

NORTH



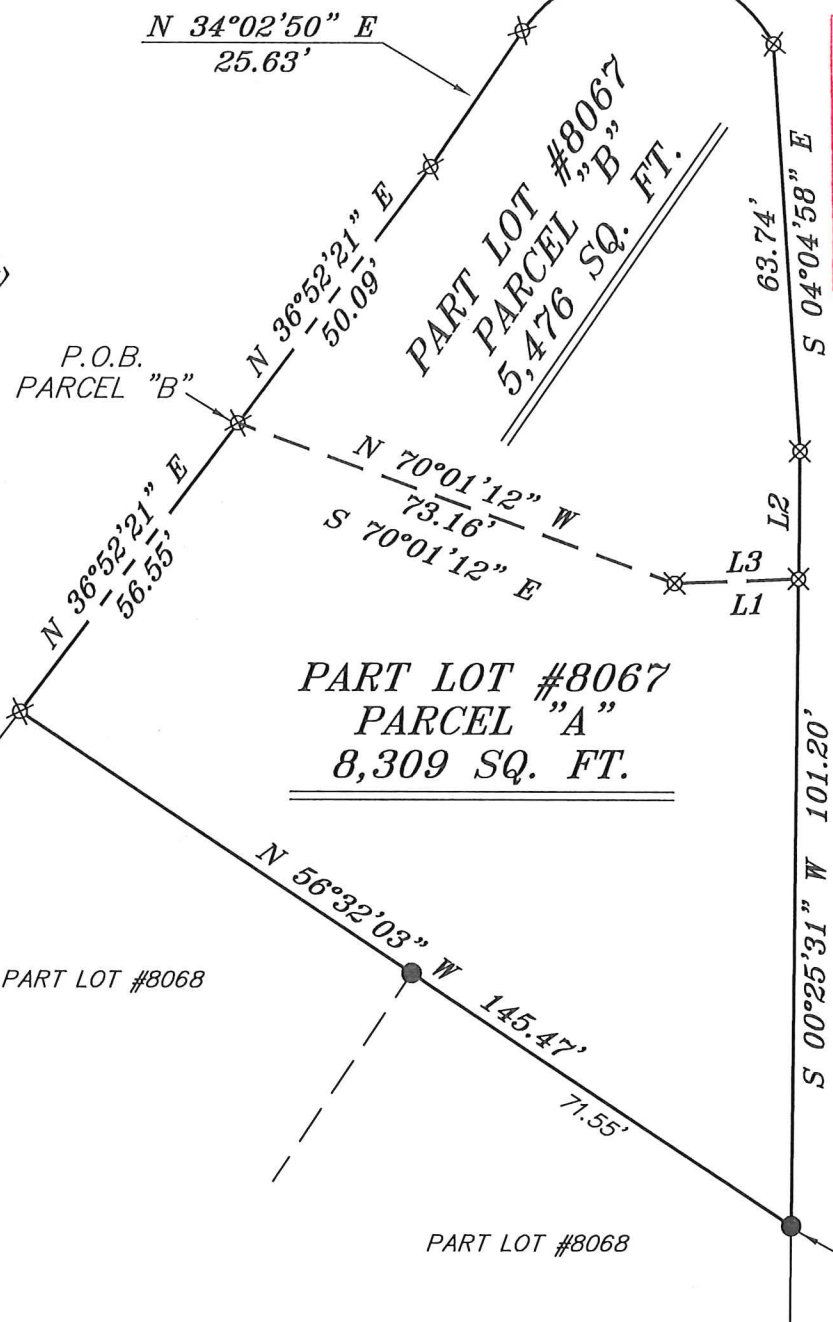
$R=23.00'$
 $\Delta=117^{\circ}44'28''$
 $L=47.26'$
 $BRG=S\ 87^{\circ}10'25''\ E$

Zoning Approved
[Signature] 5/21/19
City of Mansfield
 BASIS OF BEARING IS STATE PLANE
 GRID NORTH NAD 83 (2011), GEOID
 12A, OHIO NORTH ZONE.

