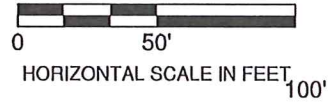


PLYMOUTH STREET-(66' R/W)

MAIN STREET-(66' R/W)

BEING LOT #1, #3, AND PART OF
OUTLOT 6, VILLAGE OF LEXINGTON,
RICHLAND COUNTY, OHIO



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 4-21-21
INITIAL DATE
NN-142



- ⦿ DRILL HOLE SET IN CONCRETE
- I.P.S. IRON PIN SET-5/8" REBAR W/CAP STAMPED "McCARTNEY S-7921"
- ⊙ P.F. IRON PIPE FOUND
- M.N.S. MAGNAIL SPIKE SET-2" LONG
- Ⓜ MONUMENT BOX FOUND
- I.P.F. IRON PIN FOUND
- ⚡ RAILROAD SPIKE FOUND

[Signature]
4/20/2021
ADMINISTRATIVE DIRECTOR

Distances shown hereon are expressed in feet and decimal parts thereof.

Bearings are to an assumed meridian and are used to express angles only.

CERTIFICATION: I hereby state that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code.

By: *[Signature]* 03/12/2021
Nathaniel B. Ramsey, P.S. #8396 Date
for K.E. McCartney & Associates, Inc.


K.E. McCartney & Associates, Inc.
Engineers • Planners • Surveyors

LEGAL DESCRIPTION

03/12/2021
GS-774

Situated in the Village of Lexington, County of Richland, State of Ohio and being all of Lots #1, #3, a vacated alley and part of Outlot #6 in said Village, being more particularly described as follows;

Beginning for the same at an iron pipe found and accepted as marking the southeast corner of Lot #113, said iron pipe also being in the southwest corner of a parcel conveyed to Lexington Plaza Properties, LLC. by official record volume 1788, page 220;

Thence, the following **EIGHT** Courses:

1. **South 87 degrees 36 minutes 29 seconds East, 116.32 feet** along the south line of said Lexington Plaza Properties, LLC. parcel to an iron pin set;
2. **South 02 degrees 26 minutes 53 seconds West, 147.77 feet** to an iron pin set on the north line of Lot #5;
3. **North 87 degrees 51 minutes 27 seconds West, 35.49 feet** along the north line of said Lot #5 to an iron pin found in the northwest corner thereof;
4. **South 02 degrees 25 minutes 19 seconds West, 131.87 feet** along the west line of said Lot #5 to an iron pin set in the southwest corner thereof, said iron pin also being on the north existing right of way line of Main Street-(66' R/W);
5. **North 87 degrees 48 minutes 16 seconds West 148.37 feet** along said north existing right of way line to an iron pipe found in the southwest corner of Lot #1;
6. **North 02 degrees 34 minutes 58 seconds East, 131.73 feet** along the west line of said Lot #1 to an iron pin set in the northwest corner thereof, said iron pin also being on the south line of Lot #117;
7. **South 87 degrees 55 minutes 08 seconds East, 66.03 feet** along the south line of said Lot #117 to a drill hole set in concrete and being in the southeast corner thereof;
8. **North 02 degrees 53 minutes 13 seconds East, 148.23 feet** along the east line of said Lot #117, the east line of Lot #115 and the east line of an alley to the **Place of Beginning**, and containing a total of 36835.18 square feet, more or less, of which 8656.31 sq. ft. are located in said Lot #1, 8768.89 sq. ft. are located in said Lot #3,

2109.84 sq. ft are located in said vacated alley, and 17300.14 sq. ft. are located in said part Outlot #6, and subject to all easements, leases, and use restrictions of record;

This description was prepared and reviewed in March 2021 by Nathaniel B. Ramsey, P.S. S-8396 from an actual field survey performed for K.E. McCartney and Associates, Inc.

Iron pins set are 5/8" diameter rebar with plastic cap stamped McCartney S-7921.

Basis of Bearings: Bearings based on an assumed meridian and are used to express angles only.




Nathaniel B. Ramsey
Ohio Registered Professional Surveyor No. 8396
for K.E. McCartney & Associates, Inc.

NEW SPLIT
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