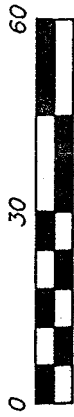


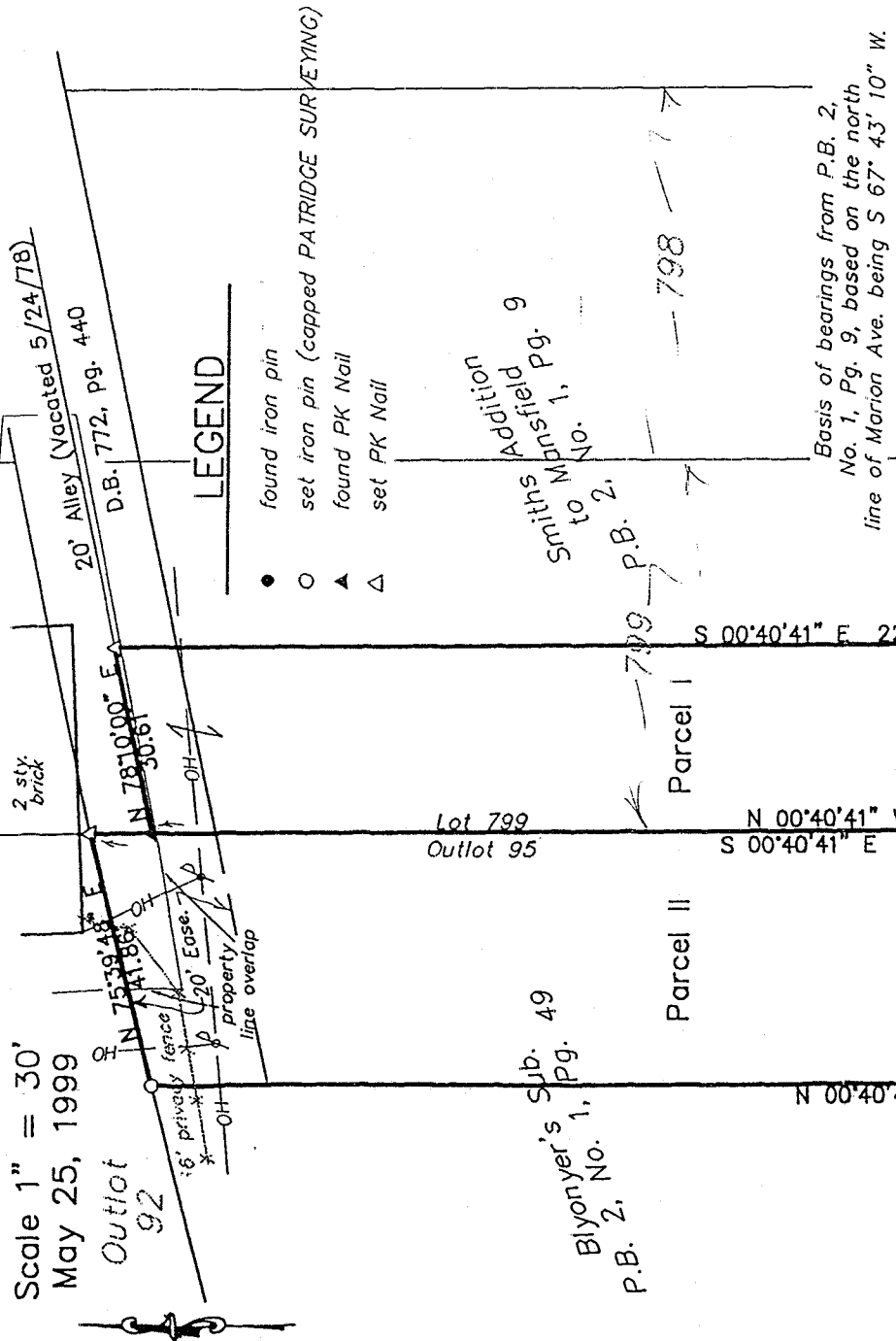
Being 0.159 acres located in part of Lot 799 of Smiths Addition to Mansfield (P.B. 2, No. 1, Pg. 9) and 0.232 ac. located in part of Outlot 95 Blyonyer's Sub. (P.B. 2, No. 1, Pg. 49) City of Mansfield, Richland County, Ohio

Capital Title Agency, Inc.
Interstate Banc, Inc.



Scale 1" = 30'
May 25, 1999

Area not in a flood hazard zone.
Apparent Encroachments;
Overlap of property along north line.
6' privacy fence over north line.
Overhead service lines over north line.



LEGEND

- found iron pin
- set iron pin (capped PATRIDGE SURVEYING)
- ▲ found PK Nail
- △ set PK Nail

Outlot 92
Blyonyer's Sub. 49
P.B. 2, No. 1, Pg. 49

Outlot 95
Parcel II
Parcel I
Smiths Addition to Mansfield Pg. 9
No. 1, Pg. 9

Lot 799
Basis of bearings from P.B. 2, No. 1, Pg. 9, based on the north line of Marion Ave. being S 67° 43' 10" W.

