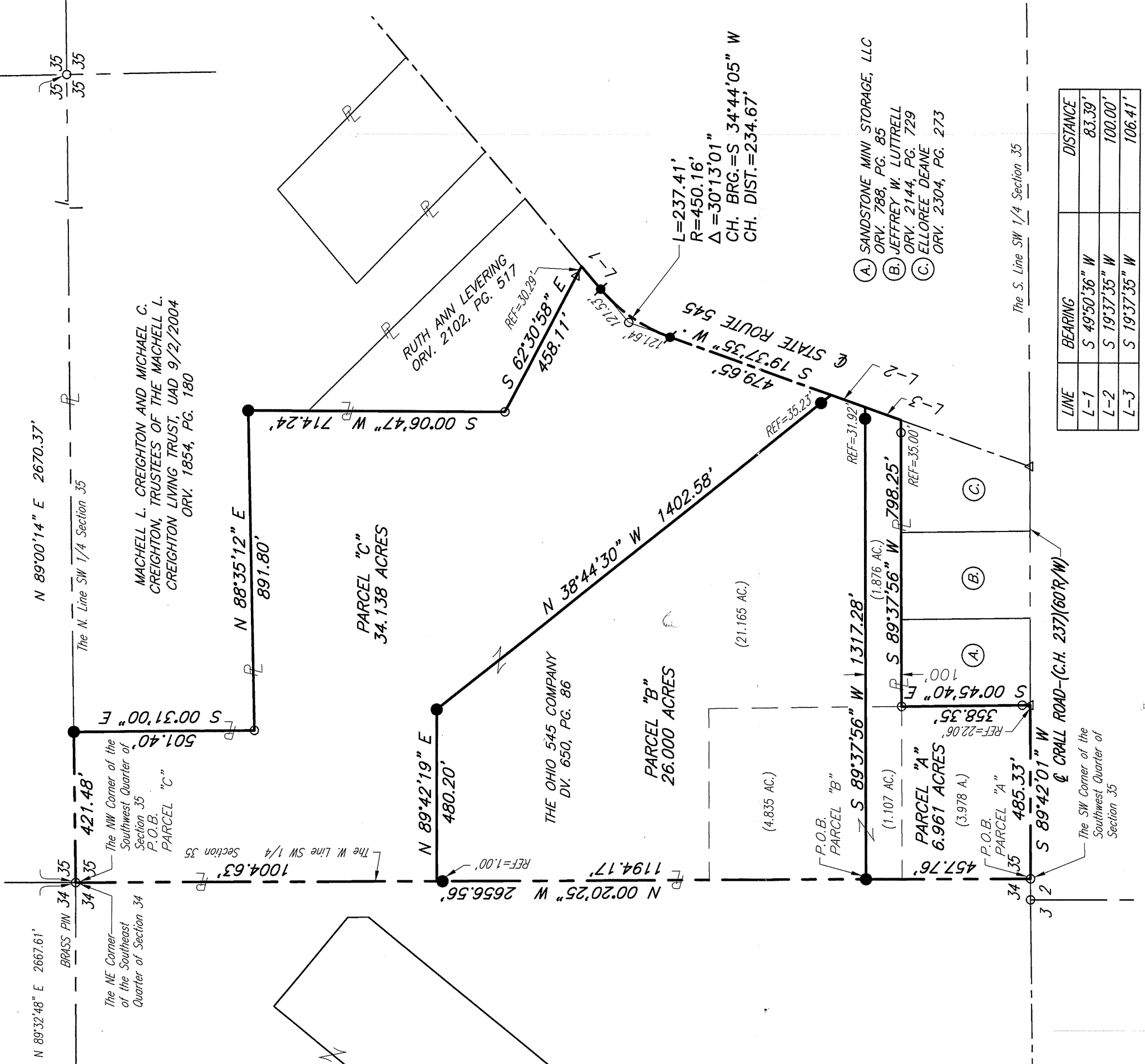
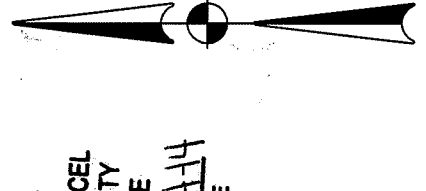


PLAT FOR: ASHLAND RAILWAY, INC.
PART SW 1/4 SECTION 35, WELLER TWP., T-22, R-18 W
CITY OF MANSFIELD, RICHLAND CO., OHIO



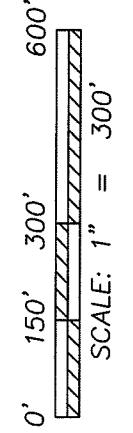
LINE	BEARING	DISTANCE
L-1	S 49°50'36" W	83.39'
L-2	S 19°37'35" W	100.00'
L-3	S 19°37'35" W	106.41'



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
DATE 11-14-14
INITIAL EAR

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
DATE 11-14-14
INITIAL EAR

Zoning Approved
 By *Nathaniel B. Ramsey*
 Date 11-14-2014



- LEGEND**
- IRON PIN/PIPE FOUND
 - △ RAILROAD SPIKE FOUND
 - SURVEY SPIKE SET - 3" LONG
 - IRON PIN SET-5/8" REBAR SET WITH I.D. CAP STAMPED "RAMSEY S-8396"

Distances shown hereon are expressed in feet and decimal parts thereof.

