

M-161

PROPERTY LOCATION

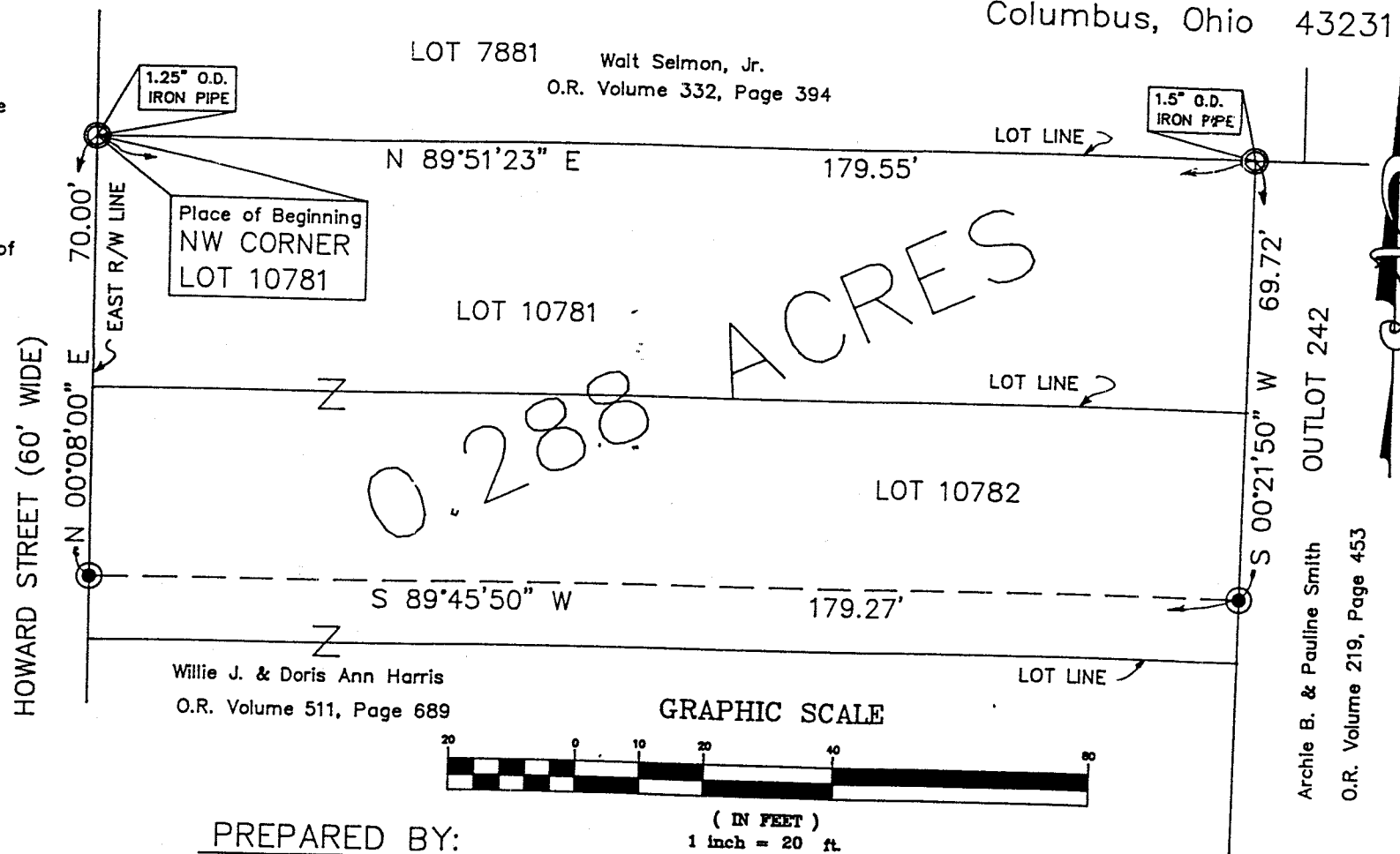
Situated in the City of Mansfield, County of Richland, State of Ohio, and being Lot 10781 & part Lot 10782, of the Consecutively Numbered Lots of The City of Mansfield, as recorded in Plat Volume 14, Page 11, of the Richland County Plat Records.

Being a Survey of a parcel now or formerly conveyed to Katherine Hittinger, as recorded in Official Record Volume \_\_\_\_\_ Page \_\_\_\_\_ in the Richland County Records, and being Auditors Parcel No. 027-04-217-10-0000.

The bearings of this plat are based on the East Right of way line of Howard Street (60' Wide) as N 00°08'00" E, and is an assumed Meridian used to denote angles only.

