

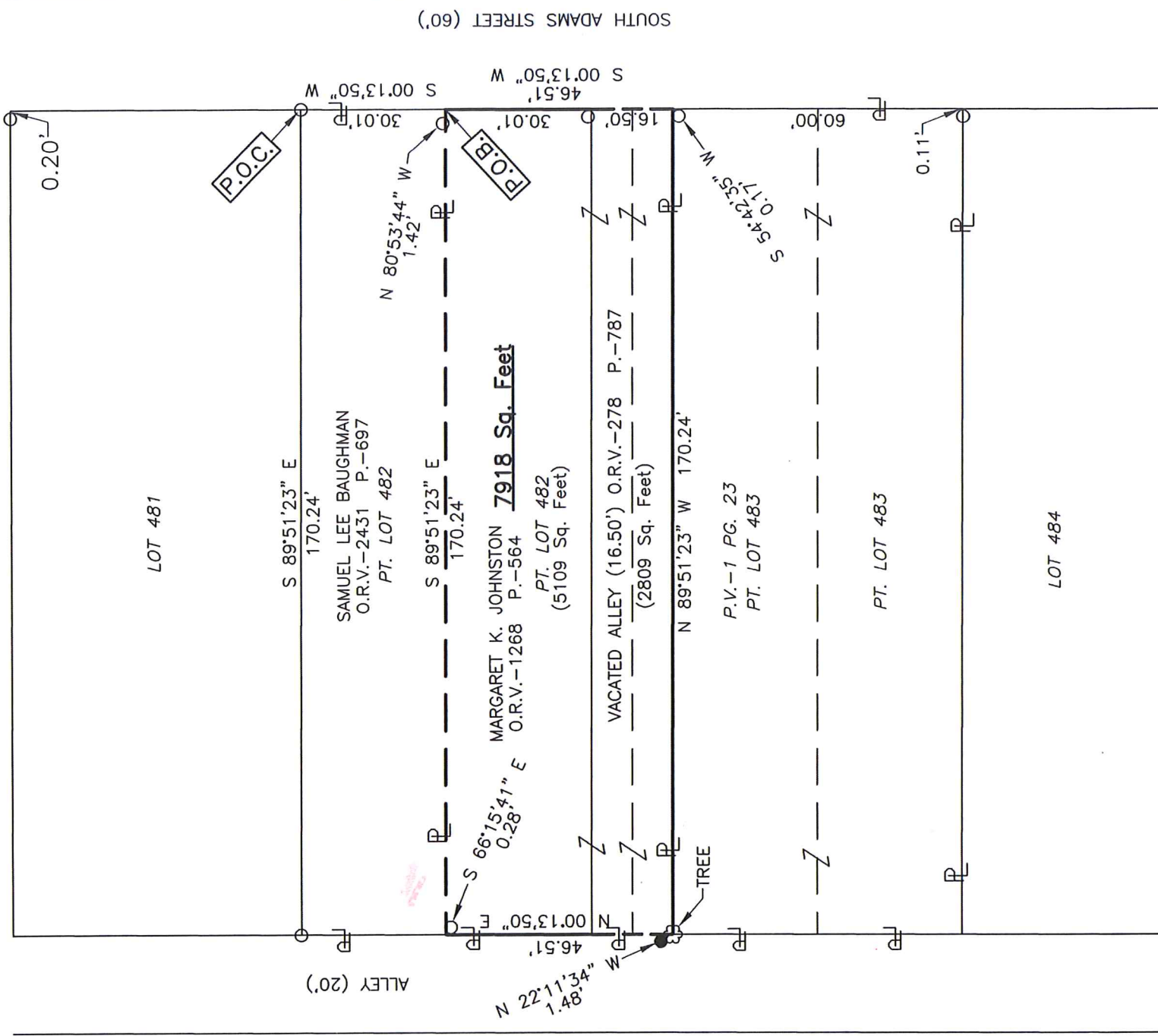
SURVEY FOR: MARGARET JOHNSTON

DATE: 6-11-21

JOB NUMBER: MANS-482

LOCATION: PART OF LOT 482 & VAC. ALLEY
IN THE CITY OF MANSFIELD,
RICHLAND CO., STATE OF OHIO.

ARCH STREET (40')



LEGEND

- IRON PIN FOUND
 - IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"
- NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

JRC INITIAL
6-23-21 DATE
NN-232



Roger L. Stevens
Roger L. Stevens, P.S. #7052

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 certify that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code and is correct to the best of my knowledge.

**SURVEYOR'S DESCRIPTION FOR
MARGARET JOHNSTON**

Part of Lot 482 & Vac. Alley

Situated in the City of Mansfield, County of Richland, State of Ohio, being part of Lot 482 and vacated alley of the consecutively numbered Lots in said City as recorded in plat volume 1, page 23 and being more particularly described as follows:

Commencing at an iron pin found in the northeast corner of said Lot 482, said iron pin also being in the west the right of way line of South Adams Street (60');

Thence S 00° 13' 50" W, 30.01 feet along the east line of said Lot 482 also being along said west right of way line of South Adams Street (60') to a point being the southeast corner of a parcel of land conveyed to Samuel Lee Baughman by official records volume 2431, page 697, said point being referenced by an iron pin found N 80° 53' 44" W, 1.42 feet from said point and being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) **S 00° 13' 50" W, 46.51 feet** and continuing along said east line of said Lot 482 and along the east line of vacated alley (16.50) also continuing along said west right of way line of South Adams Street (60') to a point being the southeast corner of said vacated alley (16.50), being the northeast corner of Lot 483 and being referenced by an iron pin found S 54° 42' 35" W, 0.17 feet from said point;
- 2) **N 89° 51' 23" W, 170.24 feet** along the south line of said vacated alley (16.50) also being along the north line of said lot 483 to a point being the southwest corner of said vacated alley (16.50), said point also being the northeast corner of said Lot 483. being in the east right of way line of an alley (20.00') and being referenced by an iron pin set N 22° 11' 34" W, 1.48 feet from said point;
- 3) **N 00° 13' 50" E, 46.51 feet** along the west line of said vacated alley (16.50) and along the west line of said Lot 482, also being along said east right of way line of said alley (20.00') to a point being the southwest corner of said land of Samuel Lee Baughman, said point being referenced by an iron pin found S 66° 15' 41" E, 0.28 feet from said point;
- 4) **S 89° 51' 23" E, 170.24 feet** along the south line of said land of Samuel Lee Baughman to the **true place of beginning**, and containing **7,918 square feet**, more or less, of which 5,109 square feet are in part of Lot 482 and 2,809 square feet are in vacated alley and subject to all legal highways and easements of record.

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

Iron pin set is 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in June 2021 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

JRG 6-23-21
INITIAL DATE
NN-232



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Registered Surveyor No. 7052
MANS-482