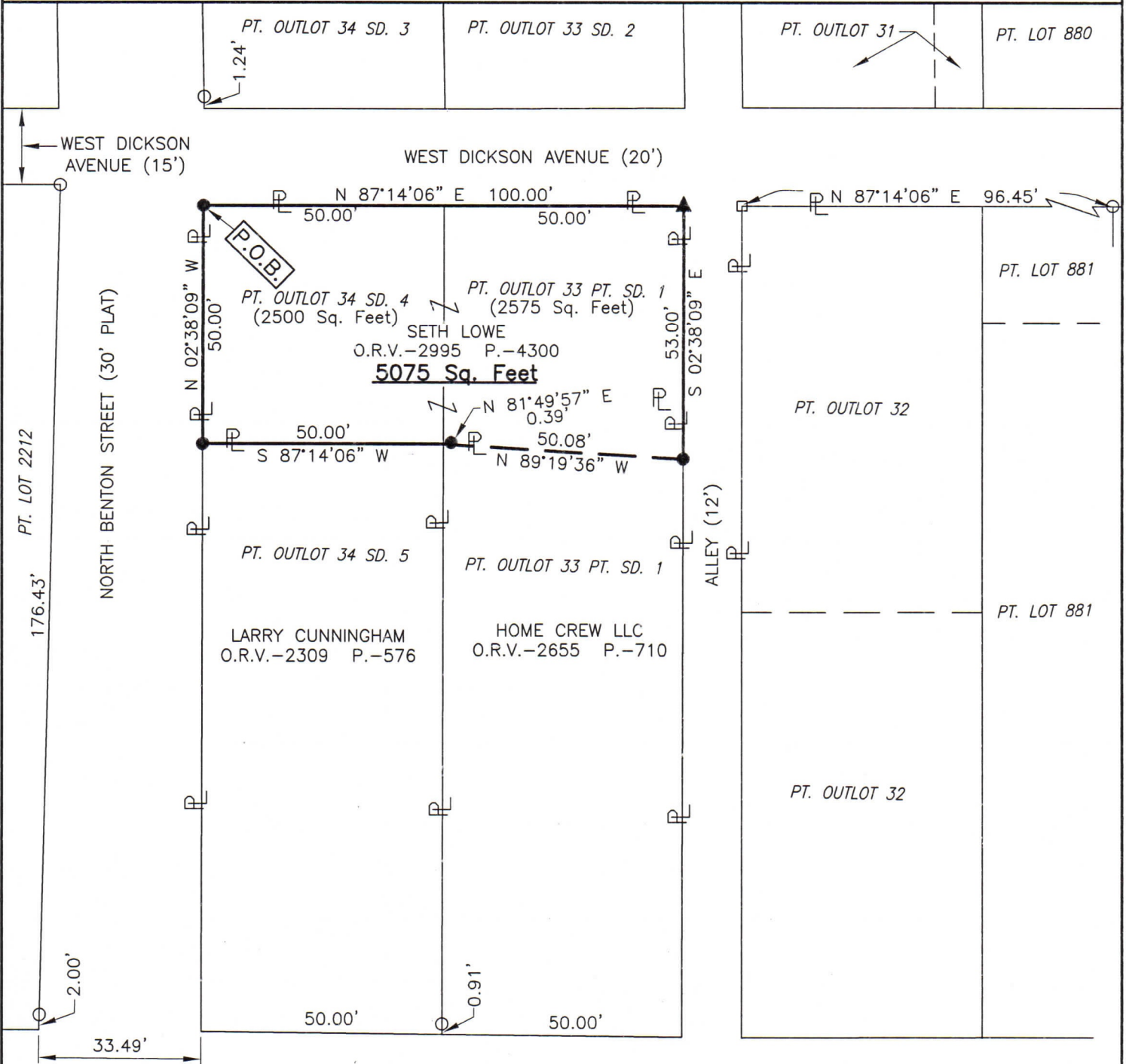


SURVEY FOR: SETH LOWE

DATE: 1-18-23

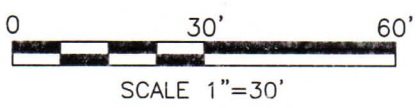
JOB NUMBER: MANSFIELD OUTLOT 33-34

LOCATION: PART OF SD. 1 OF OUTLOT 33 AND PART OF SD. 4 OF OUTLOT 34, CITY OF MANSFIELD, RICHLAND CO., STATE OF OHIO.



LEGEND

- IRON PIN FOUND
- RAILROAD SPIKE FOUND
- ▲ 2" MAG NAIL SET IN ASPHALT
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"



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

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 2-1-23
 INITIAL & DATE
PP-26

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
SETH LOWE**

Pt. Outlots 33 & 34

Situated in the City of Mansfield, County of Richland, State of Ohio, being part of SD. 1 of Outlot 33 and being SD. 4 of Outlot 34 in said City, and being more particularly described as follows:

Beginning at an iron pin set in the northwest corner of said SD. 4 of Outlot 34, said iron pin also being in intersection of the east right of way line of North Benton Street (30' plat) and the south right of way line of West Dickson Avenue (20');

Thence with the following **FIVE** courses:

- 1) **N 87° 14' 06" E, 100.00 feet** along the north line of said SD. 4 of Outlot 34 and said SD. 1 of Outlot 33, and along said south right of way line of West Dickson Avenue (20') to mag nail set in the northeast corner of said SD. 1 of Outlot 33, said mag nail also being in the west right of way line of an Alley (12');
- 2) **S 02° 38' 09" E, 53.00 feet** along the east line of said SD. 1 of Outlot 33, also being along said west right of way line of said Alley (12') to an iron pin set in the northeast corner of a parcel of land conveyed to Home Crew LLC by official records volume 2655, page 710;
- 3) **N 89° 19' 36" W, 50.08 feet** along the north line of said land of Home Crew LLC to a point being the northwest corner of said land, said point also being in the northeast corner of a parcel of land conveyed to Larry Cunningham by official records volume 2309, page 576 and being referenced by an iron pin set N 81° 49' 57" E, 0.39 feet from said point;
- 4) **S 87° 14' 06" W, 50.00 feet** along the north line of said land of Larry Cunningham to an iron pin set in the northwest corner of said land, said iron pin also being in the southwest corner of said SD. 4 of Outlot 34 and being in said east right of way line of North Benton Street (30' plat);
- 5) **N 02° 38' 09" W, 50.00 feet** along said SD. 4 of Outlot 34 and along said east right of way line of North Benton Street (30' plat) to the **place of beginning**, and containing 5,075 square feet, more or less, of which 2,575 square feet are in part of SD. 1 of Outlot 33 and 2,500 square feet are in SD. 4 of Outlot 34 and subject to all legal highways and easements of record.

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

All iron pins set are 5/8" reinforcing bar with plastic cap stamped "Stevens 7052".

According to a survey made in January 2023 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens
 Roger L. Stevens
 Registered Surveyor No. 7052
 MANSFIELD OUTLOT 33-34

NEW SURVEY
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