Outlot 95

0.232 Ac.
10097 S.F.

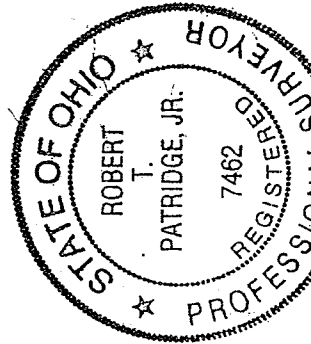
0.159 Ac.
6939 S.F.

Except as specifically stated or shown on this plat, this survey does not purport to reflect any of the following which may be applicable to the subject real estate: easements, other than possible easements that were visible at the time of making this survey; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land use regulations; and any other facts that an accurate and current title search may disclose.

to Benton St.

P.O.B. 0.232 Ac.
"x" in stone wall

P.O.B. 0.159 Ac.

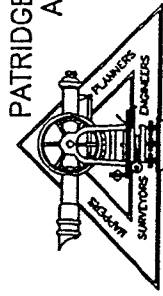


NEW SURVEY OF EXISTING PARCEL TAX MAP APPROVED
APR 10 1999
MAY 10 1999

I hereby certify that I have surveyed the property described in the foregoing title caption, and that said survey and plat are accurate and correct to the best of my knowledge. Easements, restrictions, and rights-of-way not located, unless noted.

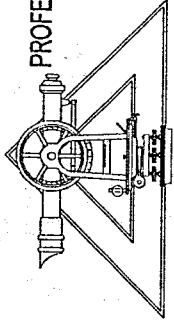
Robert T. Patridge, Jr.
Professional Surveyor No. 7462

PREPARED BY
PATRIDGE PROFESSIONAL SURVEYORS AND ENGINEERS L.L.C.
9464 DUBLIN ROAD
POWELL, OHIO 43065
FAX (614)-799-0030
TEL. (614)-799-0031



Interstate Banc

Professional Surveyor No. 7462



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POWELL, OHIO 43065
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TEL. (614)-799-0031

Situated in the State of Ohio, County of Richland, City of Mansfield, and being more particularly described as follows:

Parcel I:

Being the west half of Lot 799 of Smiths Addition to Mansfield as recorded in Plat Book 2, No. 1, Page 9, and the south 10 feet of a 20 foot wide vacated alley as recorded in Volume 772, Page 440, and being more particularly described as follows:

Beginning at a "x" cut in a stone wall in the north line of Marion Avenue (66 feet wide), marking the southwest corner of Lot 799 in said Smiths Addition and southeast corner of Outlot 95 of Blyonyer's Subdivision as recorded in Plat Book 2, No. 1, Page 49;

thence North 00° 40' 41" West 234.91 feet, along the west line of said Lot 799 and said vacated alley and east line of Outlot 95 of said Blyonyer's Subdivision, to a PK nail found;

thence North 78° 10' 00" East 30.61 feet, along the centerline of said vacated alley, to a PK nail set;

thence South 00° 40' 41" East 228.95 feet, across said vacated alley and said Lot 799, to a PK nail set in the north line of said Marion Avenue;

thence South 67° 43' 10" West 32.27 feet, along the north line of said Marion Avenue and south line of Lot 799, to the place of beginning, containing **0.159 acres** (6939 square feet) more or less.

Parcel II:

Being part of Outlot 95 of Blyonyer's Subdivision as recorded in Plat Book 2, No. 1, Page 49, and being more particularly described as follows:

Beginning at a "x" cut in a stone wall in the north line of Marion Avenue (66 feet wide) marking the southwest corner of Lot 799 in said Smiths Addition and southeast corner of Outlot 95 of Blyonyer's Subdivision as recorded in Plat Book 2, No. 1, Page 49;

thence South 67° 43' 10" West 43.75 feet, along the north line of said Marion Avenue and south line of Outlot 95, to an iron pin found;

thence North 00° 40' 41" West 251.33 feet, across said Outlot 95, to an iron pin set in the north line of said Outlot 95 and south line of Outlot 92 of said Blyonyer's Subdivision;

thence North 75° 39' 48" East 41.86 feet, along the north line of said Outlot 95 and south line of said Outlot 92, to a PK nail set marking the southeast corner of said Outlot 92 and northeast corner of said Outlot 95 and the southwest corner of Lot 800 of said Smiths Addition;

thence South 00° 40' 41" East 245.11 feet, along the east line of said Outlot 95 and west line of a vacated alley and Lot 799 of said Smiths Addition to Mansfield, to the place of beginning, containing **0.232 acres** (10097 square feet) more or less.

The above described parcel is subject to an easement for a driveway over the north 20 feet, thereof from the lot conveyed to Marshall C. Moore on the west to and from the said alley on the east side of the described parcel as set forth in deed to Marshall C. Moore as recorded in Volume 387, Page 182.

Basis of bearings from Plat Book 2, No. 1, Page 9, based on the north line of Marion Ave. being South 67° 43' 10" West. All reference deeds and plats are on file at the Richland County Recorder's Office, Mansfield, Ohio. All iron pins set are capped PATRIDGE SURVEYING. A survey of the above described premises was done by Robert T. Patridge Jr., P.S. #7462, in May, 1999.

5579
06/02/99

NEW SURVEY
OF EXISTING PARCEL
TAX MAP APPROVED
INITIAL DATE
RTP 6/2/99

4-19