

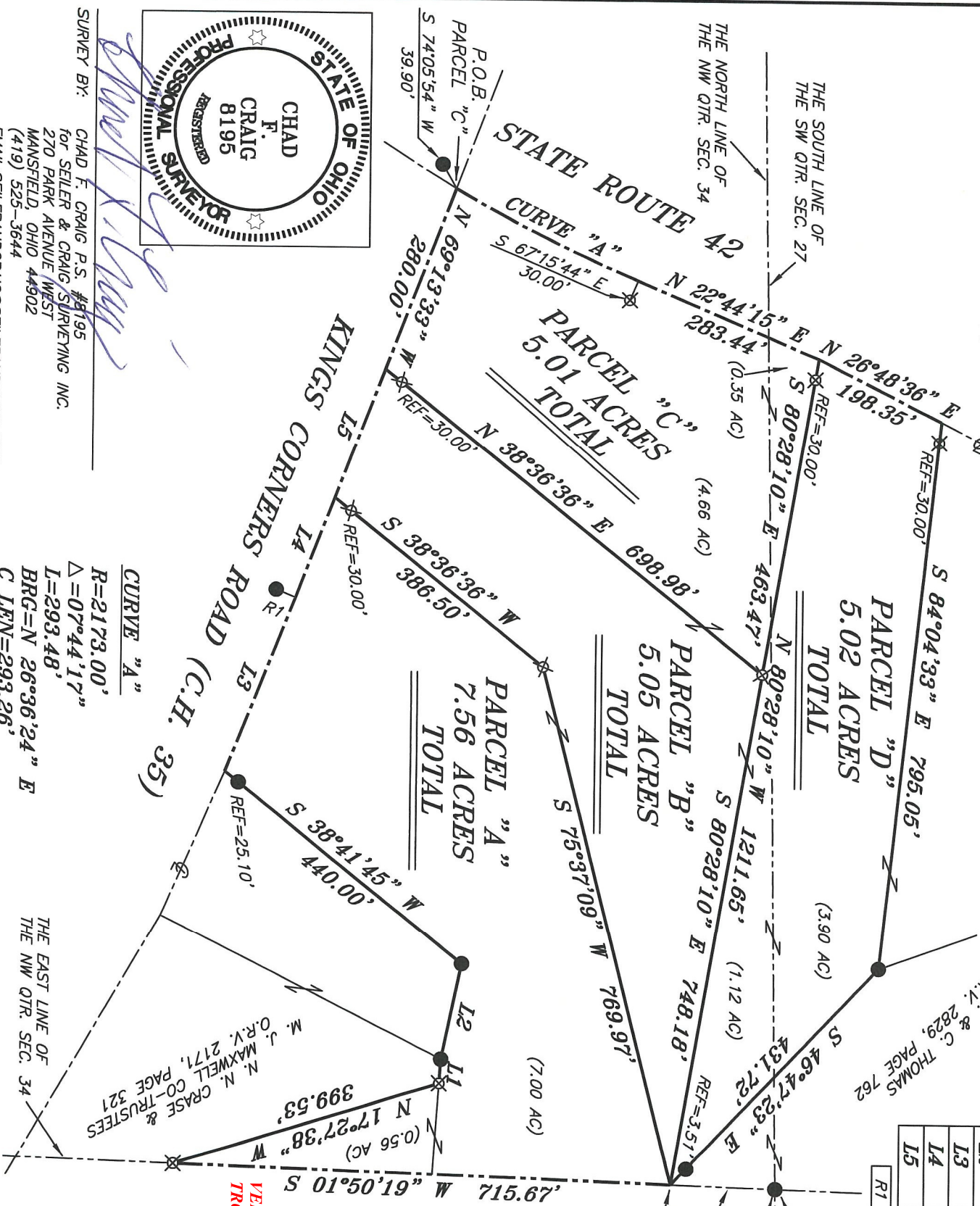


D. S. MAXWELL TRUSTEE
O.R.V. 1327, PAGE 813

O.R.V. & C. THOMAS
PAGE 762

LINE	BEARING	DISTANCE
L1	N 86°17'38" W	35.00'
L2	N 78°22'46" W	140.44'
L3	N 68°33'44" W	270.16'
L4	N 69°13'33" W	155.24'
L5	N 69°13'33" W	200.00'
R1	S 22°13'20" W	30.00'

NORTH



BASIS OF BEARING IS STATE PLANE
GRID NORTH NAD 83 (2011), GEOID
184, OHIO NORTH ZONE.

