

LOT SPLIT FOR: PAUL GETZ JR.

**PART OF THE NORTHWEST QUARTER, SEC. 5, TOWNSHIP 20-N, RANGE 18-W,
CITY OF MANSFIELD, COUNTY OF RICHLAND, STATE OF OHIO AND BEING
PART OF LOT 22241**

PRIOR DEED REFERENCE:

O.R.V. 1010, PG. 733

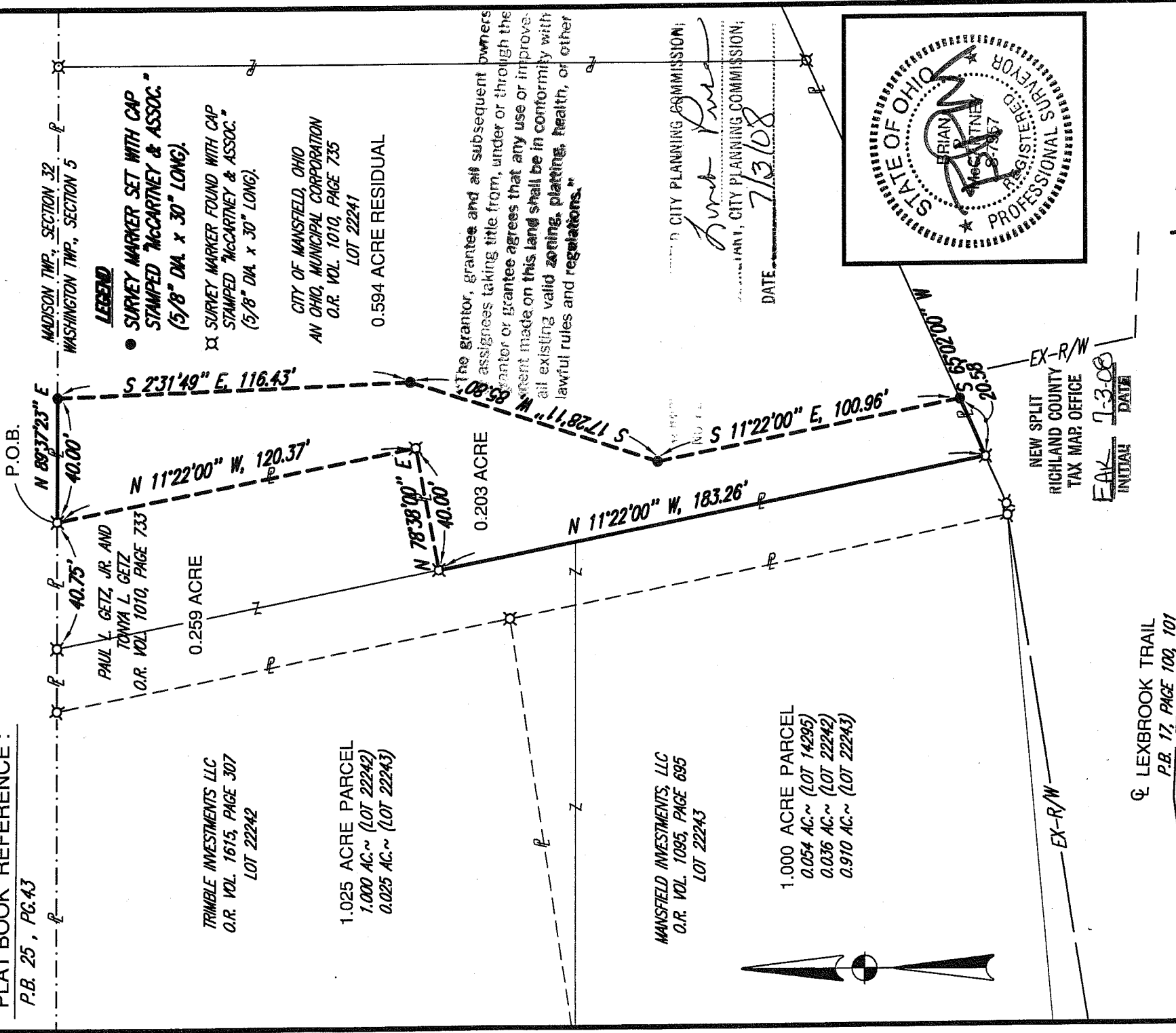
PLAT BOOK REFERENCE:

P.B. 25, PG. 43

**SOUTH WOODLAND, BLOCK 4
P.B. 21, PAGE 171**

BASIS OF BEARINGS

**BEARINGS ARE TO AN ASSUMED MERIDIAN
AND USED TO DELINEATE ANGLES ONLY.**



LEGEND

● SURVEY MARKER SET WITH CAP
STAMPED "MCCARTNEY & ASSOC."
(5/8" DIA x 30" LONG).

