

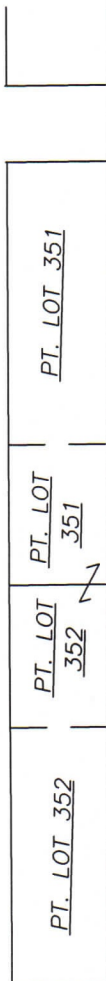
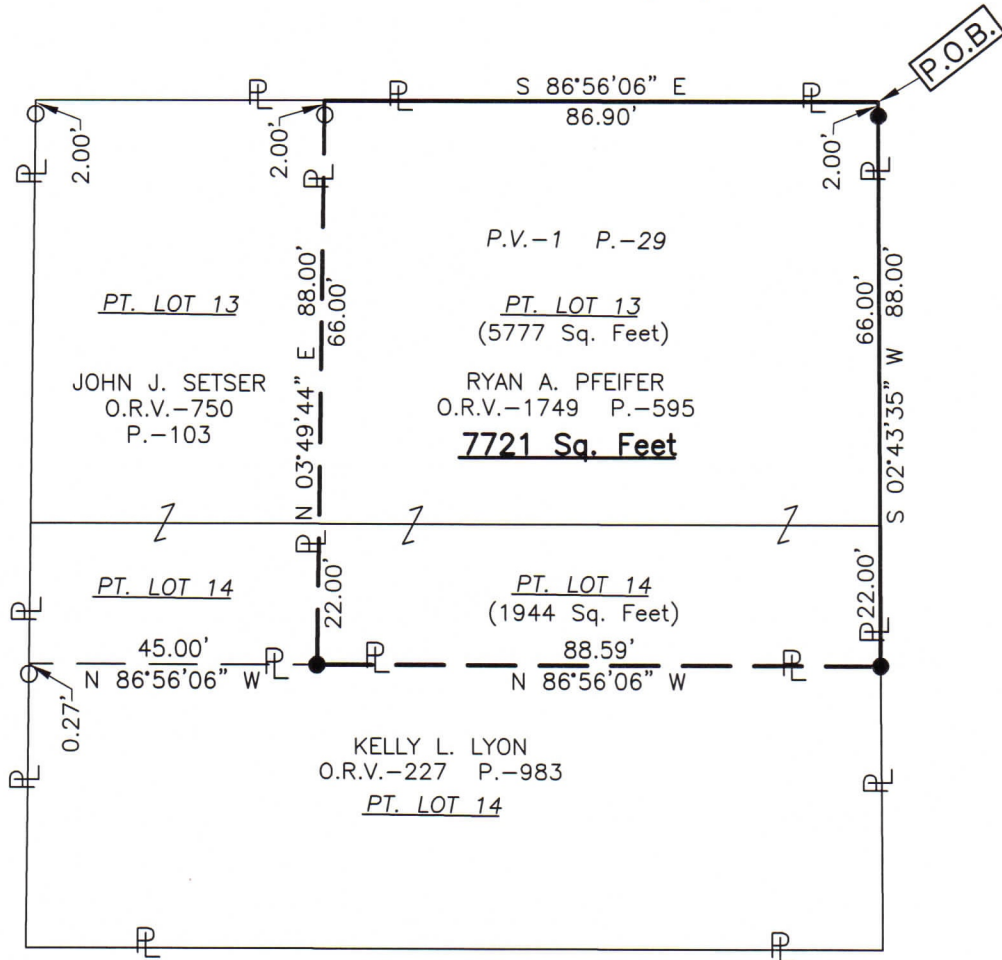
SURVEY FOR: RYAN PFEIFER

DATE: 11-19-21

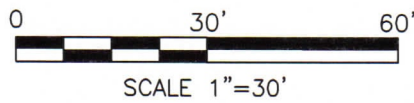
JOB NUMBER: EM-1309Z

LOCATION: PART OF LOTS 13 & 14 IN THE VILLAGE OF BELLVILLE, RICHLAND CO., STATE OF OHIO.

HOWARD SMITH BOULEVARD (60')



HURON STREET (60')



LEGEND

- IRON PIN FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 12-9-21
 INITIAL DATE
NN-448



Roger L. Stevens
 Roger L. Stevens, P.S. #7052

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 certify that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code and is correct to the best of my knowledge.

**SURVEYOR'S DESCRIPTION
FOR
RYAN PFEIFER**

Part of Lots 13 & 14

Situated in the Village of Bellville, County of Richland, State of Ohio and being part of Lots 13 and 14 of the consecutively numbered lots in said Village as recorded in plat volume 1, page 29, and being more particularly described as follows:

Beginning for the same at a point being the northeast corner of said Lot 13, said point also being the intersection of the west right of way line of Huron Street (60') and the south right of way line of an Howard Smith Boulevard (60') and being referenced by an iron pin set S 02° 43' 35" W, 2.00 feet from said point;

Thence with the following **FOUR** courses:

- 1) **S 02° 43' 35" W, 88.00 feet** along the east line of said Lot 13 and along the east line of said Lot 14 also being along said west right of way line of Huron Street (60') to an iron pin set in the northeast corner of a parcel of land conveyed to Kelly L. Lyon by official records volume, 227, page 983 and passing through previously referenced iron pin set at 2.00 feet;
- 2) **N 86° 56' 06" W, 88.59 feet** along the north line of said land of Kelly L. Lyon to an iron pin set in the southeast corner of a parcel of land conveyed to John J. Setser by official records volume, 750, page 103;
- 3) **N 03° 49' 44" E, 88.00 feet** along the east line of said land of John J. Setser to a point being the northeast corner of said land, said point also being the north line of said Lot 13 and being in said south right of way line of Howard Smith Boulevard (60') and passing through an iron pin found at 86.00 feet;
- 4) **S 86° 56' 06" E, 86.90 feet** along said north line of said Lot 13 also being along said south right of way line of Howard Smith Boulevard (60') to the **place of beginning** and containing **7,721 square feet**, more or less, of which 5,777 square feet are in part of Lot 13 and 1,944 square feet are in part of Lot 14, 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
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 Roger L. Stevens
 Registered Surveyor No. 7052
 EM1309P2