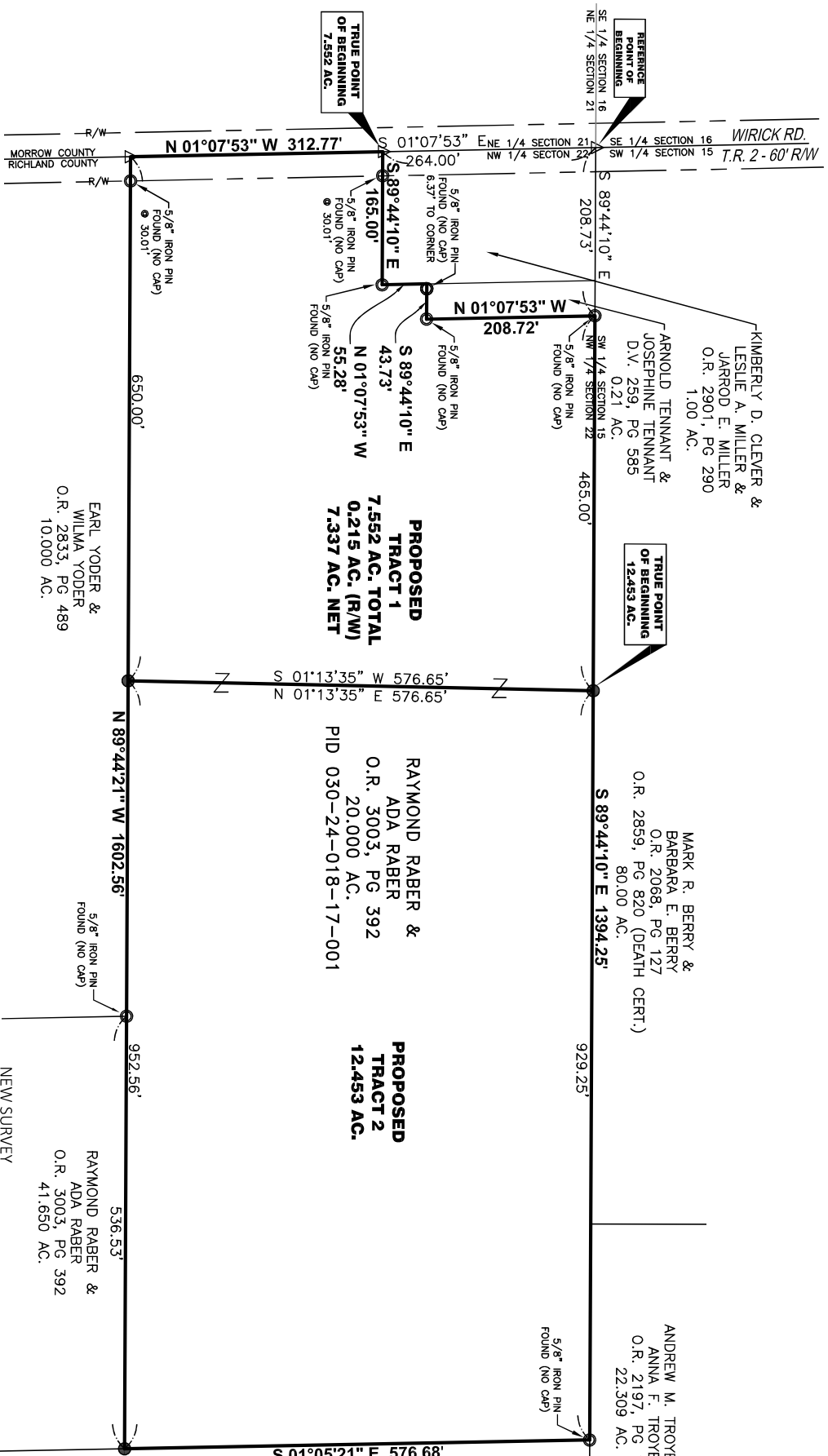
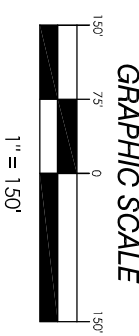


SURVEY EXHIBIT - 7.552 AC. & 12.453 AC.
PT. NW 1/4 SECTION 22, TOWNSHIP 19 NORTH, RANGE 19 WEST,
PERRY TOWNSHIP, RICHLAND COUNTY, OHIO



BASIS OF BEARINGS:
 BEARINGS ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM FROM GPS MEASUREMENTS REFERENCED TO THE ODOT VRS NETWORK WITH THE CENTERLINE OF WIRICK ROAD (T.R. 2) HAVING A BEARING OF S 01°07'53" E



- LEGEND:**
- IRON PIN FOUND
 - △ SPIKE FOUND
 - IRON PIN SET
 - ▲ 2" MAG NAIL SET

RICHLAND COUNTY
 RICHARD NELSON
 RANSOM
 O.R. 2839, PG. 328
 39.38 AC.