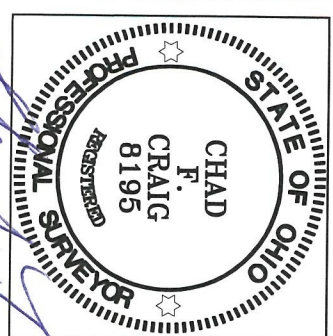
LEGEND

- IRON PIN FOUND
- IRON PIPE FOUND
- ⊗ 3" SURVEY MARKER SET
- △ RAILROAD SPIKE SET
- ▲ RAILROAD SPIKE FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP STAMPED "CRAIG 8195"

NEW SPLT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-23-21
INITIAL DATE

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-23-21
INITIAL DATE

VERBAL APPROVAL BY MATTT THAYER
TROY TWP ZONING INSPECTOR 8-23-21
NN-312



SURVEY BY: CHAD F. CRAIG P.S. #8195
for SELLER & CRAIG SURVEYING INC.
270 PARK AVENUE WEST
MANSFIELD, OHIO 44902
(419) 525-3644
EMAIL: SELLERANDCRAIG@SELLERANDCRAIG.COM

CURVE "A"
R=2173.00'
Δ=07°44'17"
L=293.48'
BRG=N 26°36'24" E
C LEN=293.26'

SURVEY PLAT FOR
PROPERTY TRANSFER

PART SW QTR. SEC. 27 & PART NW
QTR. SEC. 34, T-20, R-19, TROY
TOWNSHIP, RICHLAND COUNTY, OHIO
DATE: AUGUST 4, 2021 SCALE: 1"=200'
KINGS_CORNERS_RD_A_B_C_D

**SURVEY DESCRIPTION
PARCEL "A"**

PART OF THE NW QUARTER OF SECTION 34
TROY TOWNSHIP
RICHLAND COUNTY, OHIO

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northwest Quarter of Section 34, of Township 20 North, Range 19 West, and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the northeast corner of the northwest quarter of Section 34 in Troy Township; Thence, South 01 degree 50 minutes 19 seconds West with the east line of said quarter section 150.60 feet to a point referenced by an iron pin found on a bearing of North 46 degrees 47 minutes 23 seconds West and at a distance of 3.51 feet, said point being the place of beginning of the parcel herein described:

Thence, the following nine (9) courses and distances:

1. South 01 degree 50 minutes 19 seconds West with the east line of said quarter section 715.67 feet to an iron pin set on the northeast corner of a parcel currently owned by N.N. Crase and M.J. Maxwell Co-Trustees (O.R.V. 2171, Page 321)
2. North 17 degrees 27 minutes 38 seconds West with a line common to said Crase and Maxwell parcel, 399.53 feet to an iron pin set on an interior corner of said parcel
3. North 86 degrees 17 minutes 38 seconds West with a line common to said Crase and Maxwell parcel, 35.00 feet to an iron pin found
4. North 78 degrees 22 minutes 46 seconds West with a line common to said Crase and Maxwell parcel, 140.44 feet to an iron pin found on the northwest corner thereof
5. South 38 degrees 41 minutes 45 seconds West with the west line of said Crase and Maxwell parcel, passing through an iron pin found for reference at 414.90 feet, a total distance of 440.00 feet to a point in the centerline of Kings Corners Road (C.H. 35)
6. North 68 degrees 33 minutes 44 seconds West with said centerline, 270.16 feet to a point referenced by an iron pin found on a bearing of South 22 degrees 13 minutes 20 seconds West and at a distance of 30.00 feet
7. North 69 degrees 13 minutes 33 seconds West with said centerline, 155.24 feet to a point referenced by an iron pin set on a bearing of North 38 degrees 36 minutes 36 seconds East and at a distance of 30.00 feet
8. North 38 degrees 36 minutes 36 seconds East, passing through said reference pin, 386.50 feet to an iron pin set
9. North 75 degrees 37 minutes 09 seconds East 769.97 feet to the place of beginning, containing 7.56 acres according to survey by Chad F. Craig P.S.

