

Douglas C. Seiler

Professional Land Surveyor

52½ North Main • Mansfield, Ohio 44902
(419) 525-3644 • FAX (419) 525-3696

SURVEY DESCRIPTION

PARCEL "A"

PART OF LOT #23211
CITY OF MANSFIELD, OHIO

Situated in the City of Mansfield, County of Richland, State of Ohio and being a part of Lot #23211 of the consecutively numbered lots in said city (plat reference: Volume 29, page 72), and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the northwesterly corner of said lot; Thence, South 61 degrees 23 minutes 16 seconds East with the northerly line of said lot, a distance of 179.39 feet to an iron pin found and accepted as marking the north-easterly corner thereof;

Thence, South 25 degrees 34 minutes 24 seconds West with the easterly line of said lot, a distance of 96.01 feet to an iron pin found;

Thence, North 57 degrees 35 minutes 48 seconds West a distance of 189.97 feet to an iron pin set on the west line of said lot;

Thence, North 33 degrees 37 minutes 08 seconds East with said west line, a distance of 32.82 feet to an iron pin found and accepted as marking a point of curve;

Thence, northeasterly along a curve concave to the northwest with a central angle of 05 degrees 00 minutes 22 seconds, a radius of 580.04 feet, an arc distance of 50.68 feet, a chord distance of 50.66 feet with a chord bearing of North 31 degrees 06 minutes 57 seconds East to the place of beginning, containing 16473 square feet, according to survey by Douglas C. Seiler, Professional Surveyor #6869 on September 11, 2003.

Iron pins set are 5/8" rods with caps stamped "SEILER 6869".

Bearings are based on Plat Volume 29, page 72, and are intended to be used for angular de-termination only.



Douglas C. Seiler
Professional Surveyor #6869

"The grantor, grantee and all subsequent owners or assignees taking title from, under or through the grantor or grantee agrees that any use or improvement made on this land shall be in conformity with all existing valid zoning, platting, health, or other lawful rules and regulations."

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION;
NO PLAT REQUIRED.

SIGNED: Howard S. Morris
SECRETARY, CITY PLANNING COMMISSION;
DATE: October 15, 2003

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
MCS 10-17-03
INITIAL DATE

Douglas C. Seiler
Professional Land Surveyor

52½ North Main • Mansfield, Ohio 44902
(419) 525-3644 • FAX (419) 525-3696

SURVEY DESCRIPTION

PARCEL "B"

PART OF LOT #23211
CITY OF MANSFIELD, OHIO

Situated in the City of Mansfield, County of Richland, State of Ohio and being a part of Lot #23211 of the consecutively numbered lots in said city (plat reference: Volume 29, page 72), and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the southwesterly corner of said lot; Thence South 56 degrees 22 minutes 52 seconds East with the southerly line of said lot, a distance of 189.93 feet to an iron pin found and accepted as marking the south-easterly corner thereof;

Thence, North 33 degrees 37 minutes 08 seconds East with the easterly line of said lot, a distance of 87.53 feet to an iron pin found;

Thence, North 57 degrees 35 minutes 48 seconds West a distance of 189.97 feet to an iron pin set on the west line of said lot;

Thence, South 33 degrees 37 minutes 08 seconds West with said west line, a distance of 83.50 feet to the place of beginning, containing 16242 square feet, according to survey by Douglas C. Seiler, Professional Surveyor #6869 on September 11, 2003.

Iron pins set are 5/8" rods with caps stamped "SEILER 6869".

Bearings are based on Plat Volume 29, page 72, and are intended to be used for angular de-termination only.



Douglas C. Seiler
Professional Surveyor #6869

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APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION;
NO PLAT REQUIRED.

SIGNED: Howard T. Norris
SECRETARY, CITY PLANNING COMMISSION;
DATE: October 15, 2003

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
INITIAL MLB DATE 10-17-03

S-60

S-60

NORTH



R=580.04'
Δ=05°00'22"
L=50.68'
C LEN=50.66'
BRG=N 31°06'57" E

THE PLACE OF BEGINNING PARCEL "A"

30' BUILDING LINE



SCALE: 1" = 40'

BEARINGS ARE BASED ON PLAT VOLUME 29, PAGE 72.

RED OAK TRAIL
60' R/W

N 33°37'08" E
32.82'

PARCEL "A"
PART LOT #23211
16473 SQ. FT.

LOT #22703

S 61°23'16" E 179.39'
10' UTILITY EASEMENT

LEGEND

- IRON PIN FOUND
- ▲ RR SPIKE FOUND
- ⊘ MAG NAIL SPIKE SET
- ⊗ IRON PIN SET WITH CAP STAMPED "SEILER 6869"

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THE PLACE OF BEGINNING PARCEL "B"

S 33°37'08" W
83.50'

PARCEL "B"
PART LOT #23211
16242 SQ. FT.

LOT #22368

N 57°35'48" W 189.97'

S 25°34'24" W
96.01'



Douglas C. Seiler

SURVEYED BY: DOUGLAS C. SEILER
PROFESSIONAL SURVEYOR #6869
52-1/2 NORTH MAIN STREET
MANSFIELD, OHIO 44902
(419) 525-3644
FAX (419) 525-3696

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
MLB 10-17-03
INITIAL DATE

LOT #23212
NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
MLB 10-17-03
INITIAL DATE

LOT #22918

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION
NO PLAT REQUIRED.

SIGNED: *Howard P. Norris*
SECRETARY, CITY PLANNING COMMISSION
DATE: *October 15, 2003*

SURVEY PLAT FOR	
MARK SHUTT	
LOT #23211	
CITY OF MANSFIELD	
RICHLAND COUNTY, OHIO	
DATE: OCT. 15, 2003	SCALE: 1"=40'
LOT23211	