

H-39

PLAT OF BOUNDARY SURVEY

DUANE BAKER

PARTS OF LOTS 144 AND 145  
VILLAGE OF PLYMOUTH, RICHLAND COUNTY, OHIO

LOT 141  
O.L. 4

O.L. 5  
LOT 323

NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED  
E.A.N. 9-24-92  
INITIAL DATE

RIGGS AVE. - 50'  
S 1°30'39" E 256.00'

J.C. ROOT  
D. 881/410  
LOT 320

R.E. GARN  
O.R. 123/911  
LOT 276

N 89°24'12" E 193.00'

163.00'  
28.33' REC. 25.27' R.

① D. 201/161

JOSEPHINE WILLETT CURPEN  
D. 200/583

F. BROWN  
D. 906/405  
LOT 145

"A"  
N 76°31'49" W 178.00'

178.00' REC. 129'

"B"  
N 1°30'39" W 90.00'  
D. 349/259

(S.R. 61-98)  
S 19°00'00" W 66.00'

LOT 144

EARL DUANE - FLORENCE EILEEN BAKER  
D. 583/326

163.00'  
28.33' REC. 11.65'

S 89°39'03" W 166.00'

37' T.M. 46.3' T.M.

191 1/3'

S. FLETCHER - P. BURLING  
D. 903/301

72.75'  
17.25'

E.D. L.M. HILL  
O.R. 104/462  
LOT 144

0.05' S.  
0.12' W.

191 1/3'

BUCYRUS ST.

LOT 144

BUCYRUS ST.

S. FLETCHER - P. BURLING  
D. 903/301

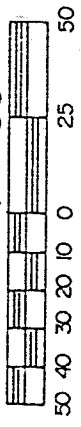
N

THE BEARING OF BUCYRUS  
ST. IS BASED ON DEED  
VOL. 583, PG. 326

COURSES

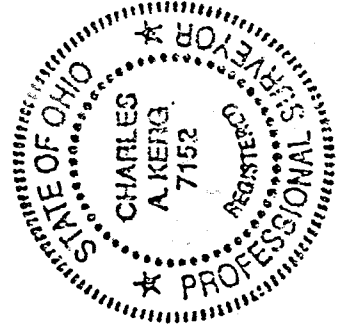
- ① N 4°50'09" E - 19.00'
- ② S 89°13'23" W - 11.59'
- ③ S 87°18'54" W - 27.99'

SCALE: 1" = 50'



LEGEND

- IRON PIPE FOUND
- △ 1/2" IRON PIN FOUND
- ⊕ DRILLHOLE AND CROSS FOUND
- + CROSS FOUND CUT INTO WALK
- 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: SEPTEMBER 21, 1992

H-39

H-39

CHARLES A. KERG  
REGISTERED LAND SURVEYOR No. 7152

102 West Main Street  
SHELBY, OHIO 44875  
PHONE (419) 347-8799

DESCRIPTION  
DUANE BAKER  
PART OF INLOT 145  
VILLAGE OF PLYMOUTH, RICHLAND COUNTY, OHIO

PARCEL "A"

DESCRIPTION: Being a part of Inlot 145 of the consecutively numbered lots in the Village of Plymouth, Richland County, Ohio, and being more particularly described as follows:

The real point of beginning of the parcel herein described being a point on the westerly right-of-way line of Bucyrus Street (State Route 61, 60 feet in width) at the northeast corner of Inlot 145 of the consecutively numbered lots in the Village of Plymouth, as referenced by an iron pin set at 3.00 feet bearing S 89°24'12" W, said point being also the northeast corner of that part of Inlot 145 in the name of Josephine Willett per Deed Volume 200, Page 583;

