

NOTE: THIS SURVEY WAS PREPARED USING DOCUMENTS OF RECORD AND PRIOR PLATS OF SURVEY INCLUDING:
 ENG. SURVEY A-364 ENG. SURVEY D-127
 ENG. SURVEY G-051 ENG. SURVEY K-344
 ENG. SURVEY K-408 ENG. SURVEY K-410
 ENG. SURVEY CC-045 ENG. SURVEY DD-024
 ENG. SURVEY KK-342 ORV. 2822 P. 17
 - 5.78 ACRE SURVEY BY GERALD RIEDEL DATED APRIL 3, 1984.

- RIGHT-OF-WAY PLAN FOR RIC-TR183-0-22 BY RICHLAND COUNTY ENGINEERS OFFICE.
 - S.H. 978 SECTION C. (S.R. 39) RICHLAND CO. DATED 1941 BY ODOT. (ST-40 RICHLAND ENGINEER'S OFFICE)
 - RIGHT-OF-WAY PLAN FOR RIC-39-0.836 BY ODOT.

PLAT OF PROPERTY SURVEY FOR
MARK COLE
 PART OF THE NORTHWEST QUARTER OF SECTION ELEVEN (11)
 TOWNSHIP TWENTY ONE (21), RANGE TWENTY (20)
 SHARON TOWNSHIP, RICHLAND COUNTY, OHIO

BASIS OF BEARINGS
 THE BEARINGS HEREIN ARE BASED ON RICHLAND COUNTY ENGINEER RIGHT-OF-WAY PLAN FOR RIC-TR183-0-22.

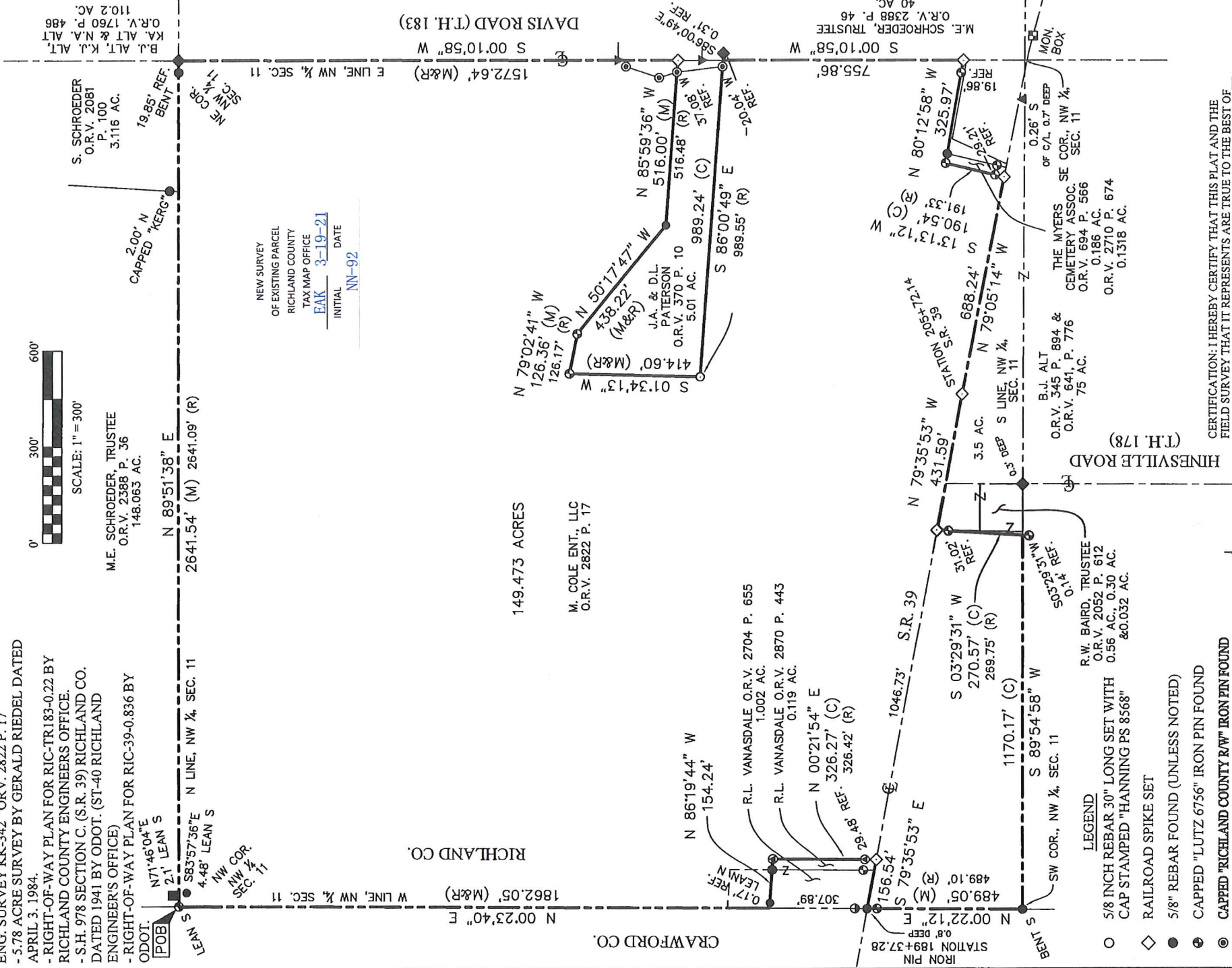


M.E. SCHROEDER, TRUSTEE
 O.R.V. 2388 P. 36
 148.063 AC.

