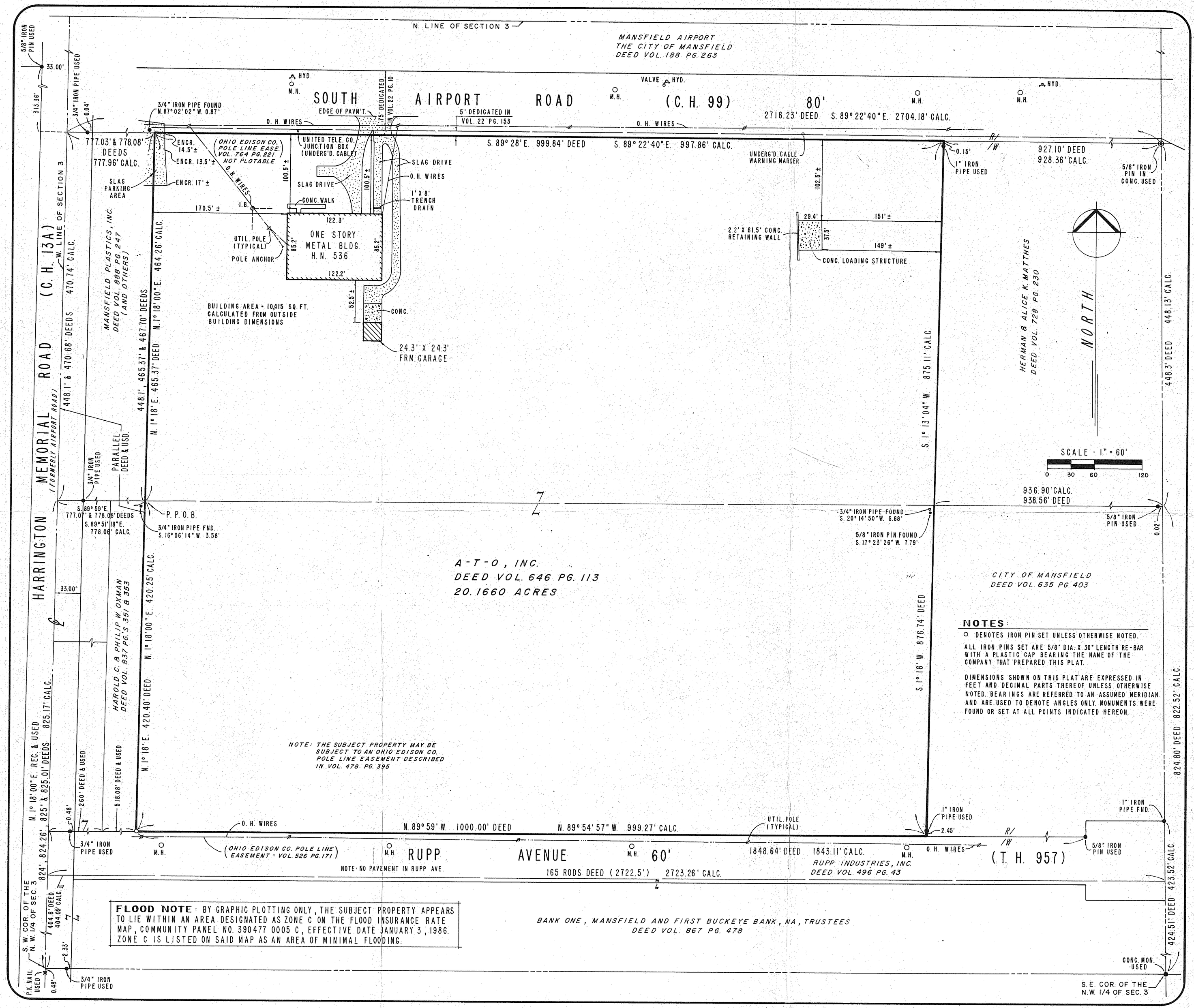


**FLOOD NOTE**: BY GRAPHIC PLOTTING ONLY, THE SUBJECT PROPERTY APPEARS TO LIE WITHIN AN AREA DESIGNATED AS ZONE C ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 390477 0005 C, EFFECTIVE DATE JANUARY 3, 1986. ZONE C IS LISTED ON SAID MAP AS AN AREA OF MINIMAL FLOODING.

