

**SURVEYOR'S DESCRIPTION FOR
MICHAEL SHAMBAUGH**

PART OF LOT 8475

Situated in the City of Mansfield, County of Richland, State of Ohio, being part of Lot 8475 of the consecutively numbered Lots in said City and being more particularly described as follows:

Beginning at an iron pin found in the northeast corner of said Lot 8475, said iron pin also being in the west right of way line of First Avenue (60');

Thence with the following **FOUR** courses:

- 1) **S 00° 00' 00" E, 42.00 feet** along the east line of said Lot 8475 and along said west right of way line of First Avenue (60') to a point being the southeast corner of said Lot, said point also being in the north right of way line of Patton Avenue (30') and passing through an iron pin set at 40.79 feet;
- 2) **S 88° 10' 52" W, 104.00 feet** along the south line of said Lot 8475 also being along said north right of way line of Patton Avenue (30') to a point being the southeast corner of a parcel of land conveyed to Michael J. Perry by official records volume 2017, page 292, said point being referenced by an iron pin set S 00° 00' 00" E, 0.10 feet from said point;
- 3) **N 00° 00' 00" W, 42.00 feet** along the east line of said land of Michael J. Perry to an iron pin found in the north line of said Lot 8475;
- 4) **N 88° 10' 52" E, 104.00 feet** along said north line of said Lot 8475 to the **place of beginning** and containing **4,365 square feet**, more or less, and subject to all legal highways and easements of record.

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

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

All iron pins set are 5/8" diameter rod with plastic cap stamped "STEVENS 7052".

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK **12-6-21**
 INITIAL DATE



Roger L. Stevens
 Roger L. Stevens
 Registered Surveyor No. 7052
 MANSFIELD 8475

NN-438