#8195 for Seiler & Craig Surveying, Inc. on August, 2021, but subject to all easements, right of ways and highways of record.

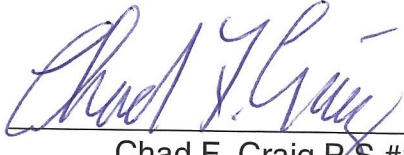
Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-23-21
INITIAL DATE

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
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INITIAL DATE


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.

NN-312

**SURVEY DESCRIPTION
PARCEL "B"**

PART OF THE NW QUARTER OF SECTION 34
TROY TOWNSHIP
RICHLAND COUNTY, OHIO

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northwest Quarter of Section 34, of Township 20 North, Range 19 West, and being more particularly described as follows:

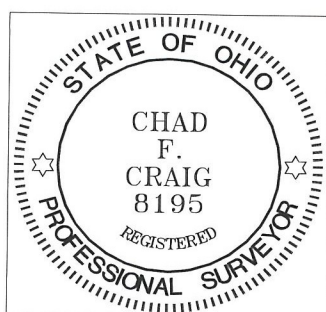
Commencing at an iron pin found and accepted as marking the northeast corner of the northwest quarter of Section 34 in Troy Township; Thence, South 01 degree 50 minutes 19 seconds West with the east line of said quarter section 150.60 feet to a point referenced by an iron pin found on a bearing of North 46 degrees 47 minutes 23 seconds West and at a distance of 3.51 feet, said point being the place of beginning of the parcel herein described:

Thence, the following five (5) courses and distances:

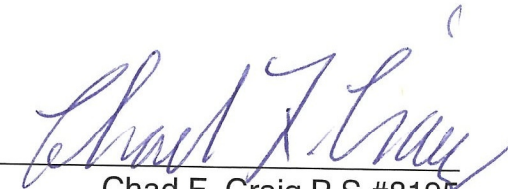
1. South 75 degrees 37 minutes 09 seconds West 769.97 feet to an iron pin set
2. South 38 degrees 36 minutes 36 seconds West, passing through an iron pin set for reference at 356.50 feet, a total distance of 386.50 feet to a point in the centerline of Kings Corners Road (C.H. 35)
3. North 69 degrees 13 minutes 33 seconds West with said centerline, 200.00 feet to a point referenced by an iron pin set on a bearing of North 38 degrees 36 minutes 36 seconds East and at a distance of 30.00 feet
4. North 38 degrees 36 minutes 36 seconds East, passing through said reference pin, 698.98 feet to an iron pin set
5. South 80 degrees 28 minutes 10 seconds East 748.18 feet to the place of beginning, containing 5.05 acres according to survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 4, 2021, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SPLIT
RICHLAND COUNTY
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NN-312


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.