## LEGAL DESCRIPTION

Situated in the City of Mansfield, County of Richland and State of Ohio and known as being part of the Northwest Quarter of Section No. 3 in Original Madison Township, bounded and described as follows:

Beginning on the centerline of Harrington Memorial Road (66 feet wide) (C.H. 13A) at the southwest corner of the Northwest Quarter of said Section No. 3. Said corner being witnessed by an iron pipe found on the south line of said Northwest Quarter, South 89° 54' 26" East 27.67 feet therefrom;

Thence North 01° 18' 00" East, along the centerline of Harrington Memorial Road and the west line of said Section No. 3, 825.17 feet to the southwest corner of land conveyed to Harb Realty Inc. by deed recorded in Volume 631 page 679 of Richland County Records. Said corner being witnessed by an iron pipe found South 89° 51' 18" East 33.00 feet therefrom;

Thence South 89° 51' 18" East, along the south line of land so conveyed to Harb Realty Inc., 778.06 feet to the southeast corner thereof, the northeast corner of land conveyed to Harwell Steel Corporation by deed recorded in Volume 522 page 635 of Richland County Records and the principal place of beginning of the parcel herein described. Said corner being witnessed by an iron pipe found South 16° 06' 14" West 3.58 feet therefrom;

Thence North 01° 18' 00" East, along the east line of land so conveyed to Harb Realty Inc., 464.26 feet to the northeast corner thereof and the south line of South Airport Road (80 feet wide) as shown by the dedication plat recorded in Volume 22 page 153 of Richland County Records. Said corner being witnessed by an iron pipe found North 87° 02' 02" West 0.87 feet therefrom;

Thence South 89° 22' 40" East, along said south line of South Airport Road, 997.86 feet to the northeast corner of land conveyed to A-T-O, Inc. by deed recorded in Volume 646 page 113 of Richland County Records. Said corner being witnessed by an iron pipe found South 01° 13' 04" West 0.15 feet therefrom;

Thence South 01° 13' 04" West, along the east line of land so conveyed to A-T-O, Inc., 875.11 feet to the southeast corner thereof and the north line of Rupp Avenue (60 feet wide). Said corner being witnessed by an iron pipe found North 01° 13' 04" East 2.45 feet therefrom;

Thence North 89° 54' 57" West, along the south line of land so conveyed to A-T-O, Inc. and the north line of Rupp Avenue, 999.27 feet to an iron pin set at the southeast corner of land conveyed to Harwell Steel Corporation as aforesaid;

Thence North 01° 18' 00" East, along the east line of land so conveyed to Harwell Steel Corporation, 420.25 feet to the principal place of beginning and containing 20.1660 Acres of Land, more or less, according to a survey prepared by Carl L. Craddock, Registered Surveyor No. 5762, for and in behalf of Bock & Clark under Project No. 88325 dated January 19, 1989 and subject to all legal highways.

The bearings used in this description are referred to an assumed meridian and are used to denote angles only.

## NOTES:

○ DENOTES IRON PIN SET UNLESS OTHERWISE NOTED.

ALL IRON PINS SET ARE 5/8" DIA. X 30" LENGTH RE-BAR WITH A PLASTIC CAP BEARING THE NAME OF THE COMPANY THAT PREPARED THIS PLAT.

DIMENSIONS SHOWN ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF UNLESS OTHERWISE NOTED. BEARINGS ARE REFERRED TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY. MONUMENTS WERE FOUND OR SET AT ALL POINTS INDICATED HEREON.

# ALTA/ACSM LAND TITLE SURVEY

# FIGGIE SITE NO. 7

LOCATED IN:

**THE STATE OF OHIO**
**THE COUNTY OF RICHLAND**
**THE CITY OF MANSFIELD**

## SURVEYOR'S STATEMENT

This survey was made at the request of **Figgie International Real Estate, Inc., Commercial Mortgage Corporation of America and First American Title Insurance Company**, and was made on the date shown below of the premises specifically described in First American Title Insurance Company's Title Commitment No. 7378, and dated 11/30/88, 7:29A.M. I hereby state to Figgie International Real Estate, Inc., Commercial Mortgage Corporation of America and First American Title Insurance Company that this survey print is an accurate representation of the premises based on a survey made upon the ground, showing all gaps, gores, overlaps or encroachments of the premises or on the premises as per current deeds of record, and further showing the location of all easements noted in said Title Commitment, and all roadways, or rights-of-way and setback lines, either of the County Plat Records or visible on the ground, all dedicated highways providing access to the premises and the size, type and location of all buildings and/or structures or improvements visible thereon, that the courses shown in the legal hereon and the lines of actual possession are the same, except as shown herein, and that no encroachments exist except as set forth herein. This survey is a Class A Survey made in accordance with the "Minimum Standard Detail Requirements for Land Title Surveys" jointly established and adopted by ACSM in March, 1986, and by ALTA in September 1986.

Carl L. Craddock
Reg. Surveyor No. 5762
in the State of OHIO

STATE OF OHIO — CARL L. CRADDOCK — No. 5762 — REGISTERED SURVEYOR

DATE: JANUARY 19, 1989
B & C PROJECT NO. 88325-7 SHT. 1 OF 1

BOCK & CLARK
CONSULTING ENGINEERS & SURVEYORS (800-362-8996)
537 N. CLEVELAND-MASSILLON RD., AKRON, OHIO 44313