

L-279

PROPERTY OWNERS OF ADJOINING PARCELS HAVING A COMMON WALL GRANT EASEMENTS TO THE ADJOINING PARCEL FOR THE CONSTRUCTION, REPAIR AND MAINTENANCE OF UTILITIES.

SANDY HILL ESTATES NUMBER 4  
BLOCK "F"  
V-26 P-44

L=36.14'  
R=50.00'  
Δ=41°24'35"  
C LEN=35.36'  
BRG=N 65°42'36" E

22660

114.84'

N 56°57'57" E

187.55'

22659

65.00'

N 64°25'06" E

183.50'

16' UTILITY EASE.

22658

88.32'

S 73°12'08" W 170.14'

16' UTILITY EASE.

22657

SURVEY FOR  
SOUTH SIDE  
DEVELOPMENT CO.

"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."

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION  
NO PLAT REQUIRED.

*Howard L. Morgan*  
SECRETARY, CITY PLANNING COMMISSION.

DATE *Aug 10, 1999*

NEW SPLIT  
TAX MAP APPROVED

INITIAL DATE

NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED

INITIAL DATE

21790

LEGEND

- IRON PIN FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "S.J.L. INC."

BASIS OF BEARINGS: PLAT VOL. 26, PAGE 44

ALL OF LOT 22678  
IN THE CITY OF MANSFIELD,  
COUNTY OF RICHLAND,  
STATE OF OHIO.

*Roger L. Stevens*  
Roger L. Stevens, P.S. #7052 Date 8-5-99 EM-1249H

SHAFFER, JOHNSTON, LICHTENWALTER  
& ASSOCIATES, INC.

CONSULTING ENGINEERS - SURVEYORS  
MANSFIELD OHIO WOOSTER

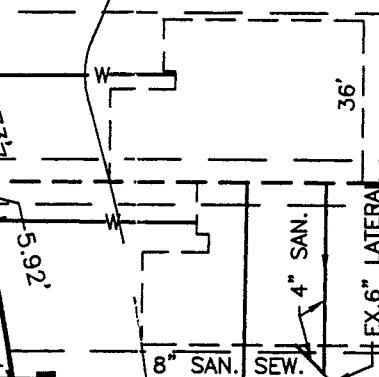


DEBORAH COURT (50')

L=40.72'  
R=315.00'  
Δ=07°24'22"  
C LEN=40.69'  
BRG=N 48°42'29" E

N 45°00'18" E 82.79'

8" SAN. SEW.



EASTERLY PART  
OF LOT 22678  
14623 SF.

WESTERLY PART  
OF LOT 22678  
13082 SF.

22678

5' COMMON WALL EASE.

5' COMMON WALL EASE.

305.43'

S 29°31'56" E

16' SEWER EASE.

N 29°31'56" W

270.19'

SAN. M.H.

22677

30' BUILDING LINE

220.70'

N 51°04'39" E

8' UTILITY EASE.

45.54'

45.54'

S 89°34'57" W

45.54'

45.54'

52.13'

N 29°45'20" E

168.75'

65.58'

52.74'

S 89°34'57" W

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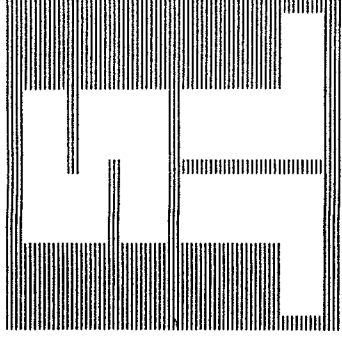
N 29°45'20" E

168.75'

65.58'

52.13'

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SURVEYORS

SHAFER, JOHNSTON, LICHTENWALTER & ASSOCIATES, INC.