**SURVEY DESCRIPTION
PARCEL "C"**

PART OF THE SW QUARTER OF SECTION 27 AND
PART OF THE NW QUARTER OF SECTION 34
TROY TOWNSHIP
RICHLAND COUNTY, OHIO

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Southwest quarter of Section 27 and a part of the Northwest Quarter of Section 34, of Township 20 North, Range 19 West, and being more particularly described as follows:

Beginning for the same at the point of intersection of the centerline of State Route 42 and the centerline of Kings Corners Road (C.H. 35), referenced by an iron pin found on a bearing of South 74 degrees 05 minutes 54 seconds West and at a distance of 39.90 feet, the place of beginning of the parcel herein described;

Thence, the following five (5) courses and distances:

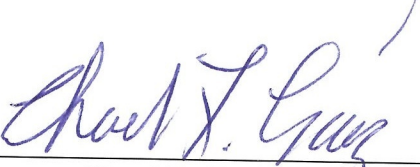
1. Thence with a curve to the left, with the centerline of State route 42, with a central angle of 07 degrees 44 minutes 17 seconds, a radius of 2173.00 feet, an arc length of 293.48 feet, on a chord bearing of North 26 degrees 36 minutes 24 seconds East and at a chord length of 293.26 feet, referenced by an iron pin set on a bearing of South 67 degrees 15 minutes 44 seconds East and at a distance of 30.00 feet
2. North 22 degrees 44 minutes 15 seconds East with said centerline, 283.44 feet to a point and referenced by an iron pin set on a bearing of South 80 degrees 28 minutes 10 seconds East and at a distance of 30.00 feet
3. South 80 degrees 28 minutes 10 seconds East, passing through said reference pin, 463.47 feet to an iron pin set
4. South 38 degrees 36 minutes 36 seconds West, passing through an iron pin set at 668.98 feet, a total distance of 698.98 feet to a point in the centerline of Kings Corners Road
5. North 69 degrees 13 minutes 33 seconds West with said centerline, 280.00 feet to the place of beginning, containing 5.01 acres, of which 0.35 acre is located in the southwest quarter of Section 27 and 4.66 acres are located in the northwest quarter of Section 34 according to survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 4, 2021, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK **8-23-21**
INITIAL DATE
NN-312


Chad F. Craig P.S. #8195
for Seiler & Craig Surveying, Inc.

**SURVEY DESCRIPTION
PARCEL "D"**

**PART OF THE SW QUARTER OF SECTION 27 AND
PART OF THE NW QUARTER OF SECTION 34
TROY TOWNSHIP
RICHLAND COUNTY, OHIO**

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Southwest quarter of Section 27 and a part of the Northwest Quarter of Section 34, of Township 20 North, Range 19 West, and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the northeast corner of the northwest quarter of Section 34 in Troy Township; Thence, South 01 degree 50 minutes 19 seconds West with the east line of said quarter section 150.60 feet to a point referenced by an iron pin found on a bearing of North 46 degrees 47 minutes 23 seconds West and at a distance of 3.51 feet, said point being the place of beginning of the parcel herein described:

Thence, the following four (4) courses and distances:

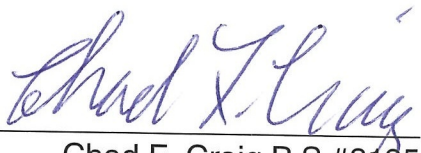
1. North 80 degrees 28 minutes 10 seconds West, passing through an iron pin set at 748.18 feet and an iron pin set at 1181.65 feet, a total distance of 1211.65 feet to a point in the centerline of State Route 42
2. North 26 degrees 48 minutes 36 seconds East with said centerline, 198.35 feet to a point referenced by an iron pin set on a bearing of South 84 degrees 04 minutes 33 seconds East and at a distance of 30.00 feet
3. South 84 degrees 04 minutes 33 seconds East 795.05 feet to an iron pin found on an interior corner of a parcel currently owned by K. and C. Thomas (O.R.V. 2829, Page: 762)
4. South 46 degrees 47 minutes 23 seconds East with a line common to said Thomas parcel, 431.72 feet to the place of beginning, containing 5.02 acres of which 3.90 acres are in the southwest quarter of Section 27 and 1.12 acres are in part of the Northwest quarter of Section 34 according to survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 4, 2021, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK **8-23-21**
INITIAL DATE
NN-312


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.