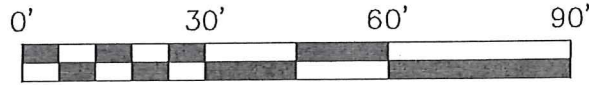


BEARINGS ARE BASED ON SURVEY X-124 & SURVEY CC-152
ON FILE AT THE RICHLAND COUNTY TAX MAP OFFICE AND ARE
INTENDED TO BE USED FOR ANGULAR DETERMINATION ONLY



SCALE: 1" = 30'

NORTH



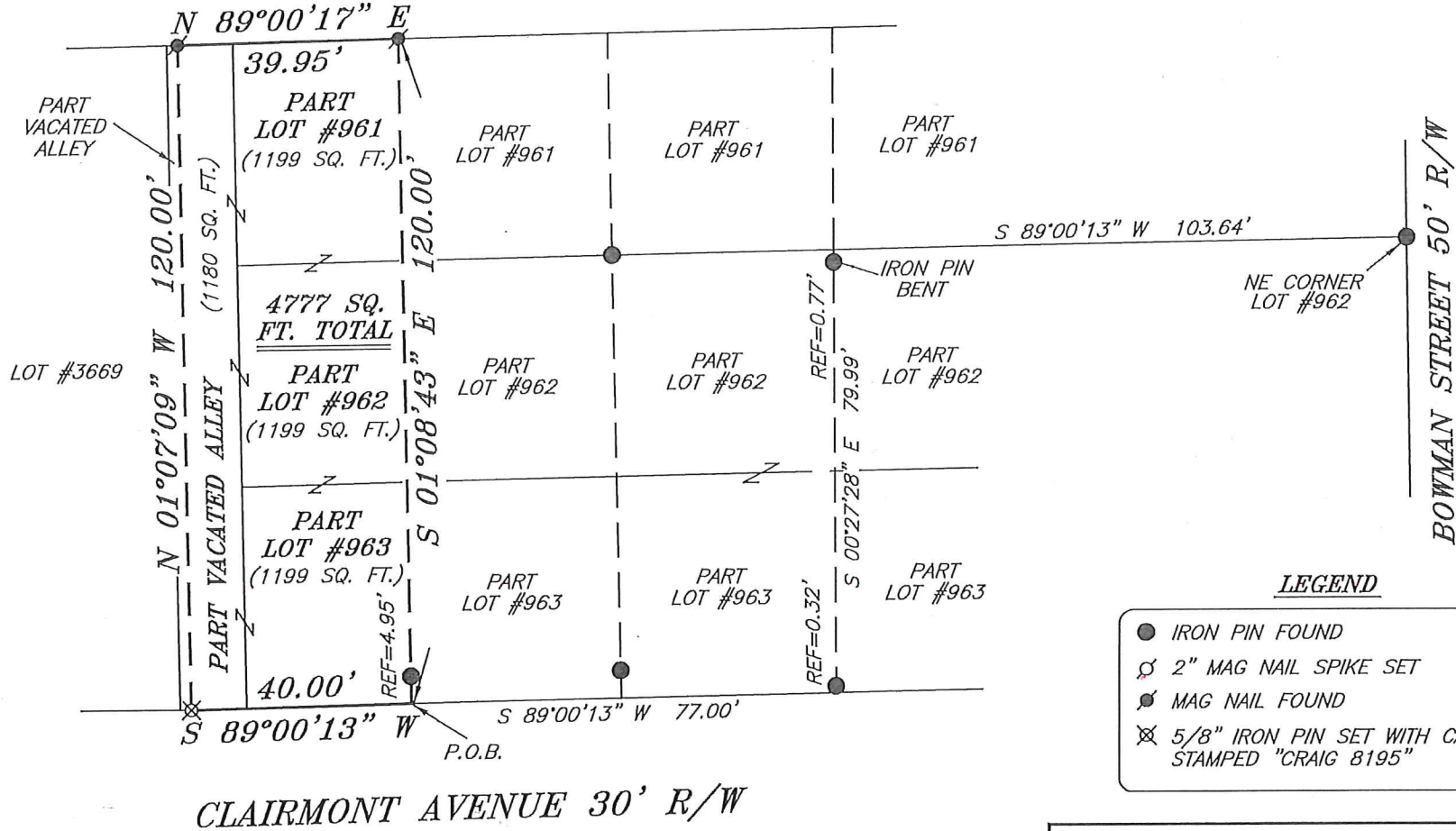
REFERENCE MATERIAL:
SURVEY X-124
SURVEY CC-52



