

W-144

# SURVEY PLAT

Part Southwest Quarter - Section 28  
Monroe Township, T-22, R-17  
Richland County, Ohio

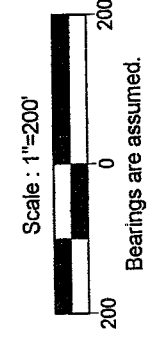
Northwest Corner  
Southwest Quarter  
Section 28  
S 88°40'02" E 435.83'  
Ref. = 25.00'  
Iron bar found

MOFFET ROAD (C.H. 371)

Parcel "A"  
10.124 acres

Parcel "C"  
5.000 acres

Parcel "B"  
21.707 acres



M. Eilenfeld, et. al.  
ORV 28/27

W.&D. Sites  
735/473

C. Harvey  
689/461

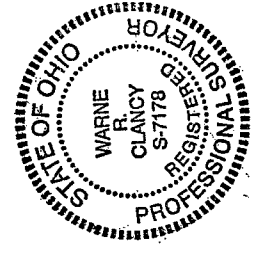
C.&G. Harvey  
ORV 82/492

G. Harvey  
768/110

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE  
MWB 2/24/06  
INITIAL DATE  
As to parcels  
"B" & "C" they  
must transfer  
before Parcel  
"A"

Id	Bearing	Distance
L1	S 00°00'00" E	40.27'
L2	S 42°45'02" E	80.69'
L3	S 07°12'03" E	23.20'
L4	N 89°40'58" E	204.29'
L5	N 00°19'02" W	225.00'
L6	S 89°40'58" W	125.00'
L7	N 07°12'03" W	162.44'

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
MWB 2/24/06  
INITIAL DATE  
As to parcel  
"A"



**LEGEND**  
● Iron pin set with cap stamped "CLANCY 7178"  
○ Iron pin found

*Warnie R. Clancy*  
Warnie R. Clancy  
P.S.#7178

DATE: 2/16/06  
JOB NO.: W020106

SURVEY DESCRIPTION

**Part Southwest Quarter – Section 28  
Monroe Township, T-22, R-17  
Richland County, Ohio**

Situated in the Township of Monroe, County of Richland, State of Ohio, and being a part of the Southwest Quarter of Section 28 of Township 22 of Range 17, more particularly described as follows:

Commencing for the same at an iron bar found marking the northwest corner of said southwest quarter; Thence, South 00 degrees 00 minutes 00 seconds E with the west line of said quarter, the same being the centerline of Moffet Road (C.H. 371), a distance of 733.97 feet to a point thereon, referenced by an iron pin set South 86 degrees 17 minutes 48 seconds East, a distance of 6.96 feet, the Place of beginning;

Thence, continuing with said west and centerlines South 00 degrees 00 minutes 00 seconds East, a distance of 40.27 feet to the northwest corner of a parcel owned by G. Harvey (768/110);

Thence, South 42 degrees 45 minutes 02 seconds East with the north line of said parcel, passing an iron pin found for reference at 2.50 feet, a distance of 80.69 feet to an iron pin found;

Thence, South 07 degrees 12 minutes 03 seconds East with the easterly line of said parcel, a distance of 23.20 feet to an iron pin set thereon;

Thence, South 64 degrees 14 minutes 58 seconds East, a distance of 343.83 feet to a point;

Thence, South 00 degrees 00 minutes 00 seconds East, passing an iron pin set for reference at 2.00 feet, a distance of 662.47 feet to an iron pin set;

Thence, North 89 degrees 32 minutes 43 seconds West, a distance of 367.38 feet to an iron pin set on the said west line of said quarter;

Thence, South 00 degrees 00 minutes 00 seconds East with said west line, a distance of 767.58 feet to an iron pin found marking a westerly corner of a parcel owned by M. Eilenfeld, et. al. (ORV 28/27);

Thence, with the westerly line of said parcel, the following five (5) courses:

