

SURVEY DESCRIPTION

Part Southwest Quarter, Section 3  
Madison Township, T-21, R-18  
City of Mansfield  
Richland County, Ohio

Situated in the City of Mansfield, Township of Madison, County of Richland, State of Ohio, and being a part of the Southwest Quarter of Section 3 of Township 21, Range 18, more particularly described as follows:

Commencing for the same at a PK spike found marking the northwest corner of said southwest quarter; Thence South 00 degrees 26 minutes 32 seconds East with the west line of said quarter, a distance of 1983.56 feet to a PK spike found marking the northwest corner of an existing 47.48 acre parcel owned by the State of Ohio (250/308); Thence, North 88 degrees 35 minutes 29 seconds East with the north line of said parcel, a distance of 1453.00 feet to an iron pin found marking the southeast corner of an existing 4.842 acre parcel owned by Ee-Em Enterprises, Inc. (900/86), the Place of Beginning;

Thence, North 00 degrees 26 minutes 32 seconds West with the east line of said parcel, a distance of 630.02 feet to a Chiseled "X" found on a culvert, the same being a point on the south right-of-way line of the Mansfield Industrial Parkway (Plat Vol.24/83);

Thence, North 88 degrees 28 minutes 36 seconds East with said right-of-way line, a distance of 263.11 feet to an iron pin set thereon;

Thence, South 01 degrees 36 minutes 42 seconds East, passing an iron pin set for reference at 536.94 feet, a distance of 630.46 feet to a point on the said north line of the 47.48 acre State of Ohio parcel;

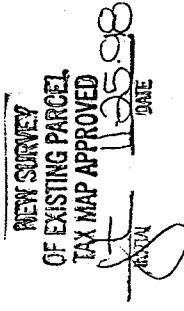
Thence, South 88 degrees 35 minutes 29 seconds West with said north line, a distance of 275.97 feet to the Place of Beginning, containing 3.900 acres according to survey by Warne R. Clancy, Professional Surveyor #7178, on November 9, 1998.

Iron pins set are #5 rebars with caps stamped "CLANCY 7178".

Bearings are based on Deed Volume 894, page 334.

PARCEL "B" - 3.900 AC.

Grantor, grantee and all subsequent owners 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.<sup>24</sup>



*Warne R. Clancy*

Warne R. Clancy  
Professional Surveyor #7178

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

SIGNED: *Howard S. Harris*  
SECRETARY, CITY PLANNING COMMISSION;

DATE: *Nov 25, 1998*

SURVEY DESCRIPTION

Part Southwest Quarter, Section 3  
Madison Township, T-21, R-18  
City of Mansfield  
Richland County, Ohio

Situated in the City of Mansfield, Township of Madison, County of Richland, State of Ohio, and being a part of the Southwest Quarter of Section 3 of Township 21, Range 18, more particularly described as follows:

Commencing for the same at a PK spike found marking the northwest corner of said southwest quarter; Thence South 00 degrees 26 minutes 32 seconds East with the west line of said quarter, a distance of 1983.56 feet to a PK spike found marking the northwest corner of an existing 47.48 acre parcel owned by the State of Ohio (250/308); Thence, North 88 degrees 35 minutes 29 seconds East with the north line of said parcel, a distance of 1728.97 feet to a point, the Place of Beginning;

Thence, North 01 degrees 36 minutes 42 seconds West, passing an iron pin set for reference at 93.52 feet, a distance of 630.46 feet to an iron pin set on the south right-of-way line of the Mansfield Industrial Parkway (Plat Vol. 24/83);

Thence, North 88 degrees 28 minutes 36 seconds East with said right-of-way line, a distance of 157.63 feet to a Mag-nail set marking a point of curvature thereon;

Thence, continuing with said right-of-way line along a curve to the right, defined by a 32 degree 10 minute 40 second central angle, a 532.96 foot radius, a 299.31 foot arc, and a 295.40 foot chord which bears South 75 degrees 26 minutes 04 seconds East, to an iron pin set at its point of tangency;

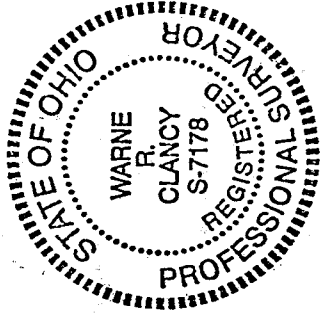
Thence, continuing with said right-of-way line South 59 degrees 20 minutes 44 seconds East, a distance of 45.15 feet to an iron pin set at its intersection with the westerly right-of-way line of State Route 13;

Thence, South 40 degrees 39 minutes 16 seconds West with said westerly right-of-way line, a distance of 707.85 feet to an iron pin found;

Thence, South 88 degrees 35 minutes 29 seconds West, a distance of 3.43 feet to the Place of Beginning, containing 3.819 acres according to survey by Warne R. Clancy, Professional Surveyor #7178, on November 9, 1998.

Iron pins set are #5 rebars with caps stamped "CLANCY 7178".

Bearings are based on Deed Volume 894, page 334.



PARCEL "A" - 3.819 AC.

"The grantor, grantee and all subsequent owners 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."