Chad F. Craig

SURVEY BY: CHAD F. CRAIG P.S. #8195
for SEILER & CRAIG SURVEYING INC.
270 PARK AVENUE WEST
MANSFIELD, OHIO 44902
(419) 525-3644
EMAIL:SEILERANDCRAIG@SEILERANDCRAIG.COM

PUBLIC ALLEY (16' R/W PER TAX MAP)



LEGEND

- IRON PIN FOUND
- ⊕ 2" MAG NAIL SPIKE SET
- ⊙ MAG NAIL FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP STAMPED "CRAIG 8195"

CLAIRMONT AVENUE 30' R/W

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK 3-8-18
INITIAL DATE
KK-50

| | |
|---|---------------|
| SURVEY PLAT FOR | |
| BROWN | |
| PART LOTS #961, #962, #963, PART VACATED ALLEY, CITY OF MANSFIELD RICHLAND COUNTY, OHIO | |
| DATE: FEBRUARY 27, 2018 | SCALE: 1"=30' |
| CLAIRMONT_AVE_228 | |

SEILER & CRAIG SURVEYING, INC.

Chad F. Craig, P.S.
270 Park Avenue West
Mansfield, Ohio 44902
419-525-3644

Email: seilerandcraig@seilerandcraig.com

SURVEY DESCRIPTION

PART LOT #961, PART LOT #962, & PART LOT #963
AND PART VACATED ALLEY
CITY OF MANSFIELD
RICHLAND COUNTY, OHIO

Situated in the City of Mansfield, County of Richland, State of Ohio and being known as part of Lot #961, part of Lot #962, & part of Lot #963 of the consecutively numbered lots in said city and part of a vacated alley, and being more particularly described as follows:

Commencing for the same at an iron pin marking the northeast corner of Lot # 962; Thence South 89 degrees 00 minutes 13 seconds West with the North line of said lot, a distance of 103.64 feet to a point referenced by an iron pin found on a bearing of South 00 degrees 27 minutes 28 seconds East and at a distance of 0.77 feet; Thence South 00 degrees 27 minutes 28 seconds East, passing through said reference pin and passing through an iron pin found at 79.67 feet, a total distance of 79.99 feet to a point on the south line of Lot #963; Thence South 89 degrees 00 minutes 13 seconds West with said south line 77.00 feet to a point referenced by an iron pin found on a bearing of North 01 degree 08 minutes 43 seconds West and at a distance of 4.95 feet, said point being the point of beginning of the parcel herein described;

Thence continuing South 89 degrees 00 minutes 13 seconds West with said south line 40:00 feet to an iron pin set;

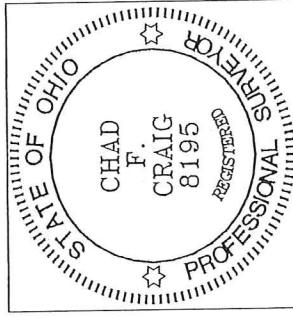
Thence North 01 degree 07 minutes 09 degrees West 120.00 feet to a mag nail found on the south right of way of a public alley (16' RW per tax map)

Thence North 89 degrees 00 minutes 17 seconds East with said south line 39.95 feet to a mag nail found on the north line of Lot #961;

Thence South 01 degree 08 minutes 43 seconds East passing through an iron pin found for reference at 115.05 feet and a total distance of 120.00 feet to the place of beginning, containing 4777 square feet, of which 1199 square feet are located in Part Lot #961, 1199 square feet are located in Part Lot #962, 1199 square feet are located in Part Lot #963, and 1180 square feet are located in part of a vacated alley, according to survey by Chad F. Craig P.S. 8195 on February 27, 2018 but subject to all legal highways and easements of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on Survey X-124 & Survey CC-52 on file at the Richland County Tax Map Office and are intended to be used for angular determination only.



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

FILED 3-8-18
INITIAL DATE
KK-50

Chad F. Craig P.S. #8195
Seiler and Craig Surveying, Inc.