



RICHLAND ENGINEERING LIMITED

29 North Park Street, Mansfield, Ohio 44902-1769 • 419-524-0074 FAX 419-524-1812

116020

1.103 ACRE PARCEL

Situated in the City of Mansfield, Township of Madison, County of Richland, State of Ohio and being part of the Southwest Quarter of Section 3, Township 21, Range 18 West, and being a part of a 6.054 acre parcel as conveyed to Dean R. Stampfli as recorded in Official Record Volume 2442, Page 242 of the Richland County Recorder's records, and being more particularly described as follow:

Commencing at an iron pin in a monument box found at the intersection of the centerline of Harrington Memorial Road (66' R/W) and the centerline of Piper Road, also being the southwest corner of the Southwest Quarter of Section 3;

Thence North 00 Degrees 23 Minutes 36 Seconds West along the centerline of Harrington Memorial Road (66' R/W) also being the west line of the Southwest Quarter of Section 3, a distance of 2034.50 feet to a 2 inch MAG nail set;

Thence North 88 Degrees 28 Minutes 52 Seconds East passing through a 5/8 inch rebar found at 383.58 feet, a total distance of 726.49 feet to a survey marker set on the north line of said Stampfli lands, being the **Point of Beginning** of the parcel herein described;

Thence **North 88 Degrees 28 Minutes 52 Seconds East** continuing along the north line of said Stampfli lands, a distance of **76.51 feet** to a point at the northeast corner of said Stampfli lands also, being the northwest corner of lands now or formerly owned by American Freightways Corporation as recorded in Official Record Volume 283, Page 473 of the Richland County Recorder's records, referenced by a 5/8 inch rebar with cap found South 83°45'02" East, 0.48 feet;

Thence **South 00 Degrees 23 Minutes 36 Seconds East** along the east line of said Stampfli lands and the west line of said American Freightways lands, a distance of **628.17 feet** to point at the southeast corner of said Stampfli lands also being the southwest corner of said American Freightways lands, referenced by a 5/8 inch rebar found North 76°51'17" East, 0.40 feet;

Thence **South 88 Degrees 31 Minutes 32 Seconds West** along the south line of said Stampfli lands also being the north right of way line of Mansfield Industrial Parkway (80' R/W), a distance of **76.51 feet** to a point, said point being referenced by a survey marker set, North 00 degrees 23 minutes 36 seconds West, 5.00 feet;

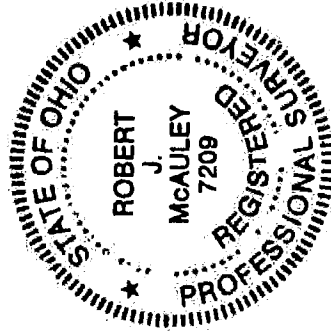
Thence **North 00 Degrees 23 Minutes 36 Seconds West**, passing thru a survey marker set at a distance of 5.00 feet, a total distance of **628.11 feet** to the **Point of Beginning** containing **1.103 acres** of land, more or less, subject to all highways and use restrictions of record.

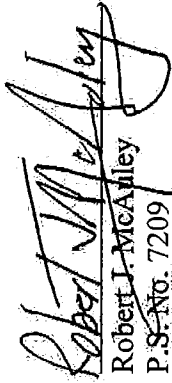
This parcel is part of Richland County Permanent Parcel Number 028-90-150-16-000.

The grantees, his 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 under applicable zoning.

This description is based upon an actual field survey made in 2016 by Richland Engineering Limited and prepared under the direction and supervision of Robert J. McAuley, Professional Surveyor No. 7209. All bearings are related to grid north of the Ohio State Plane Coordinate System, NAD83(2011), North Zone originating on the ODOT CORS Network and are from RTK GPS observations and are for the purpose of angular measurement.

Survey markers set are 5/8" x 30" long rebar with cap stamped "Richland Eng. RLS 7209".




Robert J. McAuley
P.S. No. 7209

9 June 2016
Date

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
FAX 6-9-16
INITIAL DATE
II-90