Bearings are relative to the Ohio State Plane Coordinate System NAD83(2011), Ohio North Zone as determined from GPS observations made in October 2014 and are for the purpose of determining directional variations.

SURVEYOR'S STATEMENT: I hereby state that the foregoing survey was prepared from actual field measurements and is correct to the best of my knowledge and belief.

By: *Nathaniel B. Ramsey*
 Nathaniel B. Ramsey, P.S.
 For K.E. McCartney & Associates, Inc.

52 N. Diamond Street
 Mansfield, Ohio 44902
 419/525-0093, Fax: 419/525-0635

KEM
 K.E. McCartney & Associates, Inc.
 Engineers • Planners • Surveyors

526 E. Broad St.
 Elyria, Ohio 44035
 440/323-9608, Fax: 440/323-3644



K.E. McCartney & Associates, Inc.

Engineers · Planners · Surveyors

LEGAL DESCRIPTION

PARCEL "A"

PART SW QUARTER
SEC. 35, T-22 N, R-18W
CITY OF MANSFIELD,
RICHLAND CO., OHIO

6.961 Acres

11/3/2014
SM-5091

Situated in the City of Mansfield, County of Richland, State of Ohio and being part of the Southwest Quarter of Section 35, Weller Township, Township 22-N, Range 18-W and being a portion of the lands conveyed to The Ohio 545 Company by Deed Record 650, Page 86 and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the southwest corner of said southwest quarter;

Thence, the following **SIX** Courses:

1. **North 00 degrees 20 minutes 25 seconds West, 457.76 feet** along the west line of said quarter to an iron pin set;
2. **North 89 degrees 37 minutes 56 seconds East, 1317.28 feet** to a point on the centerline of State Route 545 and passing through an iron pin set for reference at 1285.36 feet;
3. **South 19 degrees 37 minutes 35 seconds West, 106.41 feet** along said centerline to a point in the northeast corner of a parcel conveyed to Elloree Deane by official record volume 2304, page 273;

4. **South 89 degrees 37 minutes 56 seconds West, 798.25 feet** along the north line of said Deane parcel and the north line of a parcel conveyed to Jeffrey W. Luttrell by official record volume 2144, page 729 and the north line of a parcel conveyed to Sandstone Mini Storage, LLC by official record volume 788, page 85 to an iron pin found in the northwest corner of said Sandstone Mini Storage, LLC parcel, and passing through an iron pin found for reference at 35.00 feet;
5. **South 00 degrees 45 minutes 40 seconds East, 358.35 feet** along the west line of said Sandstone Mini Storage, LLC parcel to a railroad spike found in the southwest corner thereof, said spike also being on the south line of said quarter and being in the centerline of Crall Road (C.H. 237)(60' R/W), and passing through and iron pin found for reference at 336.29 feet;
6. **South 89 degrees 42 minutes 01 second West, 485.33 feet** along said south line of said quarter and said centerline to the **Place of Beginning** and containing 6.961 acres, more or less, subject to all legal highways, easements, leases and use restriction of record.

This description was prepared and reviewed in November 2014 by Nathaniel B. Ramsey, P.S. S-8396 from an actual field survey performed for K.E. McCartney and Associates, Inc.

Basis of Bearings: Bearings are relative to the Ohio State Plane Coordinate System NAD83(2011) as derived from GPS observations made in October 2014 and are for the purpose of determining directional variations.




 Nathaniel B. Ramsey

Ohio Registered Professional Surveyor No. 8396
 for K.E. McCartney & Associates, Inc.

NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE

EAK 11-14-14
 INITIAL DATE

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE

EAK 11-14-14
 INITIAL DATE

GG-311



K.E. McCartney & Associates, Inc.

Engineers · Planners · Surveyors

LEGAL DESCRIPTION

PARCEL "B"

PART SW QUARTER
SEC. 35, T-22 N, R-18W
CITY OF MANSFIELD,
RICHLAND CO., OHIO

26.000 Acres
11/3/2014
SM-5091

Situated in the City of Mansfield, County of Richland, State of Ohio and being part of the Southwest Quarter of Section 35, Weller Township, Township 22-N, Range 18-W and being a portion of the lands conveyed to The Ohio 545 Company by Deed Record 650, Page 86 and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the southwest corner of said southwest quarter;

Thence, **North 00 degrees 20 minutes 25 seconds West, 457.76 feet** along the west line of said quarter to an iron pin set, The Place of Beginning for the parcel herein described:

Thence, the following **FIVE** courses:

1. **North 00 degrees 20 minutes 25 seconds West, 1194.17 feet** continuing along the west line of said quarter to a point, and passing through an iron pin set for reference at 1193.17 feet;
2. **North 89 degrees 42 minutes 19 seconds East, 480.20 feet** to an iron pin set;
3. **South 38 degrees 44 minutes 30 seconds East, 1402.58 feet** to a point of the centerline of State Route 545, and passing through an iron pin set for reference at 1367.35 feet;
4. **South 19 degrees 37 minutes 35 seconds West, 100.00 feet** along said centerline to a point referenced by an iron pin found South 89 degrees 37 minutes 56 seconds West, 31.92 feet from said point;

5. **South 89 degrees 37 minutes 56 seconds West, 1317.28 feet**, passing through an iron pin set for reference at 31.92 feet to the **Place of Beginning** and containing 26.000 acres, more or less, subject to all legal highways, easements, leases and use restriction of record.

