

LOT #575

S 89°51'21" E 100.00'
NICK & LAURIE CARBETTA
ORV. 2707, PG. 242

LOT #605

LOT #577

PART LOT #603
5000.00 Sq. Ft.

PART LOT #603

N 00°10'49" E 105.00'

SURVEY FOR TRANSFER
10,500.00 SQ. FT.
TOTAL

PART LOT #601
5500.00 Sq. Ft.

PART LOT #601

P.O.B.
N 89°51'21" W 100.00'

S 00°10'49" W 105.00'

GRACE AVENUE—(60' R/W)

SCOTLAND BOULEVARD—(70' R/W)

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

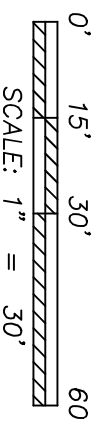
Bearings are to an assumed meridian and are used to express angles only.

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

By:  Nathaniel B. Ramsey, P.S. #8396
For Ramsey Surveying

Date

08/24/2021



LEGEND

- IRON PIN FOUND
- △ MAGNAIL SPIKE FOUND
- IRON PIN SET—5/8" REBAR SET WITH I.D. CAP STAMPED "RAMSEY S-8396"

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-3-21
INITIAL DATE
NN-331

RAMSEY SURVEYING
Professional Land Surveying Services

383 Edy Road
Shiloh, Ohio 46078
TEL (419) 512-2399 FAX (419) 522-0399
E/MAIL: nramsey@ramsey-surveying.com

SURVEY MADE FOR PROPERTY TRANSFER

**BEING PART OF LOT #603 & PART OF LOT #601
(PG. 20, PG. 57) OF THE CONSOLIDATEDLY
NUMBERED LOTS IN THE CITY OF OWARAO,
RICHLAND COUNTY, OHIO**

DRAWN HOB	CHECKED NBR	SCALE 1" = 30'	DATE 08/24/2021
JOB NO. SM-5622	SHEET 1 OF 1		

LEGAL DESCRIPTION

August 24, 2021

Situated in the State of Ohio, County of Richland, City of Ontario and being a part of Lot 601 and a part of Lot 603 of the consecutively numbered lots in said city as recorded in Plat Volume 20, Page 57 and being the lands conveyed to Nick and Laurie Carbetta by official record volume 2707, page 242 of the Richland County Recorder's records and being more particularly described as follows:


Beginning for the same at an iron pin set in the southeast corner of Lot #579, on the north right of way line of Grace Avenue-(60' R/W);

Thence, the following **FOUR** courses:

1. **North 00 degrees 10 minutes 49 seconds East, 105.00 feet** along the east line of said Lot #579 and the east line of Lot #577 to an iron pin set in the northeast corner thereof and the southwest corner of Lot #605;
2. **South 89 degrees 51 minutes 21 seconds East, 100.00 feet** along the south line of said Lot #605 to an iron pin set;
3. **South 00 degrees 10 minutes 49 seconds West, 105.00 feet** traversing aforementioned Lot #603 and aforementioned Lot #601 to an iron pin found on the aforementioned north right of way line of Grace Avenue;
4. **North 89 degrees 51 minutes 21 seconds West, 100.00 feet** along said north right of way line of Grace Avenue to the **Place of Beginning**, containing a total of 10,500.00 square feet, of which 5,500.00 square feet is located within said part Lot #601, and 5,000.00 square feet is located within said part Lot #603, more or less, and subject to all legal highways, easements, leases, and use restrictions of record.

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

According to a survey made August 2021 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.


Nathaniel B. Ramsey
Professional Surveyor No. 8396
For Ramsey Surveying
SM-5622 Legal



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