1. South 89 degrees 32 minutes 43 seconds East, a distance of 622.56 feet to an iron pin found;
2. North 00 degrees 44 minutes 14 seconds West, a distance of 547.77 feet to an iron pin found;
3. North 24 degrees 38 minutes 54 seconds East, a distance of 597.23 feet to an iron pin found;
4. North 41 degrees 23 minutes 55 seconds West, a distance of 213.88 feet to an iron pin found;
5. North 09 degrees 34 minutes 27 seconds East, a distance of 500.59 feet to an iron pin set thereon;

Thence, North 70 degrees 58 minutes 07 seconds West, a distance of 214.39 feet to an iron pin set;

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Thence, South 37 degrees 32 minutes 35 seconds West, a distance of 179.72 feet to an iron pin set;

Thence, North 86 degrees 17 minutes 48 seconds West, passing an iron pin set for reference at 488.27 feet, a distance of 495.23 feet to the Place of Beginning, containing 21.707 acres according to survey by Warne R. Clancy, Professional Surveyor #7178, on February 1, 2006.

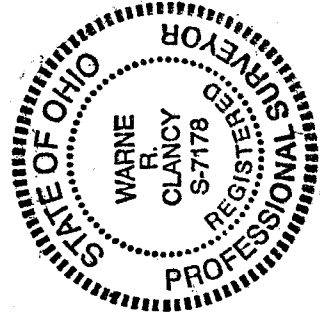
The grantees, his heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument or any portion thereof does not constitute a principal building site under applicable zoning.

Iron pins set are #5 rebars with caps stamped "CLANCY 7178".

Bearings are assumed.

NEW SPLIT  
 RICHLAND COUNTY  
 TAX MAP OFFICE

MUD 2-24-06  
 INITIAL DATE  
 Must transfer  
 before Parcel  
 "A"



Parcel "B" - 21.707 ac.

*Warne R. Clancy*  
 Warne R. Clancy  
 P.S. 7178

SURVEY DESCRIPTION

**Part Southwest Quarter – Section 28  
Monroe Township, T-22, R-17  
Richland County, Ohio**

Situated in the Township of Monroe, County of Richland, State of Ohio, and being a part of the Southwest Quarter of Section 28 of Township 22 of Range 17, more particularly described as follows:

Beginning for the same at an iron bar found marking the northwest corner of said southwest quarter; Thence, South 88 degrees 40 minutes 02 seconds East with the north line of said quarter, passing an iron pin set for reference at 25.00 feet, a distance of 435.83 feet to an iron pin set marking a westerly corner of a parcel owned by W. & D. Sites (735/473);

Thence, South 19 degrees 58 minutes 27 seconds East, a distance of 382.52 feet to an iron pin set marking the southwest corner of said parcel;

Thence, South 49 degrees 37 minutes 50 seconds East with the south line of said parcel, a distance of 338.19 feet to an iron pin set on the west line of a parcel owned by M. Eilenfeld, et. al. (ORV 28/27);

Thence, South 09 degrees 34 minutes 27 seconds West with said west line, a distance of 106.16 feet to an iron pin set thereon;

Thence, North 70 degrees 58 minutes 07 seconds West, a distance of 214.39 feet to an iron pin set;

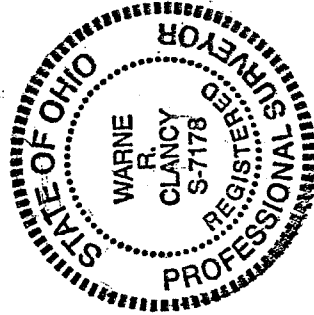
Thence, South 37 degrees 32 minutes 35 seconds West, a distance of 179.72 feet to an iron pin set;

Thence, North 86 degrees 17 minutes 48 seconds West, passing an iron pin set for reference at 488.27 feet, a distance of 495.23 feet to a point on the west line of said southwest quarter;

Thence, North 00 degrees 00 minutes 00 seconds West with said west line, the same being the centerline of Moffet Road (C.H. 371), a distance of 733.97 feet to the Place of Beginning, containing 10.124 acres according to survey by Warne R. Clancy, Professional Surveyor #7178, on February 1, 2006.

