

SURVEY FOR  
PROPERTY TRANSFER  
15,302.14 SQ. FEET  
TOTAL

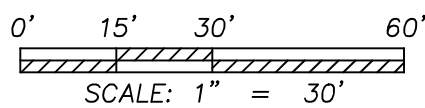
PART LOT #9970  
(10286.52 Sq. Ft.)

PART LOT #9971  
(5015.62 Sq. Ft.)

PART LOT #9971  
TENRAB, LLC  
ORV. 2870, PG. 404

OVERLOOK ROAD-(60')

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
**EAK 2-10-23**  
INITIAL & DATE  
**PP-34**



- LEGEND**
- IRON PIN/PIPE FOUND
  - △ MAGNAIL SPIKE 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* 01/27/2023  
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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**BEING PART OF LOT 9971 AND LOT 9970 OF THE CONSECUTIVELY NUMBERED LOTS IN THE CITY OF MANSFIELD, RICHLAND COUNTY, OHIO**

DRAWN NBR	CHECKED NBR	SCALE 1" = 30'	DATE 1/27/2023
JOB NO: SM-5800			SHEET 1 OF 1

**LEGAL DESCRIPTION**

**Situated** in the City of Mansfield, County of Richland, State of Ohio and being Lot #9970 and a part of Lot #9971 of the consecutively numbered lots in said city and being more particularly described as follows:

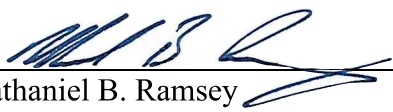
**Beginning** for the same at a point in the southwest corner of said Lot #9970, also being on the north right of way line of Overlook Road-(60' R/W), being referenced by an iron pipe found South 03 degrees 04 minutes 06 seconds West, 0.56 feet therefrom;

Thence, the following **FOUR** courses:

1. **North 03 degrees 04 minutes 06 seconds East, 206.27 feet** along the west line of said Lot #9970 to a point in the northwest corner thereof, being referenced by an iron pipe found North 41 degrees 18 minutes 55 seconds West, 1.86 feet therefrom;
2. **South 85 degrees 42 minutes 40 seconds East, 74.48 feet** along the north line of said Lot #9970 and the north line of Lot #9971 to an iron pin found in the northwest corner of a parcel conveyed to Tenrab, LLC. by official record volume 2870, page 404;
3. **South 03 degrees 04 minutes 06 seconds West, 204.72 feet** along the west line of said Tenrab, LLC parcel to a point in the southwest corner thereof, said point also being on the aforementioned north right of way line of Overlook Road, and being referenced by an iron pipe found South 03 degrees 04 minutes 06 seconds West, 1.06 feet therefrom;
4. **North 86 degrees 54 minutes 11 seconds West, 74.47 feet** along the north right of way line of said Overlook Road and south line of aforementioned Lots #9971 and #9970 to the **Place of Beginning**, and containing a total of 15,302.14 square feet, more or less, of which 10,286.52 square feet are within Lot #9970 and 5,015.62 square feet are within part of Lot #9971, 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.

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

  
Nathaniel B. Ramsey  
Professional Surveyor No. 8396  
For Ramsey Surveying  
SM-5800\_Legal.docx

