

3497 University Drive, N.E.
New Philadelphia, Ohio 44663

DIVERSIFIED ENGINEERING INC.

Consulting Engineers & Surveyors

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DESCRIPTION OF A 2.359 ACRE TRACT

Situated in the Township of Weller, County of Richland and the State of Ohio.

Being located in the Northeast Quarter of Section 25 of Township 22, Range 18 and being a part of a 53.624 acre tract as conveyed to Richard and Gertrude Backensto by a deed recorded in Volume 814 at Page 417 of the Richland County Deed Records, Auditor's Parcel No. 051-20-199-08-000 and being more fully described as follows:

Commencing at an iron pipe (found) at the northeast corner of the Northeast Quarter of Section 25 and the northeast corner of a 8.19 acre tract (O.R. 430 at Page 10);

thence with the north line of said quarter section and the north line of said 8.19 acre tract, N 90° 00' 00" W, 1201.15 feet to a railroad spike (found) at the northwest corner of said 8.19 acre tract, on the north line of said quarter section, in Robinson Road South (TR-257) and the northeast corner of a 2.693 acre tract (O. R. 539 at Page 32);

thence with the west line of said 8.19 acre tract, the east line of said 2.693 acre tract and with said road, S 41° 20' 04" E, 250.00 feet to a point on the west line of said 8.19 acre tract, the east line of said 2.693 acre tract and in said road;

thence continuing with the west line of said 8.19 acre tract, the east line of said 2.693 acre tract, the west line of a 2.26 acre tract (O.R.V. 745 at Page 24), the east line of the aforementioned 53.624 acre tract and with said road, S 34° 47' 00" E, 255.75 feet to a point on the west line of said 2.26 acre tract, the east line of said 53.624 acre tract and in said road;

thence continuing with the west line of said 2.26 acre tract, the east line of said 53.624 acre tract, the west line of a 9.97 acre tract (Volume 883 at Page 800) and with said road, S 34° 31' 21" E, 479.33 feet to a point on the east line of said 53.624 acre tract, the west line of said 9.97 acre tract and in said road and being the **True Place of Beginning** of

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the tract herein to be described;

thence from said beginning and continuing with the east line of said 53.624 acre tract, the west line of said 9.97 acre tract and with said road, S 30° 29' 06" E, 330.62 feet to a point on the east line of said 53.624 acre tract, the west line of said 9.97 acre tract and in said road;

thence with a new line through said 53.624 acre tract, S 88° 50' 59" W, 578.62 feet to an iron pipe (found) at the northwest corner of a 1 acre tract (Volume 816 at Page 541) and passing on line an iron pin (set) at 24.03 feet;

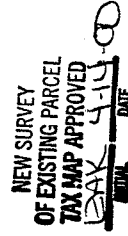
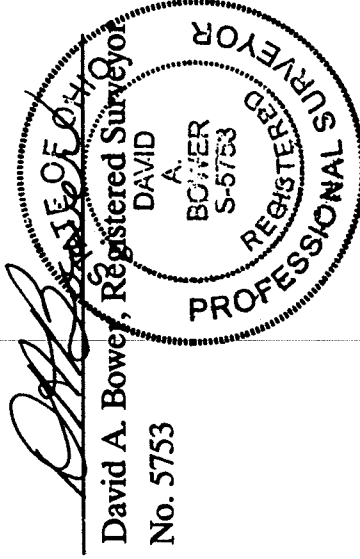
thence N 01° 22' 18" W, 92.83 feet to an iron pin (set);

thence N 63° 44' 36" E, 460.51 feet to the True Place of Beginning and passing on line an iron pin (set) at 421.21 feet, containing 2.359 acres, more or less, but subject to all legal highways, easements, reservations and restrictions of record.

Bearings are oriented to the monumented north line of the Northeast Quarter of Section 25 as recorded in Volume 814 at Page 417 of the Richland County Deed Records.

All iron pins set are 30" x 3/4" round steel bars with plastic caps stamped "D A Bower 5753".

Description prepared from a field survey by D. A. Bower, Registered Surveyor No. 5753 in March 2000.



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PLACE OF BEGINNING

N 90°00'00" W
1201.15'

NE COR.
NE QTR.
SEC. 25

R.E. PAGANI
O.R.V. 430, P. 10
8.19 AC. TR.

C&S BRICKER
O.R.V. 745, P. 24
2.26 AC. TR.

STEVE & KELLY
BACKENSTO
O.R.V. 589, P. 32
2.683 AC. TR.

S 41°20'04" E
250.00'

S 34°47'00" E
255.75'

ROBINSON ROAD SOUTH (T.R. #257)
S 34°31'21" E
479.33'

BEARINGS ON THIS MAP ARE
ORIENTED TO THE MONUMENTED
NORTH LINE OF THE N.E. QTR.
SEC. 25 AS RECORDED IN VOL.
814 AT PAGE 417 OF THE
RICHLAND COUNTY DEED RECORDS.

C. & A. WILLIAMS
V. 883, P. 800
9.87 AC. TR.

LEGEND

- DENOTES IRON PIN (FOUND)
 - ▲ DENOTES RAILROAD SPIKE (FOUND)
 - ◎ DENOTES IRON PIPE (FOUND)
 - DENOTES IRON PIN (SET)
 - DENOTES PK NAIL (SET)
 - × DENOTES DRILL HOLE (SET)
- IRON PINS (SET) ARE 30" x 3/4" ROUND
STEEL RODS WITH YELLOW PLASTIC CAPS
STAMPED "D A BOWER 5753".

PARCEL # 051-20-199-08-000
(PARENT TRACT)
R. & G. BACKENSTO
V. 814, P. 417
53.624 AC. TR.

NEW SURVEY
OF EXISTING PARCEL
TAX MAP APPROVED
EAK 4-11-00
INITIAL DATE

TRUE PLACE
OF BEGINNING

39.30'

N 63°44'36" E
460.51'

TO BE CONVEYED
2.359 ACRES

92.83'
N 01°22'18" W

S 88°50'59" W 578.62'

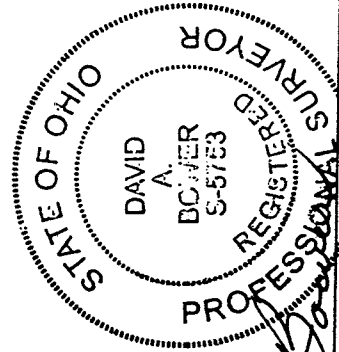
24.03'

S 30°29'06" E
330.62'

CONFORMS TO WELLER TOWNSHIP,
ZONING RESOLUTION THIS DATE 7 April 00

LARRY G. STAMPER
V. 816, P. 541
1 AC. TR.

ZONING INSPECTOR



PLAT OF SURVEY

SCALE: 1" = 100'	GRANTOR: RICHARD & GERTRUDE BACKENSTO
SURVEYED: LOB 3-31-00	GRANTEE:
DRAWN: DAB 3-31-00	
CHECKED: DAB 3-31-00	
DATE OF SURVEY: 3-24-00	

LOCATION: PART OF THE NE QUARTER
SEC. 25 TWP. 22 R. 18
WELLER TOWNSHIP RICHLAND COUNTY

FILE ID: BACKENSTO S1 OF 1

DAVID A. BOWER, REGISTERED SURVEYOR #5753

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