*Warne R. Clancy*  
Warne R. Clancy  
Professional Surveyor #7178

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

SIGNED: *Howard S. Morris*  
SECRETARY, CITY PLANNING COMMISSION;  
DATE: *Nov 25 1998*

K-201

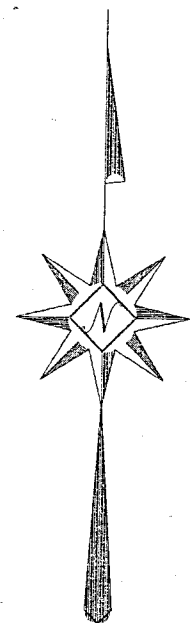
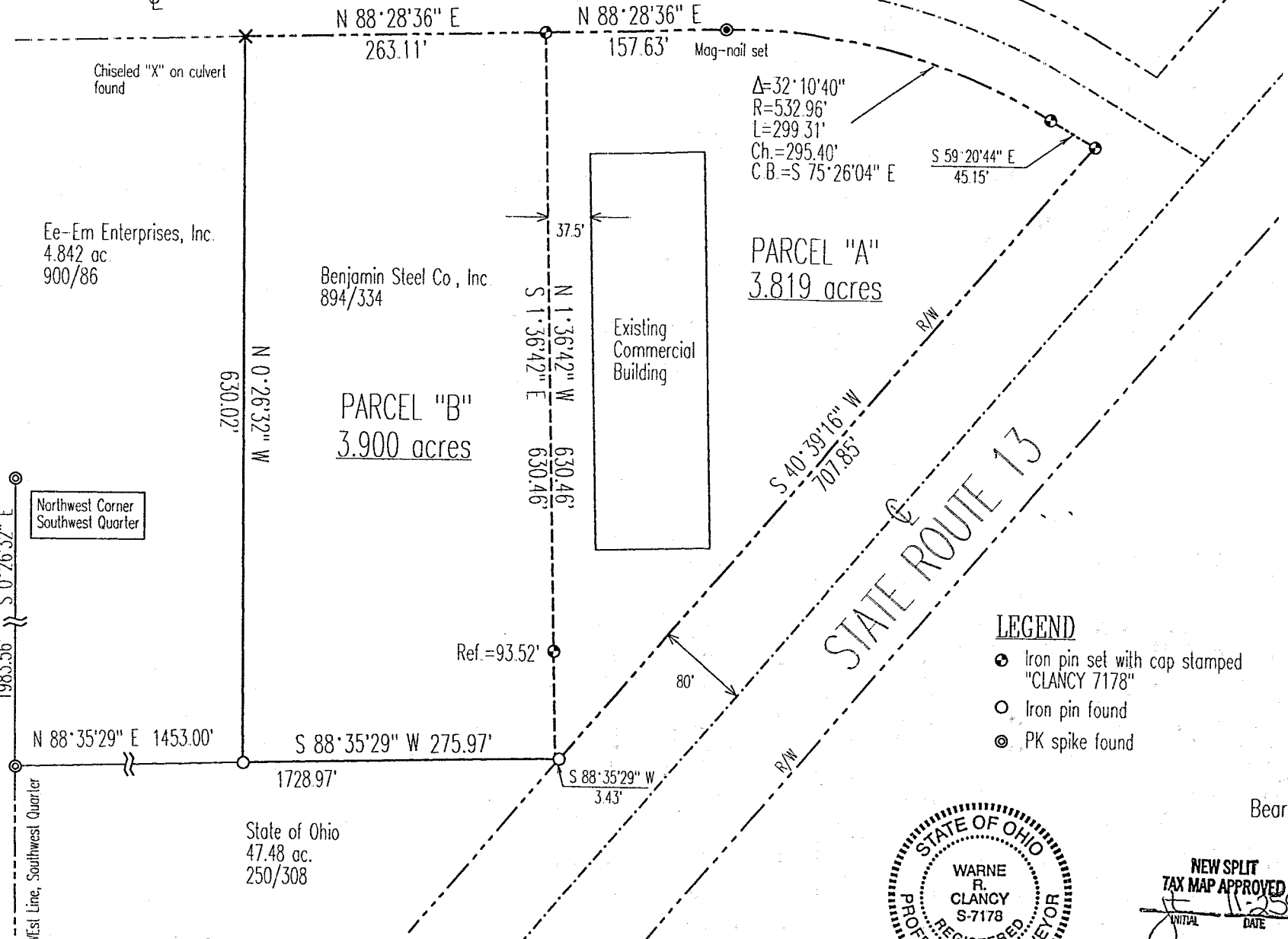
K-201

MANSFIELD INDUSTRIAL PARKWAY (80' R/W)

Plat Vol. 24  
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# SURVEY PLAT

For Benjamin Steel Co., Inc.  
Part Southwest Quarter, Section 3  
Madison Township, T-21, R-18  
City of Mansfield  
Richland County, Ohio



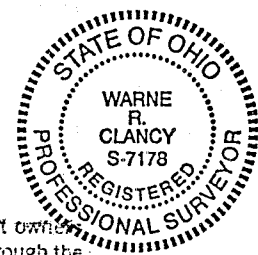
Scale : 1" = 100'



Bearings are based on Deed Volume 894, Page 334.

### LEGEND

- Iron pin set with cap stamped "CLANCY 7178"
- Iron pin found
- ⊙ PK spike found



NEW SPLIT  
TAX MAP APPROVED  
INITIAL DATE  
JH 11-25-98

NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED  
INITIAL DATE  
JH 11-25-98

*Warne R. Clancy*  
Warne R. Clancy P.S. 7178

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

SIGNED: *Howard S. Morris*  
SECRETARY, CITY PLANNING COMMISSION;  
DATE: *Nov 25, 1998*

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DATE: 11/10/98  
JOB NO: W110998