

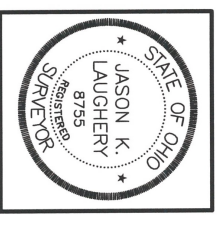
LINE	BEARING	DISTANCE
R1	N 00°02'50" E	30.00'
R2	S 00°09'48" E	29.15'
R3	S 00°09'48" E	30.00'
R4	N 01°10'08" W	30.00'

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
**EAK** 8-10-21  
INITIAL DATE  
NN-294

HAL D. PROSSER  
O.R. V-0225,  
P-0389

I HEREBY CERTIFY THIS PLAT TO BE A TRUE DELINEATION OF A FIELD SURVEY PERFORMED IN JULY, 2021 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE.

JASON K. LAUGHERY  
REGISTERED SURVEYOR #8755



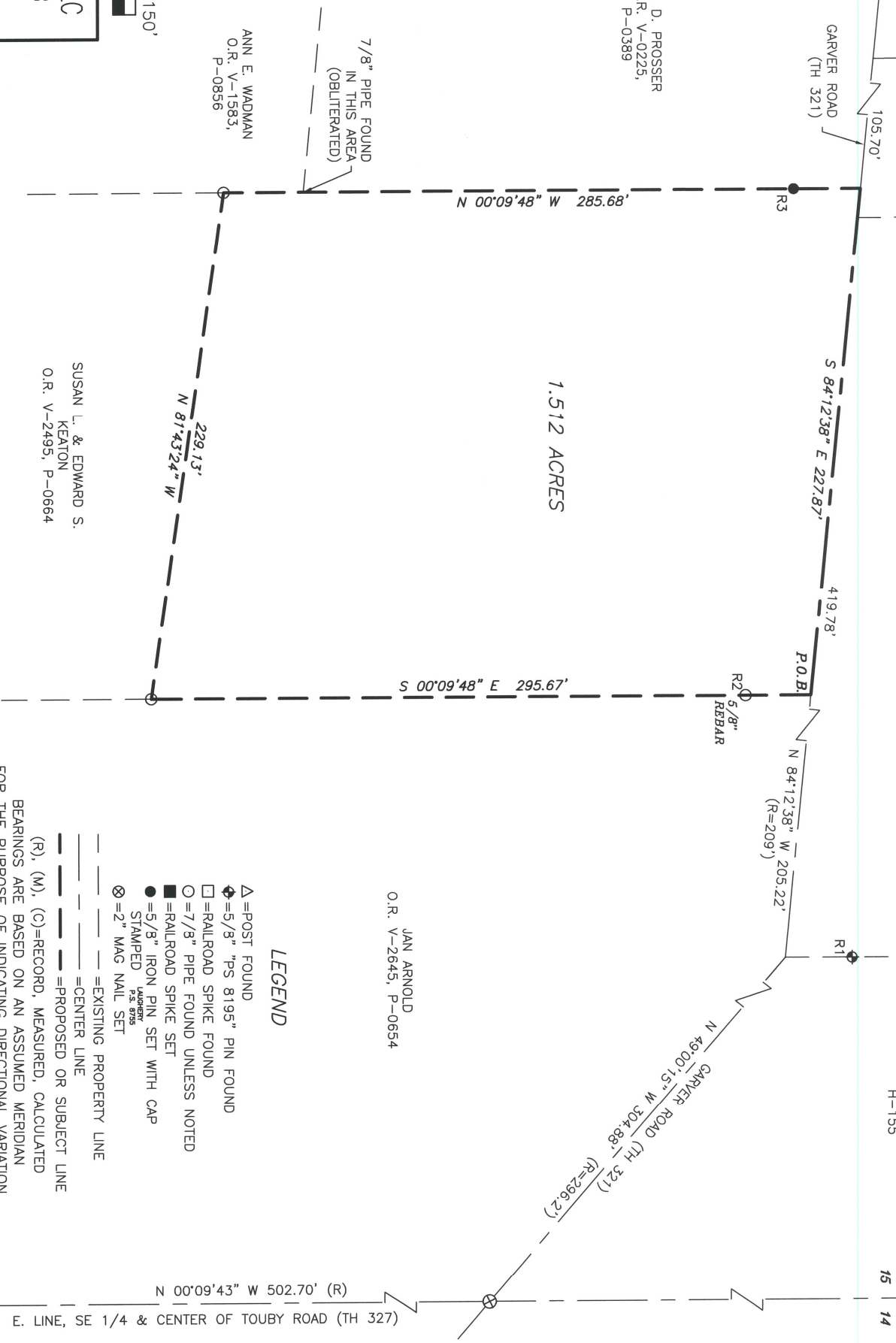
LAUGHERY LAND SURVEYING, LLC  
967 US HWY 42 unit B  
ASHLAND, OHIO 44805  
laugherysurveys@gmail.com 419-289-0469

SE 1/4, SECTION 15, T-20, R-18  
WASHINGTON TOWNSHIP  
RICHLAND COUNTY, OHIO

DRAWN BY JKL DATE 07/27/21 SCALE 1"=50'

PLAT OF A SURVEY TO LOCATE AND DESCRIBE A TRACT OF LAND CONVEYED TO JAMES E. LAVIGNE BY DEED RECORDED IN OFFICIAL RECORDS VOLUME 2687, PAGE 0785.