REFERENCES:
 SURVEY H-161 VANCE 1996
 SURVEY P-280 BLUNK 2002
 STATE HIGHWAY PLANS ST-44

LEXINGTON AVENUE

HARTER AVENUE



| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | N 87°50'07" E | 19.43' |
| L2 | S 00°16'39" W | 20.05' |
| L3 | S 87°50'07" W | 19.43' |

NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE

EAK 5-21-19
 INITIAL DATE

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ⊗ 3" SURVEY MARKER SET
- △ RAILROAD SPIKE SET
- ▲ RAILROAD SPIKE FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP STAMPED "CRAIG 8195"

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE

EAK 5-21-19
 INITIAL DATE
LL-09



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

| | |
|-----------------------|---------------|
| SURVEY PLAT FOR | |
| PROPERTY TRANSFER | |
| PART LOT #8067 | |
| CITY OF MANSFIELD | |
| RICHLAND COUNTY, OHIO | |
| DATE: MAY 13, 2019 | SCALE: 1"=30' |
| LEXINGTON_AVE_325 | |

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
PARCEL "A"**

PART LOT #8067
CITY OF MANSFIELD,
RICHLAND COUNTY, OHIO

Situated in City of Mansfield, County of Richland, State of Ohio and being known as part Lot #8067 of the consecutively numbered lots in said city and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the southeast corner of Lot #8067 in the City of Mansfield; Thence, North 56 degrees 32 minutes 03 seconds West with the south line of Lot #8067, passing through an iron pin found for reference at 71.55 feet, a total distance of 145.47 feet to an iron pin set on the easterly right of way of Lexington Avenue (RAW varies);

Thence, North 36 degrees 52 minutes 21 seconds East with said right of way, 56.55 feet to an iron pin set;

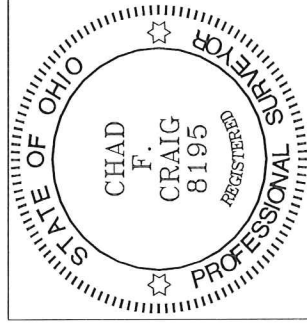
Thence, South 70 degrees 01 minute 12 seconds East, 73.16 feet to an iron pin set;

Thence, North 87 degrees 50 minutes 07 seconds East, 19.43 feet to an iron pin set on the east line of Lot #8067;

Thence, South 00 degrees 25 minutes 31 seconds West with said east line, 101.20 feet to the place of beginning, containing 8,309 square feet according to survey by Chad F. Craig P.S. 8195 on May 13, 2019 but subject to all easements, right of ways and highways of record.

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

Bearings are based on State Plane Grid North NAD 83 (2011), Geoid 12A, Ohio North Zone and are intended to be used for angular determination only.



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 5-24-19 INITIAL DATE
LL-09

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

SEILER & CRAIG SURVEYING, INC.

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

Email: seilerandcraig@seilerandcraig.com

**SURVEY DESCRIPTION
PARCEL "B"**

PART LOT #8067
CITY OF MANSFIELD,
RICHLAND COUNTY, OHIO

Situated in City of Mansfield, County of Richland, State of Ohio and being known as part Lot #8067 of the consecutively numbered lots in said city and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the southeast corner of Lot #8067 in the City of Mansfield; Thence, North 56 degrees 32 minutes 03 seconds West with the south line of Lot #8067, passing through an iron pin found for reference at 71.55 feet, a total distance of 145.47 feet to an iron pin set on the easterly right of way of Lexington Avenue (RW varies); Thence, North 36 degrees 52 minutes 21 seconds East with said right of way, 56.55 feet to an iron pin set, the place of beginning of the parcel herein described;

Thence, continuing North 36 degrees 52 minutes 21 seconds East with said right of way, 50.09 feet to an iron pin set;

Thence, North 34 degrees 02 minutes 50 seconds East with said right of way, 25.63 feet to an iron pin set;

Thence, with a non-radial curve to the right, with a central angle of 117 degrees 44 minutes 28 seconds, a radius of 23.00 feet, an arc length of 47.26 feet, on a chord bearing of South 87 degrees 10 minutes 25 seconds East and a chord length of 39.38 feet to an iron pin set on the east line of Lot #8067;

Thence, South 04 degrees 04 minutes 58 seconds East with said east line, 63.74 feet to an iron pin set;

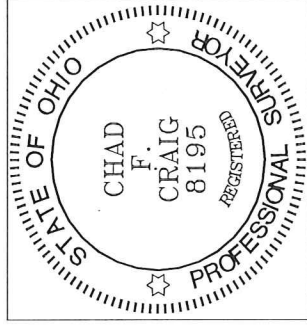
Thence, South 00 degrees 16 minutes 39 seconds West with said east line, 20.05 feet to an iron pin set;

Thence, South 87 degrees 50 minutes 07 seconds West, a distance of 19.43 feet to an iron pin set;

Thence, North 70 degrees 01 minute 12 seconds West 73.16 feet to the place of beginning, containing 5,476 square feet according to survey by Chad F. Craig P.S. 8195 on May 13, 2019 but subject to all easements, right of ways and highways of record.

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

Bearings are based on State Plane Grid North NAD 83 (2011), Geoid 12A, Ohio North Zone and are intended to be used for angular determination only.



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

INITIAL *EAK* DATE *5-21-19*
LL-09

A handwritten signature in blue ink that reads "Chad F. Craig".

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