CERTIFICATION:

THIS DRAWING IS REPRESENTATIVE OF AN ACTUAL FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION IN MAY, 2023 IN CONFORMANCE WITH OAC 4733-37 STANDARDS FOR BOUNDARY SURVEYS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

BLIJE CHURCH SURVEYS • 419.508.0951



STEVEN W. NEWELL, PS 7212
 DATE 06/02/2023

- REFERENCES AND NOTES:**
- STEVENS SURVEY 06/28/05 V-168
 - CRAIG SURVEY 04/30/20 MM-146
 - STEVENS SURVEY 04/01/99 K-398
 - DEED REFERENCES AS NOTED HEREON
- EXISTING OCCUPATION EVIDENCE, WHERE EXISTING, IS CONSISTENT WITH THE PROPERTY BOUNDARY LINE LOCATIONS.
- NO TITLE DOCUMENTS HAVE BEEN PROVIDED FOR THIS SURVEY.

ALL IRON PINS SET ARE 5/8" STEEL PIN, 30" IN LENGTH WITH A 1" DIAMETER YELLOW CAP STAMPED "NEWELL 7212."

LEGAL DESCRIPTION

12.453 ACRES

Situate in the State of Ohio, County of Richland, Township of Perry, Pt. Northwest 1/4 of Section 22, Township 19 North, Range 19 West, and being part of a 20.000 acre tract of land conveyed to Raymond Raber and Ada Raber as recorded in O.R. 3003, page 392 (all references to deeds, plats, surveys, etc. refer to the Richland County Recorder's Office or Engineer's Office), being more particularly described as follows;

COMMENCING FOR REFERENCE at a spike found at the northwest corner of the Northwest 1/4 of said Section 22, said point also being on the centerline of Wirick Road (Township Road 2), said point also being the northwest corner of a 1.00 acre tract of land conveyed to Kimberly D. Clever and Leslie A. Miller and Jarrod E. Miller as recorded in O.R. 2901, page 290;

Thence along north line of the Northwest 1/4 of said Section 22 South 89°44'10" East for a distance of 673.73 feet, to an iron pin set, said point being the **TRUE POINT OF BEGINNING** of the herein described tract of land;

Thence continuing along the north line of the Northwest 1/4 of said Section 22 **South 89°44'10" East** for a distance of **929.25 feet**, to a 5/8" iron pin found (no cap) at the northwest corner of a 39.88 acre tract of land conveyed to Richard Nelson Ransom as recorded in O.R. 2839, page 328;

Thence leaving the north line of the Northwest 1/4 of said Section 22 and along the west line of said 39.88 acre tract **South 01°05'21" East** for a distance of **576.68 feet**, to an iron pin set at the northeast corner of a 41.650 acre tract of land conveyed to Raymond Raber and Ada Raber as recorded in O.R. 3003, page 392;

Thence along the north line of said 41.650 acre tract and the north line of a 10.000 acre tract of land conveyed to Earl Yoder and Wilma Yoder as recorded in in O.R. 2833, page 489 **North 89°44'21" West** for a distance of **952.56 feet**, to an iron pin set, passing a 5/8" iron pin found (no cap) at the northwest corner of said 41.650 acre tract at 536.53 feet;

Thence leaving the north line of said 10.000 acre tract across said 20.000 acre tract, on a new dividing line **North 01°13'35" East** for a distance of **576.65 feet**, to the **TRUE POINT OF BEGINNING** containing **12.453 acres**, more or less.

The grantees, his heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument or any portion thereof does not constitute a principal building site under applicable zoning and will not be conveyed by said grantees, heirs and assigns independent and separate from any adjoining or contiguous parcel fronting on a public highway or street.

Part of PID 030-24-018-17-001

SURVEY NOTES:

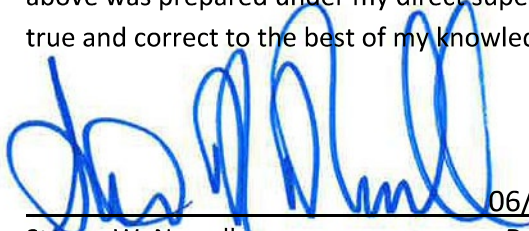
Basis of Bearings for the herein described tract of land are referenced to the Ohio State Plane Coordinate System (North Zone) by GPS measurements referenced to the ODOT VRS Network with the centerline of Wirick Rd. (Township Road 2) having a bearing of **South 01°07'53" East**.

All iron pins set are 5/8" diameter steel pin by 30" in length with a yellow plastic cap stamped "NEWELL 7212".

Distances described herein are horizontal lengths, expressed in U.S. Survey foot and hundredths of a foot.

SURVEYOR CERTIFICATE:

I, Steven W. Newell, Ohio Professional Surveyor Number 7212, certify that the land description described above was prepared under my direct supervision, based on a field survey performed in May, 2023, and is true and correct to the best of my knowledge.