Iron pins set are #5 rebars with caps stamped "CLANCY 7178".

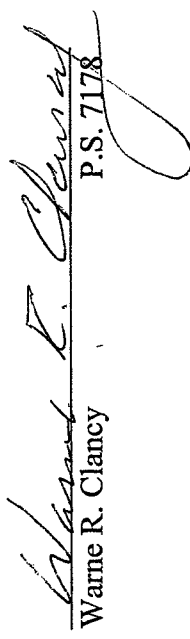
Bearings are assumed.



Parcel "A" – 10.124 ac.

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY.  
TAX MAP OFFICE

MRB 2-24-06  
INITIAL DATE  
Parcel = "B+C"  
Must transfer  
before this "A!"  
Parcel "A!"

  
Warne R. Clancy  
P.S. 7178

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SURVEY DESCRIPTION

Part Southwest Quarter – Section 28  
Monroe Township, T-22, R-17  
Richland County, Ohio

Situated in the Township of Monroe, County of Richland, State of Ohio, and being a part of the Southwest Quarter of Section 28 of Township 22 of Range 17, more particularly described as follows:

Commencing for the same at an iron bar found marking the northwest corner of said southwest quarter; Thence, South 00 degrees 00 minutes 00 seconds E with the west line of said quarter, the same being the centerline of Moffet Road (C.H. 371), a distance of 774.24 feet to the northwest corner of a parcel owned by G. Harvey (768/110); Thence, South 42 degrees 45 minutes 02 seconds East with the north line of said parcel, passing an iron pin found for reference at 2.50 feet, a distance of 80.69 feet to an iron pin found; Thence, South 07 degrees 12 minutes 03 seconds East with the easterly line of said parcel, a distance of 23.20 feet to an iron pin set thereon, the Place of Beginning;

Thence, South 64 degrees 14 minutes 58 seconds East, a distance of 343.83 feet to a point;

Thence, South 00 degrees 00 minutes 00 seconds East, passing an iron pin set for reference at 2.00 feet, a distance of 662.47 feet to an iron pin set;

Thence, North 89 degrees 32 minutes 43 seconds West, a distance of 367.38 feet to an iron pin set on the said west line of said quarter;

Thence, North 00 degrees 00 minutes 00 seconds West with said west line, a distance of 422.34 feet to an iron pin found marking the southwest corner of the above referenced Harvey parcel;

Thence, with said parcel the following four (4) courses:

1. North 89 degrees 40 minutes 58 seconds East, a distance of 204.29 feet to an iron pin found;
2. North 00 degrees 19 minutes 02 seconds West, a distance of 225.00 feet to an iron pin found;
3. South 89 degrees 40 minutes 58 seconds West, a distance of 125.00 feet to an iron pin found;
4. North 07 degrees 12 minutes 03 seconds West, a distance of 162.44 feet to the Place of Beginning, containing 5.000 acres according to survey by Warne R. Clancy, Professional Surveyor #7178, on February 1, 2006.

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 separate from any adjoining or contiguous parcel fronting on a public highway or street.

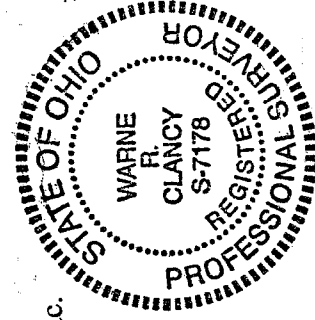
Iron pins set are #5 rebars with caps stamped "CLANCY 7178".

Bearings are assumed.

Parcel "C" – 5.000 ac.

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE

MAP 204-04  
INITIAL DATE  
This parcel  
must transfer  
before  
"A"



*Warne R. Clancy*  
Warne R. Clancy  
P.S. 7178