CONSULTING ENGINEERS

Please reply to: Mansfield

August 5, 1999

SURVEYOR'S DESCRIPTION  
FOR  
SOUTH SIDE DEVELOPMENT COMPANY

EASTERLY PART OF LOT 22678

Situated in the City of Mansfield, County of Richland, State of Ohio and being the easterly part of Lot No. 22678 of the consecutively numbered lots in said City, also being the easterly part of Lot No. 22678 of Sandy Hill Estates Number 4, Block "F" as recorded in Volume 26, Page 44 of Richland County Plat Records and being more particularly described as follows:

Beginning at an iron pin found in the northeast corner of said Lot No. 22678, said iron pin also being in the southerly right of way line of Deborah Court (50 feet);

Thence S 29° 31' 56" E, 330.42 feet along the easterly line of said Lot No. 22678 to an iron pin found in the southeast corner of said Lot;

Thence S 89° 34' 57" W, 52.13 feet along the southerly line of said Lot No. 22678 to an iron pin set;

Thence N 29° 31' 56" W, 305.43 feet to an iron pin set in said southerly right of way line of Deborah Court (50 feet);

Thence N 45° 00' 18" E, 10.73 feet along said southerly right of way line to an iron pin found in a point of curve;

Thence northeasterly along a curve to the right having a radius of 50.00 feet, an arc length of 36.14 feet, a chord length of 35.36 feet and a chord bearing of N 65° 42' 36" E to the place of beginning and containing 14,623 square feet, more or less, but subject to all legal highways and easements of record;

Basis of bearings: Plat Volume 26, Page 44.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "S.J.L. INC.".

According to a survey made in August 1999 by Roger L. Stevens, Ohio Registered Surveyor No. 7052 for Shaffer, Johnston, Lichtenwalter and Associates, Inc.

NEW SPLIT  
TAX MAP APPROVED  
DATE 8-10-99



P.O. BOX 3598 □ MANSFIELD, OHIO 44907  
PH. 419/756-7302 □ FAX 419/756-0867



2585 CLEVELAND ROAD □ WOOSTER, OHIO 44691  
PH. 330/345-6377 □ FAX 330/345-6725

L-279

WESTERLY PART OF LOT 22678

Situated in the City of Mansfield, County of Richland, State of Ohio and being the westerly part of Lot No. 22678 of the consecutively numbered lots in said City, also being the westerly part of Lot No.22678 of Sandy Hill Estates Number 4, Block "F" as recorded in Volume 26, Page 44 of Richland County Plat Records and being more particularly described as follows:

Beginning at an iron pin found in the northwest corner of said Lot No. 22678, said iron pin also being in the southerly right of way line of Deborah Court (50 feet);

Thence northeasterly along said southerly right of way line on a curve to the left having a radius of 315.00 feet, an arc length of 40.72 feet, a chord length of 40.69 feet and a chord bearing of N 48° 42' 29" E to an iron pin found;

Thence N 45° 00' 18" E, 5.92 feet and continuing along said southerly right of way line to an iron pin set in a point of tangency;

Thence S 29° 31' 56" E, 305.43 feet to an iron pin set in the southerly line of said Lot No. 22678;

Thence S 89° 34' 57" W, 52.13 feet along said southerly line of said Lot No. 22678 to an iron pin found in the southwest corner of said lot;

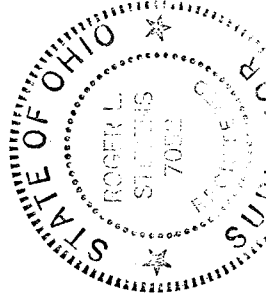
Thence N 29° 31' 56" W, 270.19 feet along the westerly line of said Lot No. 22678 to the place of beginning and containing 13,082 square feet, more or less, but subject to all legal highways and easements of record.

Basis of bearings: Plat Volume 26, Page 44.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "S.J.L. INC.".

According to a survey made in August, 1999 by Roger L. Stevens, Ohio Registered Surveyor No. 7052 for Shaffer, Johnston, Lichtenwalter and Associates, Inc.

L-279



*Roger L. Stevens*  
Roger L. Stevens  
Registered Surveyor No. 7052  
EM-1249H

"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."

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

NEW SURVEY  
OF EXISTING PARCEL  
TAX MAP APPROVED  
AUG 8 1999  
DATE

SIGNED: *Edward J. Zanic*  
SECRETARY, CITY PLANNING COMMISSION;

DATE: *Aug 10, 1999*