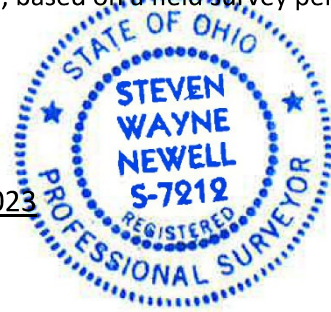


06/23/2023

Steven W. Newell

Date

Ohio Registered Surveyor No. 7212



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-23-23

INITIAL & DATE
PP-155

LEGAL DESCRIPTION

7.552 ACRES

Situate in the State of Ohio, County of Richland, Township of Perry, Pt. Northwest 1/4 of Section 22, Township 19 North, Range 19 West, and being part of a 20.000 acre tract of land conveyed to Raymond Raber and Ada Raber as recorded in O.R. 3003, page 392 (all references to deeds, plats, surveys, etc. refer to the Richland County Recorder's Office or Engineer's Office), being more particularly described as follows;

COMMENCING FOR REFERENCE at a spike found at the northwest corner of the Northwest 1/4 of said Section 22, said point also being on the centerline of Wirick Road (Township Road 2), said point also being the northwest corner of a 1.00 acre tract of land conveyed to Kimberly D. Clever and Leslie A. Miller and Jarrod E. Miller as recorded in O.R. 2901, page 290;

Thence along the west line of the Northwest 1/4 of said Section 22 and said centerline South 01°07'53" East for a distance of 264.00 feet, to a spike found at the southwest corner of said 1.00 acre tract, said point being the **TRUE POINT OF BEGINNING** of the herein described tract of land;

Thence leaving the west line of the Northwest 1/4 of said Section 22 and said centerline and along the south line of said 1.00 acre tract **South 89°44'10" East** for a distance of **165.00 feet**, to a 5/8" iron pin found (no cap) at the southeast corner of said 1.00 acre tract, passing an 5/8" iron pin found (no cap) at 30.01 feet;

Thence along the east line of said 1.00 acre tract **North 01°07'53" West** for a distance of **55.28 feet**, to the southwest corner of a 0.21 acre tract of land conveyed to Arnold Tennant and Josephine Tennant as recorded in D.V. 259, page 585;

Thence along the south line of said 0.21 acre tract **South 89°44'10" East** for a distance of **43.73 feet**, to a 5/8" iron pin found (no cap) at the southeast corner of said 0.21 acre tract, passing a 5/8" iron pin found (no cap) at 6.37 feet;

Thence along the east line of said 0.21 acre tract **North 01°07'53" West** for a distance of **208.72 feet**, to a 5/8" iron pin found (no cap) at the northeast corner of said 0.21 acre tract, said point also being on the north line of the Northwest 1/4 of said Section 22;

Thence along the north line of the Northwest 1/4 of said Section 22 **South 89°44'10" East** for a distance of **465.00 feet**, to an iron pin set;

Thence leaving the north line of the Northwest 1/4 of said Section 22 and across said 20.000 acre tract, on a new dividing line **South 01°13'35" West** for a distance of **576.65 feet**, to an iron pin set on the north line of a 10.000 acre tract of land conveyed to Earl Yoder and Wilma Yoder as recorded in in O.R. 2833, page 489;

Thence along the north line of said 10.00 acre tract **North 89°44'21" West** for a distance of **650.00 feet**, to spike found at the northwest corner of said 10.000 acre tract, said point also being on the west line of the Northwest 1/4 of said Section 22, said point also being on the centerline of said Wirick Road, passing a 5/8" iron pin found (no cap) at 619.99 feet;

Thence along the west line of the Northwest 1/4 of said Section 22 and said centerline **North 01°07'53" West** for a distance of **312.77 feet**, to the **TRUE POINT OF BEGINNING** containing **7.552 acres**, more or less.

Part of PID 030-24-018-17-001

SURVEY NOTES:

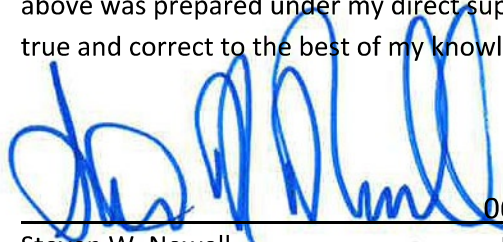
Basis of Bearings for the herein described tract of land are referenced to the Ohio State Plane Coordinate System(North Zone) by GPS measurements referenced to the ODOT VRS Network with the centerline of Wirick Rd. (Township Road 2) having a bearing of **South 01°07'53" East**.

All iron pins set are 5/8" diameter steel pin by 30" in length with a yellow plastic cap stamped "NEWELL 7212".

Distances described herein are horizontal lengths, expressed in U.S. Survey foot and hundredths of a foot.

SURVEYOR CERTIFICATE:

I, Steven W. Newell, Ohio Professional Surveyor Number 7212, certify that the land description described above was prepared under my direct supervision, based on a field survey performed in May, 2023, and is true and correct to the best of my knowledge.



06/23/2023

Steven W. Newell

Date

Ohio Registered Surveyor No. 7212



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK 6-23-23

INITIAL & DATE

**TRACT 2 (12.453 AC) MUST GO ON
RECORD BEFORE THIS PARCEL.**

PP-155