S. SCHROEDER
 O.R.V. 2081
 P. 100
 3.116 AC.
 B.J. ALT, K.J. ALT
 O.R.V. 1760 P. 486
 K.A. ALT & N.A. ALT

POB
 N71°46'04"E
 2.1' LEAN S
 383°57'36"E
 4.48' LEAN S
 M.W. COB
 M.V. COB
 M.V. COB
 M.V. COB

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
 EAK 3-19-21
 INITIAL DATE
 NN-92



149.473 ACRES
 M. COLE ENT, LLC
 O.R.V. 2822 P. 17

J.A. & D.L. PATERSON
 O.R.V. 370 P. 10
 5.01 AC.

R.L. VANASDALE O.R.V. 2704 P. 655
 1.002 AC.
 R.L. VANASDALE O.R.V. 2870 P. 443
 0.119 AC.

N 00°21'54" E
 326.27' (C)
 REF. 326.42' (R)

S 03°29'31" W
 270.57' (C)
 REF. 269.75' (R)

S 89°54'58" W
 1170.17' (C)

R.W. BAIRD, TRUSTEE
 O.R.V. 2052 P. 612
 0.56 AC, 0.30 AC.
 & 0.032 AC.

B.J. ALT
 O.R.V. 345 P. 894 &
 O.R.V. 641, P. 776
 75 AC.

THE MYERS SE COR., NW 1/4,
 CEMETERY ASSOC.
 O.R.V. 694 P. 566
 0.186 AC.
 O.R.V. 2710 P. 674
 0.1318 AC.

HINESVILLE ROAD
 (T.H. 178)

MON. BOX

M.E. SCHROEDER, TRUSTEE
 O.R.V. 2388 P. 46
 40 AC.

1572.64' (M&R) E LINE, NW 1/4, SEC. 11
 S 00°10'58" W
 DAVIS ROAD (T.H. 183)

LEGEND

- 5/8 INCH REBAR 30" LONG SET WITH CAP STAMPED "HANNING PS 8568"
- ◇ RAILROAD SPIKE SET
- 5/8" REBAR FOUND (UNLESS NOTED)
- ⦿ CAPPED "LUTZ 6756" IRON PIN FOUND
- ⊙ CAPPED "RICHLAND COUNTY R/W" IRON PIN FOUND
- ⦿ CAPPED "HANNING PS 8568" IRON PIN FOUND
- ⦿ CAPPED "PS 7016" IRON PIN FOUND
- ▼ MAG NAIL FOUND
- ▲ 3/4" IRON PIPE FOUND
- ◆ RAILROAD SPIKE FOUND
- 3" STEEL POST FOUND
- (C) CALCULATED (M) MEASURED (R) RECORD

CERTIFICATION: I HEREBY CERTIFY THAT THIS PLAT AND THE FIELD SURVEY THAT IT REPRESENTS ARE TRUE TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

HANNING SURVEYING, I.L.C.
 2565 TAPPAN DR., ONTARIO, OHIO 44906
 (419) 528-8118



Matthew T. Hanning
 MATTHEW T. HANNING
 OHIO REGISTERED SURVEYOR NO. 8568
 DATE: MARCH 8, 2021

HANNING SURVEYING, LLC.

2565 Tappan Drive, Ontario, OH 44906

Phone: (419) 528-8118

Matthew T. Hanning, PS

2021-019

DESCRIPTION OF 149.473 ACRE PARCEL MARK COLE

Situated in the State of Ohio, County of Richland, Township of Sharon, lying in the Northwest Quarter of Section Eleven (11), Township Twenty-One (21), Range Twenty (20), containing 149.473 acres of an original tract conveyed to M. Cole Enterprises, LLC, an Ohio Limited Liability Company by deed of record in Official Record Volume 2822, Page 17 (all references are to the records of the Recorder's Office, Richland County, Ohio) and being more particularly described as follows:

BEGINNING at a capped "Lutz 6756" iron pin found at the northwest corner of said Northwest Quarter;

thence North 89°51'38" East, with the north line of said Northwest Quarter, a distance of 2641.54 feet to a railroad spike found at the northeast corner of said Northwest Quarter and the centerline of Davis Road (Township Highway 183), passing a 5/8" rebar found, a distance of 2621.69 feet;

thence South 00°10'58" West, with the east line of said Northwest Quarter and centerline of said Davis Road, a distance of 1572.64 feet to a railroad spike set on the northeast corner of a 5.01 acre tract conveyed to J.A. & D.L. Paterson by deed of record in Official Record 370, Page 10, referenced by a capped "Richland County RAW" iron pin found, North 85°59'36" West, a distance of 37.08 feet;

thence along the northerly line of said 5.01 acre tract, the following three (3) courses and distances:

1. North 85°59'36" West, a distance of 516.00 feet to a 3/4" iron pipe found;
2. North 50°17'47" West, a distance of 438.22 feet to a capped "Lutz 6756" iron pin found;
3. North 79°02'41" West, a distance of 126.36 feet to a capped "Lutz 6756" iron pin found at the northwest corner of said 5.01 acre tract;

thence South 01°34'13" West, with the west line of said 5.01 acre tract, a distance of 414.60 feet to an iron pin set at the southwest corner of said 5.01 acre tract;

thence South 86°00'49" East, with the south line of said 5.01 acre tract, a distance of 989.24 feet to a point on the east line of said Northwest Quarter, referenced by a railroad spike found, South 86°00'49" East, a distance of 0.31 feet and passing a capped "Richland County RAW" iron pin found, a distance of 969.20 feet;

thence South 00°10'58" West, with the east line of said Northwest Quarter and centerline of said Davis Road, a distance of 755.86 feet to a railroad spike set at the northeast corner of a 0.186 acre tract conveyed to The Myers Cemetery Assoc. by deed of record in Official Record 694, Page 566, referenced by a capped "Lutz 6756" iron pin found, North 80°12'58" West, a distance of 19.86 feet;

thence North 80°12'58" West, with the north line of said 0.186 acre tract and the north line of a 0.1318 acre tract conveyed to The Myers Cemetery Assoc. by deed of record in Official Record 2710, Page 674, a distance of 325.97 feet to a capped "Lutz 6756" iron pin found at the northwest corner of said 0.1318 acre tract;

thence South 13°13'12" West, with the west line of said 0.1318 acre tract, a distance of 190.54 feet to a railroad spike set on the centerline of State Route 39 and the southwest corner of said 0.1318 acre tract, passing through a capped "Lutz 6756" iron pin found, a distance of 161.33 feet;

thence North 79°05'14" West, with the centerline of State Route 39, a distance of 688.24 feet to a railroad spike set at State Route 39 (Station 205+72.14);

thence North 79°35'53" West, with the centerline of State Route 39, a distance of 431.59 feet to a railroad spike set at a northerly corner of a 0.032 acre tract of land conveyed to R.W. Baird, Trustee by deed of record in Official Record 2052, Page 612, referenced by a capped "Lutz 6756" iron pin found, South 03°29'31" West, a distance of 31.02 feet;

thence South 03°29'31" West, with the west line of said 0.032 acre tract, a distance of 270.57 feet to a point on the southwest corner of said 0.032 acre tract and the south line of said Northwest Quarter, referenced by a capped "Lutz 6756" iron pin found, South 03°29'31" West, a distance of 0.14 feet;

thence South 89°54'58" West, with the south line of said Northwest Quarter, a distance of 1170.17 feet to a 5/8" rebar found at the southwest corner of said Northwest Quarter and the Crawford / Richland County Line;

thence North 00°22'12" East, with the west line of said Northwest Quarter and said county line, a distance of 489.05 feet to an iron pin found on the centerline of State Route 39 (Station 189+37.28);

thence South 79°35'53" East, with the centerline of State Route 39, a distance of 156.54 feet to a railroad spike set on the southeast corner of a 0.119 acre tract conveyed to R.L. Vanasdale by deed of record in Official Record 2870, Page 443 referenced by a capped "Hanning PS 8568" iron pin found, North 00°21'54" East, a distance of 29.48 feet;

thence North 00°21'54" East, a distance of 326.27 feet to a capped "Hanning PS 8568" iron pin found on the northeast corner of said 0.119 acre tract;

thence North 86°19'44" West, with the north line of said 0.119 acre tract and a 1.002 acre tract conveyed to R.L. Vanasdale by deed of record in Official Record 2704, Page 655, a distance of 154.24 feet to a point on the west line of said Northwest Quarter and said county line, passing a 5/8" rebar found, a distance of 154.07 feet;

thence North 00°23'40" East, with the west line of said Northwest Quarter, a distance of 1862.05 feet to the POINT OF BEGINNING, containing 149.473 total acres of land, more or less;

Subject, however, to all legal rights-of-ways and/or easements of record.

Iron pins set, where indicated, are iron rebar, five/eighths (5/8) inch diameter, thirty (30) inches long with a plastic cap on top stamped "HANNING PS 8568".

The bearings herein are based on Richland County Engineer Right-of-Way plan for RIC-TR183-0.22.

Prior Deed References: ORV 2822, P 17

The above description was prepared by me, Matthew T. Hanning, Registered Surveyor No. 8568 from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code in March 2021.

Prepared by:
Hanning Surveying, LLC.



Matthew T. Hanning
Registered Surveyor No. 8568
Dated: March 8, 2021



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 3-19-21
INITIAL DATE
NN-92