- 1) thence S 19°00'00" W a distance of 66.00 feet along said right-of-way to a cross cut in the sidewalk found at the northeast corner of that part of said inlot in the name of Earl Duane and Florence Eileen Baker per Deed Volume 583, Page 326 (southeast corner of that part of said inlot in the name of Josephine Willett per Deed Volume 201, Page 161);
- 2) thence N 76°31'49" W a distance of 178.00 feet along a north line of the lands of said Baker to an iron pin set at the southwest corner of the lands of said Willett (northwest corner of the lands of said Baker);
- 3) thence N 4°50'09" E a distance of 19.00 feet to an iron pin set on the north line of said inlot at the northwest corner of the lands of said Willett;
- 4) thence N 89°24'12" E a distance of 193.00 feet along the north line of said inlot (north line of the lands of said Willett) to the real point of beginning of the parcel herein described, and passing for reference an iron pin set at 190.00 feet,

and containing 7,672 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" diameter with caps stamped "C.KERG, RLS 7152". The bearing of Bucyrus Street is based on Deed Volume 583, Page 326.

NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED  
EAK INITIAL      9-24-92 DATE

H-39

PARCEL "B"

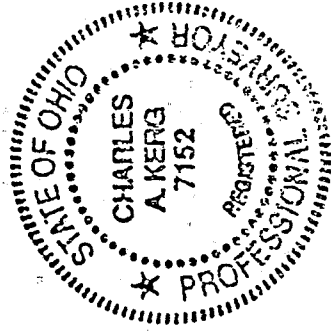
DESCRIPTION: Being a part of Inlot 145 of the consecutively numbered lots in the Village of Plymouth, Richland County, Ohio, and being more particularly described as follows:

Commencing at a point on the westerly right-of-way of Bucyrus Street (State Route 61, 60 feet in width) at the northeast corner of Inlot 145 of the consecutively numbered lots in the Village of Plymouth, as referenced by an iron pin set at 3.00 feet bearing S 89°24'12" W; thence S 89°24'12" W a distance of 193.00 feet along the north line of said inlot to an iron pin set at the northwest corner of part of Inlot 145 in the name of Josephine Willett per Deed Volume 201, Page 161 (northeast corner of part of said inlot in the name of Josephine Willett Curpen per Deed Volume 584, Page 417), being the real point of beginning of the parcel herein described;

- 1) thence S 4°50'09" W a distance of 19.00 feet to an iron pin set at the northwest corner of part of Inlot 145 in the name of Earl Duane and Florence Eileen Baker per Deed Volume 583, Page 326;
- 2) thence S 7°50'57" W a distance of 70.79 feet along an east line of the lands of said Josephine Willett Curpen to an iron pin found at a west central corner of the lands of said Baker;
- 3) thence S 89°13'23" W a distance of 11.59 feet along the south line of the lands of said Curpen to a iron pin set at the southeast corner of part of Inlot 145 in the name of Josephine Willett Curpen per Deed Volume 349, Page 259 (northeast corner of part of Inlot 145 in the name of Eric D. and Linda M. Hill per Official Records Volume 104, Page 462, northwesterly corner of the lands of said Baker);
- 4) thence S 87°18'54" W a distance of 27.99 feet along the north line of the lands of said Hill to an iron pin set at the southeast corner of part of Inlot 145 in the name of Frank Brown per Deed Volume 906, Page 405 (southwest corner of the lands of said Josephine Willett Curpen);
- 5) thence N 1°30'39" W a distance of 90.00 feet along the east line of the lands of said Brown to an iron pin set on the north line of said inlot at the northwest corner of the lands of said Josephine Willett Curpen;
- 6) thence N 89°24'12" E a distance of 53.19 feet along the north line of said inlot to the real point of beginning of the parcel herein described

and containing 4,176 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" diameter with caps stamped "C.KERG, RLS 7152". The bearing of Bucyrus Street is based on Deed Volume 583, Page 326. 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 survey was made of the above property and that points have been found or set as indicated.



NEW SURVEY  
OF EXISTING PARCE  
TAX MAP APPROVE

EAU 9-24-92  
INITIAL

Prepared by  
KERG SURVEYING  
Registered Ohio Surveyor No. 7152  
Date: September 21, 1992

Charles A. Kerg