



ROBERT M. LITTLE  
PROFESSIONAL SURVEYOR AND E R

67 Redwood Rd., Mansfield, Ohio, 44907  
Phone 419 / 756-5056  
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DESCRIPTION OF SURVEY FOR SHEPHERD

2.625 ACRE PARCEL TO BE RETAINED BY SHEPHERD

PART OF SE 1/4 SECTION 11  
TOWNSHIP 22 RANGE 18  
WELLER TOWNSHIP  
RICHLAND COUNTY, OHIO

Situated in the Township of Weller, County of Richland, State of Ohio and being a part of the Southeast Quarter of Section 11, Township 22, Range 18, and being more particularly described as follows:

Starting at a P.K. nail, set, marking the intersection of the south line of said quarter, being also the centerline of Eby Road, T.H. 230, with the centerline of Franklin Church Road, C.H. 243;

Thence Due West a distance of 176.06 feet to a P.K. nail, set, said course being with the south line of said quarter, in the centerline of Eby Road, said nail marking the TRUE POINT OF BEGINNING of lands herein described;

Thence Due West a distance of 27.05 feet to a P.K. nail, set, said course being with the south line of said quarter, in the centerline of Eby Road;

Thence North 00° 34' 05" East a distance of 486.37 feet to an iron pin, set and capped, after passing an iron pin, set and capped, at 21.60 feet;

Thence North 86° 14' 49" West a distance of 209.61 feet to an iron pin, set and capped;

Thence North 00° 42' 00" East a distance of 450.12 feet to a point in the center of the Black Fork of the Monican River, passing an iron pin, set and capped, 50.00 feet southerly of said point, at said bearing, said course being with the east line of lands conveyed to Ramsey in Official Record Volume 299 Page 302;

Thence South 74° 27' 25" East a distance of 245.69 feet to a point, said course being in the center of the Black Fork;

Thence South 00° 42' 00" West a distance of 884.39 feet to the point of beginning, after passing an iron pin, set and capped, at 51.85 feet, and another iron pin, set and capped, 20.00 feet northerly of said point of beginning, at said bearing, said course being with the west line of lands conveyed to Shepherd in Official Record Volume 283 Page 260 and Official Record Volume 374 Page 170.

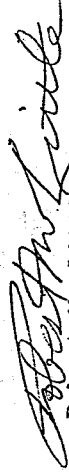
Containing 2.625 acres of land, more or less, but subject to an easement for Eby Road and all other easements of record.

Bearing basis: The south line of said quarter, called Due West.

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.

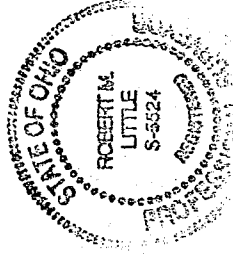
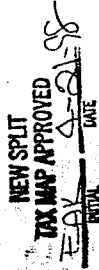
Grantees, their heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument or any portion thereof does not constitute a principal building site and will not be conveyed by said grantees, heirs and assigns, independent and separate from any adjoining or contiguous parcel fronting on a public highway or street.

Grantees, their heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument or any portion thereof does not constitute a principal building site and will not be conveyed by said grantees, heirs and assigns, independent and separate from any adjoining or contiguous parcel fronting on a public highway or street.



Robert M. Little  
Registered Surveyor # Ohio 5524  
December 10, 1996

File Shepherd



H-302

H-302

ROBERT M. LITTLE  
PROFESSIONAL SURVEYOR AND ENGINEER  
67 Redwood Rd., Mansfield, Ohio, 44707  
Phone 419 / 734-5056  
Deut 27:17

DESCRIPTION OF SURVEY FOR SHEPHERD

2.376 ACRE PARCEL TO BE DEEDED TO RAMSEY

PART OF SE 1/4 SECTION 11  
TOWNSHIP 22  
RANGE 18  
WELLER  
TOWNSHIP  
RICHLAND COUNTY, OHIO

Situated in the Township of Weller, County of Richland, State of Ohio and being a part of the Southeast Quarter of Section 11, Township 22, Range 18, and being more particularly described as follows:

Starting at a P.K. nail, set, marking the intersection of the south line of said quarter, being also the centerline of Eby Road, T.H. 230, with the centerline of Franklin Church Road, C.H. 243;

Thence Due West a distance of 413.56 feet to a P.K. nail, set, said course being with the south line of said quarter, in the centerline of Eby Road, said nail marking the TRUE POINT OF BEGINNING of lands herein described;

Thence Due East a distance of 210.45 feet to a P.K. nail, set, said course being with the south line of said quarter, in the centerline of Eby Road;

Thence North 00° 34' 05" East a distance of 486.37 feet to an iron pin, set and capped, after passing an iron pin, set and capped, at 21.60 feet;

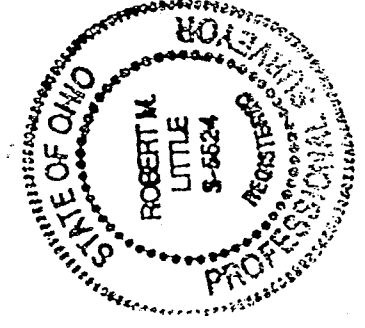
Thence North 86° 14' 49" West a distance of 209.61 feet to an iron pin, set and capped;

Thence South 00° 42' 00" West a distance of 500.11 feet to the point of beginning, passing an iron pin, set and capped, 20.00 feet northerly of said point of beginning, at said bearing;

Containing 2.376 acres of land; more or less, but subject to an easement for Eby Road and all other easements of record.

Bearing basis: The south line of said quarter, called Due West.

Robert M. Little  
Registered Surveyor # Ohio 5524  
November 24, 1996



NEW SPLIT  
TAX MAP APPROVED  
INITIAL RL DATE 11-24-96

The grantor, grantee and all subsequent owner or assignees taking title from, under or through the grantor or grantee agrees that any use or improvement made on this land shall be in conformity with all existing valid zoning, platting, health, or other lawful rules and regulations."

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION,  
NO PLAT REQUIRED.

SIGNED Robert M. Little