

PARK AVENUE WEST-(80'-R/W)

100.00'  
S 86°57'04" E

P.O.B.

CONGREGATIONAL CHURCH  
SUBDIV. OF O.L. NO. 12  
PB. 4, PG. 41

PART LOT #3048

H.R. SMITH'S 1st ADD.  
PB. 5, PG. 21  
LOT #4166

LOT #2972  
(0.6084 AC.)

0.8778 AC.  
TOTAL

265.00'  
N 03°13'24" E 382.32'

265.00'  
S 03°13'24" W 382.37'

PART LOT  
#2974  
(0.1347 AC.)

PART LOT #4167

117.32'

PART LOT  
#2973  
(0.1347 AC.)

117.37'

PART LOT #833

E.P. STRUGES, TRUSTEE ADDITION TO  
MANSFIELD PB. 2-1, PG. 12

CHURCH COURT-(20')

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE

WEST SECOND STREET-(60'-R/W)

100.00'  
N 86°55'20" W

EAK 12-18-18  
INITIAL DATE  
KK-362



**LEGEND**

- IRON PIN/PIPE FOUND
- △ DRILL HOLE FOUND
- MAGNAIL SPIKE SET-2" LENGTH
- IRON PIN SET-5/8" REBAR SET WITH I.D. CAP STAMPED "RAMSEY S-8396"

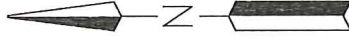
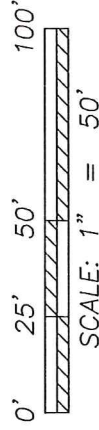
Distances shown hereon are expressed in feet and decimal parts thereof.

Bearings are to an assumed meridian and are used to express angles only.

CERTIFICATION: I hereby state that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code.

By:  Nathaniel B. Ramsey, P.S. #8396  
For Ramsey Surveying

 Date



**RAMSEY SURVEYING**  
Professional Land Surveying Services

283 Edy Road  
Shiloh, Ohio 45076  
TEL (419) 512-2586 FAX (419) 522-0399  
E-MAIL: nramsey@ramsey-surveying.com

**SURVEY MADE FOR PROPERTY TRANSFER**

BEING LOT NO. 2972 AND PART OF LOT 2973 AND PART OF LOT 2974 OF ELIZA M. TRACY'S SUBDIVISION AS RECORDED IN PLAT BOOK 4, PAGE 37, CITY OF MANSFIELD, RICHLAND COUNTY, OHIO

DRAWN NBR	CHECKED NBR	SCALE 1" = 50'	DATE 12/05/2018

JOB NO: SM-5289 SHEET 1 OF 1

# RAMSEY SURVEYING

Professional Land Surveying Services

283 Eby Road  
Shiloh, Ohio 44878  
TEL (419) 512-2596  
FAX (419) 522-0399  
EMAIL nramsey@ramsey-surveying.com

## LEGAL DESCRIPTION

**Situated** in the City of Mansfield, County of Richland, State of Ohio and being known as Lot #2972, a part of Lot #2973 and a part of Lot #2974 of the consecutively numbered lots in said city and being more particularly described as follows:

**Beginning** for the same at a drill hole found and accepted as marking the northeast corner of said Lot #2972, said drill hole also being on the south right of way line of Park Avenue West-(80' R/W);

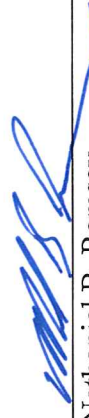
Thence, the following **FOUR** courses:

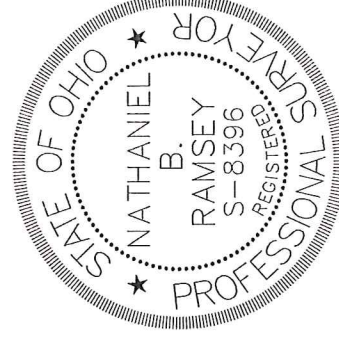
1. **South 03 degrees 13 minutes 24 seconds West, 382.37 feet** along the east line of said Lot #2972 and the east line of Lot 2973 to an iron pin set on the north right of way line of West Second Street-(60' R/W);
2. **North 86 degrees 55 minutes 20 seconds West, 100.00 feet** along said north right of way line of West Second Street to an iron pipe found on the west line of Lot #2974;
3. **North 03 degrees 13 minutes 24 seconds East, 382.32 feet** along the west line of said Lot #2974 and the west line of Lot #2972 to a Magnail spike set in the northwest corner of said Lot #2974, said spike also being on the aforementioned south right of way line of Park Avenue West-(80' R/W);
4. **South 86 degrees 57 minutes 04 seconds East, 100.00 feet** along the North line of said Lot #2972 and said south right of way line to the **Place of Beginning**, and containing a total of 0.8778 of an acre, more or less, of which 0.6084 of an acre is located within said Lot #2972, 0.1347 of an acre is located within said part of Lot #2973, and 0.1347 of an acre is located within said part of Lot #2974, and subject to all legal highways, leases, servitudes, use restrictions, and easements of record.

Bearings are based on an assumed meridian and are used to express angles only.

Iron pins set are 5/8" diameter rebar with plastic cap stamped "Ramsey S-8396".  
Magnail spikes set are 2" min. length.

According to a survey made in December 2018 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.

  
Nathaniel B. Ramsey  
Professional Surveyor No. 8396  
For Ramsey Surveying  
SM-5289



NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
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