REFERENCES:  
ALL DEEDS SHOWN.  
SURVEYS:  
AA-89  
H-155



**LEGEND**

- △ = POST FOUND
  - ◆ = 5/8" "PS 8195" PIN FOUND
  - = RAILROAD SPIKE FOUND
  - = 7/8" PIPE FOUND UNLESS NOTED
  - = RAILROAD SPIKE SET
  - = 5/8" IRON PIN SET WITH CAP
  - ⊗ = 2" MAG NAIL SET
  - = EXISTING PROPERTY LINE
  - = CENTER LINE
  - - - = PROPOSED OR SUBJECT LINE
- (R), (M), (C) = RECORD, MEASURED, CALCULATED  
BEARINGS ARE BASED ON AN ASSUMED MERIDIAN  
FOR THE PURPOSE OF INDICATING DIRECTIONAL VARIATION,  
DISTANCES ARE MEASURED UNLESS OTHERWISE STATED.  
ANGLES ARE IN DEG - MIN - SEC.  
DISTANCES ARE IN FEET

JAN ARNOLD  
O.R. V-2645, P-0654

15  
14  
P.O.C.  
22  
23

**LAUGHERY LAND SURVEYING, LLC**  
**967 US 42, unit B**  
**ASHLAND, OHIO 44805**

**1.512 ACRES**

The following parcel of land Situated in the State of Ohio, the County of Richland and the Township of Washington;

Known as being part of the southeast quarter of Section 15, Township 20, Range 18, and being more fully described as follows:

Beginning for reference at a railroad spike found at the southeast corner of the southeast quarter of Section 15; Thence North  $00^{\circ}-09'-43''$  West, along the east line of the southeast quarter of Section 15 and the center of Touby Road (TH 327), a distance of 502.70 feet to a Mag nail set in the center of Garver Road (TH 321); Thence North  $49^{\circ}-00'-15''$  West, along the center of said Garver Road, a distance of 304.88 feet to a point, said point being referenced by a  $5/8''$  "PS 8195" pin found North  $00^{\circ}-02'-50''$  East a distance of 30.00 feet; Thence North  $84^{\circ}-12'-38''$  West, along the center of said Garver Road, a distance of 205.22 feet to a point at the northwest corner of a parcel of land conveyed to Jan Arnold by deed recorded in Official Records Volume 2645, Page 0654, said point being referenced by a  $5/8''$  rebar found South  $00^{\circ}-09'-48''$  East a distance of 29.15 feet, said point also being the true place of beginning for the parcel herein to be conveyed;

Thence along the following 4 courses:

1. **South  $00^{\circ}-09'-48''$  East**, along the west line of said Arnold parcel, a distance of **295.67 feet** to a  $7/8''$  pipe found at the northeast corner of a parcel of land conveyed to Susan L. and Edward S. Keaton by deed recorded in Official Records Volume 2495, Page 0664;
2. **North  $81^{\circ}-43'-24''$  West**, along the north line of said Keaton parcel, a distance of **229.13 feet** to a  $7/8''$  pipe found on the east line of a parcel of land conveyed to Ann E. Wadman by deed recorded in Official Records Volume 1583, Page 0856;
3. **North  $00^{\circ}-09'-48''$  West**, along the east line of said Wadman parcel and the east line of a parcel of land conveyed to Hal D. Prosser by deed recorded in Official Records Volume 0225, Page 0389, a distance of **285.68 feet** to a point in the center of said Garver Road, said point being referenced by an iron pin set South  $00^{\circ}-09'-48''$  East a distance of 30.00 feet;
4. **South  $84^{\circ}-12'-38''$  East**, along the center of said Garver Road, a distance of **227.87 feet** to the true place of beginning.

The tract of land as surveyed contains **1.512 acres** of land subject to all legal highways and easements of record. Bearings are based on an assumed meridian for the purpose of indicating directional variation. All iron pins set are  $5/8''$  rebar, 30" long with cap stamped "Laughery- P.S. 8755".

The above description was prepared by Jason K. Laughery, Registered Surveyor No. 8755, from notes of a field survey performed July, 2021.