

DONALD R. MORRIS & SARAH L. MORRIS  
ORV. 1501, PG. 573

EMILY A. KINER  
ORV. 2998, PG. 5329

LESLEY KISER  
ORV. 1892, PG. 813  
1.3738 AC.

DEBORAH ANN HOFFMAN  
ORV. 263, PG. 27

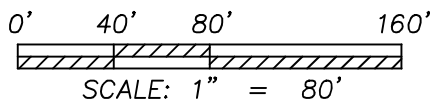
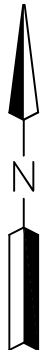
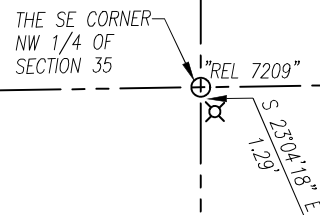
MANFIELD-LUCAS ROAD  
C.H. 300(60')

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
**EAK 6-12-23**

INITIAL & DATE  
**PP-141**

**LEGEND**

- IRON PIN FOUND
- ⊗ 3/4" IRON PIPE FOUND
- IRON PIN SET-5/8" REBAR  
SET WITH I.D. CAP STAMPED  
"RAMSEY S-8396"



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* 06/02/2023  
Nathaniel B. Ramsey, P.S. #8396 Date  
For Ramsey Surveying

**RAMSEY SURVEYING**  
Professional Land Surveying Services

283 Eby Road  
Shiloh, Ohio 44878  
TEL (419) 512-2596 FAX (419) 522-0399  
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**SURVEY MADE FOR PROPERTY TRANSFER**

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**PART OF THE NORTHWEST QUARTER OF SECTION 35, MADISON TOWNSHIP, T-21 N, R-18 W RICHLAND COUNTY, OHIO**

DRAWN NBR	CHECKED NBR	SCALE 1" = 80'	DATE 06/02/2023
JOB NO: SM-5838			SHEET 1 OF 1

**LEGAL DESCRIPTION**

June 2, 2023

**Situated** in the Township of Madison, County of Richland, State of Ohio and being part of the Northwest Quarter of Section 35, Township 21-North, Range 18-West and being a parcel conveyed to Lesley Kiser by official record volume 1892, page 813 and being more particularly described as follows:

**Commencing** at an iron pin found and accepted as marking the southeast corner of said Quarter;

Thence, **South 89 degrees 08 minutes 09 seconds West, 1327.54 feet** along the south line of said Quarter to an iron pin set in the southwest corner of a parcel conveyed to Deborah Ann Hoffman by official record volume 263, page 27, said iron pin also being in a southeast corner of a parcel conveyed to Donald R. Morris & Sarah L. Morris by official record volume 1501, page 573;

Thence, **North 00 degrees 00 minutes 23 seconds East, 169.74 feet** along the west line of said Hoffman parcel, the same also being the east line of said Morris parcel, to an iron pin set in the northwesterly corner of said Hoffman parcel, being the **Place of Beginning** for the parcel herein described;

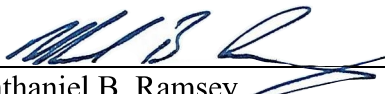
Thence, the following **FOUR** courses:

1. **North 00 degrees 00 minutes 23 seconds East, 168.00 feet** continuing along the east line of said Morris parcel to an iron pin found in the southwesterly corner of a parcel conveyed to Emily A. Kiner by official record volume 2998, page 5329;
2. **North 55 degrees 42 minutes 15 seconds East, 458.34 feet** along the southerly line of said Kiner parcel to a point in the southeasterly corner thereof, said point also being on the centerline of Mansfield-Lucas Road-(C.H. 300)(60' R/W), and passing through an iron pin set for reference at 429.69 feet;
3. **South 40 degrees 45 minutes 01 second East, 99.22 feet** along said centerline to a point in the northeasterly corner of the aforementioned Deborah Ann Hoffman parcel;
4. **South 51 degrees 37 minutes 47 seconds West, 565.61 feet** along the northerly line of said Hoffman parcel to the **Place of Beginning**, and containing 1.3738 acres, passing through an iron pin found for reference at 29.80 feet, and subject to all legal highways, leases, servitudes, use restrictions, and easements of record.

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

Iron pins set are 5/8" diameter rod with plastic cap stamped "Ramsey S-8396".

According to a survey made in June 2023 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.

  
Nathaniel B. Ramsey  
Professional Surveyor No. 8396  
For Ramsey Surveying  
SM-5838\_Legal.docx



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