PREPARED FOR:

Capital Title Agency  
5875 Cleveland Avenue  
Columbus, Ohio 43231



NEW SURVEY OF EXISTING PARCEL TAX MAP APPROVED  
DATE 4/24/00

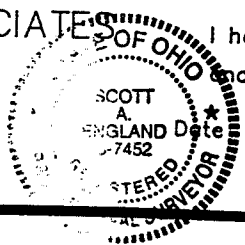
LEGEND

- — IRON PIN FOUND
- — IRON PIN SET
- △ — MAG SPIKE SET
- ▲ — SPIKE FOUND
- — STONE FOUND

All iron pins set are 5/8" o.d. reinforcing bars with yellow caps labeled "S.A. ENGLAND #7452".

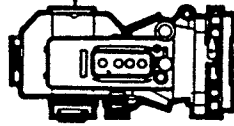
PREPARED BY:

S.A. ENGLAND & ASSOCIATES  
P.O. Box 600  
Thornville, Ohio 43076  
PH: 740-928-8680



I hereby certify that an actual survey was made of the premises and that this plat is correct to the best of my knowledge.

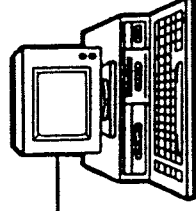
Scott A. England, P.S.  
Ohio Registered Surveyor #7452



# S.A. ENGLAND & ASSOCIATES

Professional Land Surveying

P.O. Box 600  
Thornville, Ohio 43076



Phone: 740-928-8680

E-mail: [www.surveyohio.com](http://www.surveyohio.com)

Fax: 740-928-9565

Ohio Phone: 1-800-551-5844

## Legal Description 0.288 Acres (HITTINGER DESCRIPTION)

Situated in the City of Mansfield, County of Richland, State of Ohio, and being Lot 10781 & Part Lot 10782, of the Consecutively Numbered Lots of the City of Mansfield, as recorded in Plat Book 14, Page 11, of the Richland County Records, and being more particularly described as follows:

Being a Survey of a parcel now or formerly conveyed to Katherine Hittinger, as recorded in Official Record Volume         , Page         , in the Richland County Records, being Auditor's Parcel No. 027-04-217-10-000, and further described as follows;

Commencing at a 1.25" o.d. iron pipe found on the East Right of Way line of Howard Street (60' Wide) marking the Northwest corner of said Lot 10781, also being the Southwest corner of Lot 7881 conveyed to Walt Selmon, Jr., as recorded in Official Record Volume 332, page 394, and being the Principle place of beginning of the tract herein to be described;

Thence, N 89°51'23" E 179.55 feet with the North line of said Lot 10781, the same being the South line of said Lot 7881, to a 1.5" o.d. iron pin found marking the Northeast corner of said Lot 10781, and being the Northwest corner of Outlot 242 conveyed to Archie B. & Pauline Smith, as recorded in Official Record Volume 219, Page 453;

Thence, S 00°21'50" W 69.72 feet with the East line of said Lot 10781 and continuing along a part of the East line of said Lot 10782, the same being the West line of said Outlot 242 and said parcel conveyed to Smith, to an iron pin set marking the Northeast corner of a parcel conveyed to Willie J. & Doris Ann Harris, as recorded in Official Record Volume 511, Page 689;

Thence, S 89°45'50" W 179.27 feet with the North line of said parcel conveyed to Harris across said Lot 10782, to an iron pin set marking the Northwest corner thereof, and being on the East Right of Way line of Howard Street;

Thence, N 00°08'00" E 70.00 feet with the East Right of Way line of Howard Street, the same being the West line of said Lots 10782 & 10781, to the place of beginning, and containing 0.288 acres, more or less, and is subject to all legal easements and right of ways of record.

The bearings of the above description are based on the East Right of Way line of Howard Street (60' Wide) as N 00°00'00" E, and is based on an assumed meridian used to denote angles only.

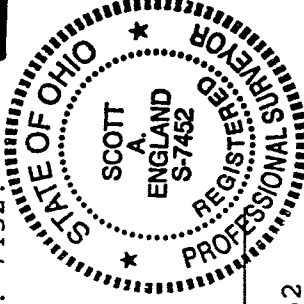
All iron pins set are 5/8" o.d. reinforcing bars with yellow caps labeled "S.A. England #7452".

The above description was based on an actual field survey of the premises in April of 2000, by S.A. England and Associates, under the supervision of Scott A. England, Registered Surveyor No. 7452.

APPROVED  
DATE

Dated 4/24/00

Scott A. England, P.S.  
Ohio Registered Surveyor #7452



M-161