This description was prepared and reviewed in November 2014 by Nathaniel B. Ramsey, P.S. S-8396 from an actual field survey performed for K.E. McCartney and Associates, Inc.

Basis of Bearings: Bearings are relative to the Ohio State Plane Coordinate System NAD83(2011) as derived from GPS observations made in October 2014 and are for the purpose of determining directional variations.



Nathaniel B. Ramsey
Ohio Registered Professional Surveyor No. 8396
for K.E. McCartney & Associates, Inc.

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 11-14-14
INITIAL DATE

GG-311

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 11-14-14
INITIAL DATE



K.E. McCartney & Associates, Inc.

Engineers • Planners • Surveyors

LEGAL DESCRIPTION

PARCEL “C”

PART SW QUARTER
SEC. 35, T-22 N, R-18W
CITY OF MANSFIELD,
RICHLAND CO., OHIO

11/3/2014
SM-5091

34.138 Acres

Situated in the City of Mansfield, County of Richland, State of Ohio and being part of the Southwest Quarter of Section 35, Weller Township, Township 22-N, Range 18-W and being a portion of the lands conveyed to The Ohio 545 Company by Deed Record 650, Page 86 and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the northwest corner of said southwest quarter;

Thence, the following **ELEVEN** courses:

1. **North 89 degrees 00 minutes 14 seconds East, 421.48 feet** along the north line of said quarter to an iron pin set in the northwest corner of a parcel conveyed to Machell L. Creighton and Michael C. Creighton, Trustees of the Machell L. Creighton Living Trust, UAD 9-2-2004 by official record volume 1854, page 180;
2. **South 00 degrees 31 minutes 00 seconds East, 501.40 feet** along a west line of said Creighton Trust parcel to an iron pin found in a southwest corner thereof;
3. **North 88 degrees 35 minutes 12 seconds East, 891.80 feet** along a south line of said Creighton Trust parcel to an iron pin set in and existing interior corner of said parcel;
4. **South 00 degrees 06 minutes 47 seconds West, 714.24 feet** along a west line of said Creighton Trust parcel and the west line of a parcel conveyed to Ruth Ann Levering by official record volume 2102, page 517 to an iron pin found in the southwesterly corner of said Levering parcel;

5. **South 62 degrees 30 minutes 58 seconds East, 458.11 feet** along the southerly line of said Levering parcel to a point in the southeasterly corner thereof, said point also being on the centerline of State Route 545, and passing through a railroad spike found for reference at 427.82 feet;
6. **South 49 degrees 50 minutes 36 seconds West, 83.39 feet** along said centerline to a survey spike set marking a point of curvature;
7. Southwesterly along a curve to the left having a **radius of 450.16 feet, a delta angle of 30 degrees 13 minutes 01 second, an arc length of 237.41 feet, a chord bearing of South 34 degrees 44 minutes 05 seconds West, with a chord distance of 234.67 feet** to a survey spike set marking the point of tangency;
8. **South 19 degrees 37 minutes 35 seconds West, 479.65 feet** continuing along said centerline to a point referenced by an iron pin set North 38 degrees 44 minutes 30 seconds West, 35.23 feet from said point;
9. **North 38 degrees 44 minutes 30 seconds West, 1402.58 feet** to an iron pin set;
10. **South 89 degrees 42 minutes 19 seconds West, 480.20 feet** to a point on the west line of said quarter, said point being referenced by an iron pin set South 00 degrees 20 minutes 25 seconds East, 1.00 feet from said point;
11. **North 00 degrees 20 minutes 25 seconds West, 1004.63 feet** along said west line to the **Place of Beginning** and containing 34.138 acres, more or less, subject to all legal highways, easements, leases and use restriction of record.

This description was prepared and reviewed in November 2014 by Nathaniel B. Ramsey, P.S. S-8396 from an actual field survey performed for K.E. McCartney and Associates, Inc.

Basis of Bearings: Bearings are relative to the Ohio State Plane Coordinate System NAD83(2011) as derived from GPS observations made in October 2014 and are for the purpose of determining directional variations.



**NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE**

EAJ INITIAL
11-14-14 DATE
GG-311

A handwritten signature in black ink, appearing to read "N.B. Ramsey".

Nathaniel B. Ramsey
Ohio Registered Professional Surveyor No. 8396
for K.E. McCartney & Associates, Inc.