⊗ SURVEY MARKER FOUND WITH CAP
STAMPED "MCCARTNEY & ASSOC."
(5/8" DIA x 30" LONG).

CITY OF MANSFIELD, OHIO
AN OHIO MUNICIPAL CORPORATION
O.R. VOL. 1010, PAGE 735
LOT 22241

0.594 ACRE RESIDUAL

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

MANSFIELD INVESTMENTS, LLC
O.R. VOL. 1095, PAGE 695
LOT 22243

1.000 ACRE PARCEL
0.054 AC.~ (LOT 14295)
0.036 AC.~ (LOT 22242)
0.910 AC.~ (LOT 22243)



SCALE IN FEET



52 N. Diamond Street
Mansfield, Ohio 44902
419/525-0093, Fax: 419/525-0635

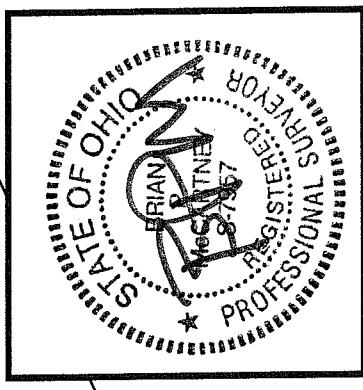


K.E. McCartney & Associates, Inc.

Engineers • Planners • Surveyors

230 Third Street
Elyria, Ohio 44035
440/323-8608, Fax: 440/323-3844

CITY PLANNING COMMISSION;
Brian P. McCartney
CITY PLANNING COMMISSION;
DATE: 7/3/08



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

FAK 7-3-08
INITIAL DATE

LEXBROOK TRAIL
P.B. 17, PAGE 100, 101

B.P.M. McCartney
BRIAN P. MCCARTNEY, P.E., P.S.
OHIO REGISTERED SURVEYOR NO. S-7957
DATE: July 3, 2008

8977-Z-268

LEGAL DESCRIPTION
PAUL L. GETZ, JR.
LOT SPLIT ~ 0.203 AC.

Situated in the City of Mansfield, County of Richland, State of Ohio and being part of the northwest quarter of Section 5, Township 20-N, Range 18-W and also being part of Lot 22241 in the City of Mansfield and further described as follows:

Commencing at a survey marker found with cap stamped "McCartney & Assoc." in the northerly line of Section 5 and marking the original northwest corner of Lot 22241 in the City of Mansfield; thence N89°37'23"E, 40.75 feet along the northerly line of Section 5 also being the northerly line of Lot 22241 to a survey marker found with cap stamped "McCartney & Assoc."; said marker being the Principal Point of Beginning for the parcel described herein;

- 1) thence continuing N89°37'23"E, a distance of 40.00 feet along the northerly line of Section 5 also being the northerly line of Lot 22241 to a survey marker set;
- 2) thence S2°31'49"E, a distance of 116.43 feet to a survey marker set;
- 3) thence S17°28'11"W, a distance of 85.80 feet to a survey marker set;
- 4) thence S11°22'00"E, a distance of 100.96 feet to a survey marker set on the existing northerly right of way line of Lexbrook Trail;
- 5) thence S65°02'00"W, a distance of 20.58 feet along said existing northerly right of way line of Lexbrook Trail to a survey marker found with cap stamped "McCartney & Assoc.";
- 6) thence N11°22'00"W, a distance of 183.26 feet along the original easterly lot lines for Lots 22242 and 22243 in the City of Mansfield to a survey marker found with cap stamped "McCartney & Assoc.";
- 7) thence N78°38'00"E, a distance of 40.00 feet to a survey marker found with cap stamped "McCartney & Assoc.";
- 8) thence N11°22'00"W, a distance of 120.37 feet to the Principal Point of Beginning, enclosing an area of 0.203 acre, more or less, and subject to all legal easements, use restrictions and public right of way now on record.

This description was prepared and reviewed in November, 2006 by Brian P. McCartney, P.E., P.S. S-7957 from a survey performed by K.E. McCartney and Associates, Inc. Survey markers set are 5/8" diameter by 30" long rebar with cap stamped "McCartney S-7921"

Plat Reference: Book 25, Page 43. Prior Deed Reference: O.R. Volume 1010, Page 733.
Bases of Bearings: Bearings are to an assumed meridian and used to delineate angles only.

NEW SPLIT
RIGHLAND COUNTY
TAX MAP OFFICE

EAK
INITIAL

7-3-08
DATE

3 208