

F.E. Krocka & Associates, Inc.

Surveying and Mapping
100 North Gamble Street
Shelby, Ohio 44875
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DESCRIPTION
PART OF LOTS 2450 & 2451
THE OHIO SEAMLESS TUBE COMPANY SUBDIVISION
PLAT VOLUME 13 PAGE 12
CITY OF SHELBY, RICHLAND COUNTY, OHIO

DESCRIPTION: Being part of Lots 2450 and 2451 in The Ohio Seamless Tube Company Subdivision, Plat Volume 13, Page 12, in the City of Shelby, Richland County, Ohio, and being more particularly described as follows:

Commencing for the same at an iron pipe found at the northwest corner of Lot 2450, said point also being at the intersection of the east right-of-way line of Vernon Road (width varies) and the south right-of-way line of West Park Drive (50 feet in width); thence N89°05'32"E, along the north line of Lot 2450 and the south right-of-way line of West Park Drive, a distance of 80.00 feet to an iron pin found at the real point of beginning for the parcel herein described;

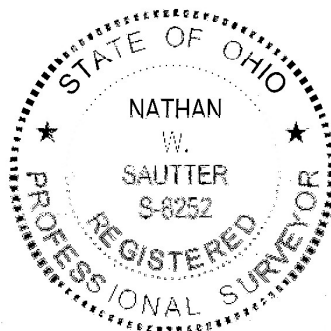
- 1) thence N89°05'32"E, continuing along the north line of Lot 2450 and the south right-of-way line of West Park Drive, a distance of 120.00 feet to the northeast corner of Lot 2450, said point also being at the intersection of the south right-of-way line of West Park Drive and the west right-of-way line of a 20 foot wide alley;
- 2) thence S00°01'07"W, along the east line of Lots 2450 and 2451 and the west right-of-way line of said alley and passing for reference an iron pipe found at 0.11 feet, a total distance of 109.93 feet to the southeast corner of Lot 2451 (northeast corner of Lot 2452);
- 3) thence S89°09'17"W, along the south line of Lot 2451 (north line of Lot 2452) and passing for reference an iron pipe found at 0.54 feet, a total distance of 120.03 feet to an iron pin found;
- 4) thence N00°02'05"E, a distance of 109.80 feet to the real point of beginning,

and containing 13,184 square feet ~ {7,184 square feet in part of Lot 2450 and 6,000 square feet in part of Lot 2451}, more or less, but subject to all legal easements and public rights-of-way now on record. Bearings are assumed.

CERTIFICATION: I certify this survey was prepared from actual field measurements in accordance with Chapter 4733-37 of the Ohio Administrative Code and that all monuments were found or set as indicated.

F. E. KROCKA & ASSOCIATES, INC.

Nathan W. Sautter
Ohio Registered Surveyor No. 8252
Date: August 23, 2021



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-9-21
INITIAL DATE
NN-350