

Zoning Approved
MM
City of Mansfield
Date 1/23/19

NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 1-23-19
 INITIAL DATE
LL-11

$R=30.00'$
 $\Delta=90^{\circ}00'34''$
 $L=47.13'$
 $BRG=N 06^{\circ}30'23'' W$
 $C LEN=42.43'$

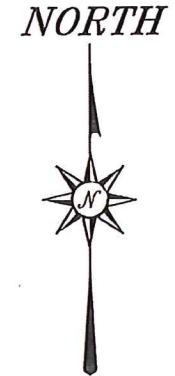
THE EASTERLY R/W
 LEXINGTON AVENUE
 $R=1462.39'$
 $\Delta=04^{\circ}20'12''$
 $L=110.69'$
 $BRG=N 36^{\circ}19'31'' E$
 $C LEN=110.66'$

3.26 ACRES

RICHLAND COUNTY BOARD
 OF COMMISSIONERS
 LEASE
 O.R.V. 857, PAGE 460

REHABILITATION SERVICE OF
 NORTH CENTRAL OHIO INC.
 L.V. 52, PAGE 276

BANK ONE MANSFIELD OHIO &
 H. EUGENE RYAN TRUSTEES
 DEED VOLUME 804, PAGE 204



BASIS OF BEARING IS STATE PLANE
 GRID NORTH NAD 83 (2011), GEOID
 12A, OHIO NORTH ZONE.

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"



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 NW QTR. SEC. 33, T-21, R-18 MADISON TOWNSHIP, CITY OF MANSFIELD RICHLAND COUNTY, OHIO	
DATE: JANUARY 14, 2019	SCALE: 1"=100'
LEXINGTON_AVE_555	

LEXINGTON AVENUE
 60' R/W

STERKEL BOULEVARD 80' R/W

N 87°47'31" E 467.19'

S 38°29'37" W 320.20'

S 25°41'23" W 225.61'

N 10°11'29" W 0.36'

N 38°29'37" E 94.95'
 S 51°30'23" E 1.00'
 N 38°29'20" E 1.00'

P.O.B.

LOT #10109

LOT #10108

THE EASTERLY R/W
 LEXINGTON AVENUE

THE NORTHERLY R/W
 STERKEL BOULEVARD

SEILER & CRAIG SURVEYING, INC.

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

Email: seilerandcraig@seilerandcraig.com

SURVEY DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 33
CITY OF MANSFIELD
RICHLAND COUNTY, OHIO

Situated in the City of Mansfield (formerly Madison Township), County of Richland, State of Ohio and being a part of the Northwest Quarter of Section 33, of Township 21 North, Range 18 West, and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the southwest corner of Lot #10108 in the City of Mansfield; Thence, North 87 degrees 47 minutes 31 seconds East with the south line of Lot #10108, 467.19 feet to an iron pin set on the northwest corner of a parcel currently leased by Rehabilitation Service of North Central Ohio Inc. (L.V. 52, Page 276);

Thence, South 38 degrees 29 minutes 37 seconds West with the west line of said leased lands parcel, 320.20 feet to an iron pin found;

Thence, South 25 degrees 41 minutes 23 seconds West with said west line, 225.61 feet to a point on the northerly right of way of Sterkel Boulevard (80' R/W) and referenced by an iron pin found on a bearing of North 10 degrees 11 minutes 29 seconds West and at a distance of 0.36 feet;

Thence, North 51 degrees 30 minutes 23 seconds West with said right of way, 370.00 feet to a point referenced by an iron pin set on a bearing of North 38 degrees 29 minutes 20 seconds East and at a distance of 1.00 feet;

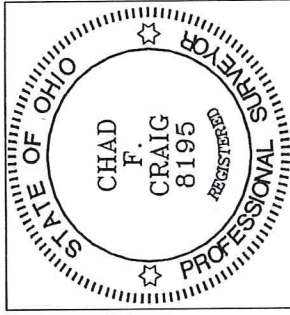
Thence, with said right of way, with a curve to the right, with a central angle of 90 degrees 00 minutes 34 seconds, a radius of 30.00 feet, an arc length of 47.13 feet, on a chord bearing of North 06 degrees 30 minutes 23 seconds West and a chord length of 42.43 feet to a point on the easterly right of way of Lexington Avenue (60' R/W) and referenced by an iron pin set on a bearing of South 51 degrees 30 minutes 23 seconds East and at a distance of 1.00 foot;

Thence, North 38 degrees 29 minutes 37 seconds East with said right of way, 94.95 feet to a point referenced by an iron pin set on a bearing of South 51 degrees 30 minutes 23 seconds East and at a distance of 1.00 foot;

Thence, with said right of way, with a curve to the left, with a central angle of 04 degrees 20 minutes 12 seconds, a radius of 1462.39 feet, an arc length of 110.69 feet, on a chord bearing of North 36 degrees 19 minutes 31 seconds East and a chord length of 110.66 feet to the place of beginning, containing 3.26 acres, according to survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on January 14, 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

EAX 1-23-19
INITIAL DATE
LL-11

Chad F. Craig

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