

SURVEY FOR GEORGE & DELORES RAINES

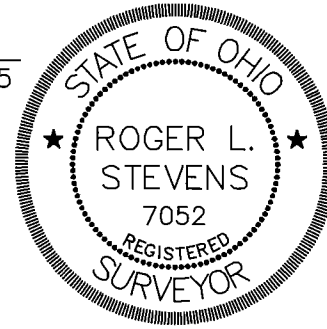
Distances shown hereon are expressed in feet and decimal parts thereof.

Basis of bearings: Survey U-69.

CERTIFICATION: I hereby certify that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code.

Roger L. Stevens

Roger L. Stevens, P.S. #7052 Date 10-10-15
MADISON 36



CARL W. JOHNSON
O.R.V.-559 P.-124

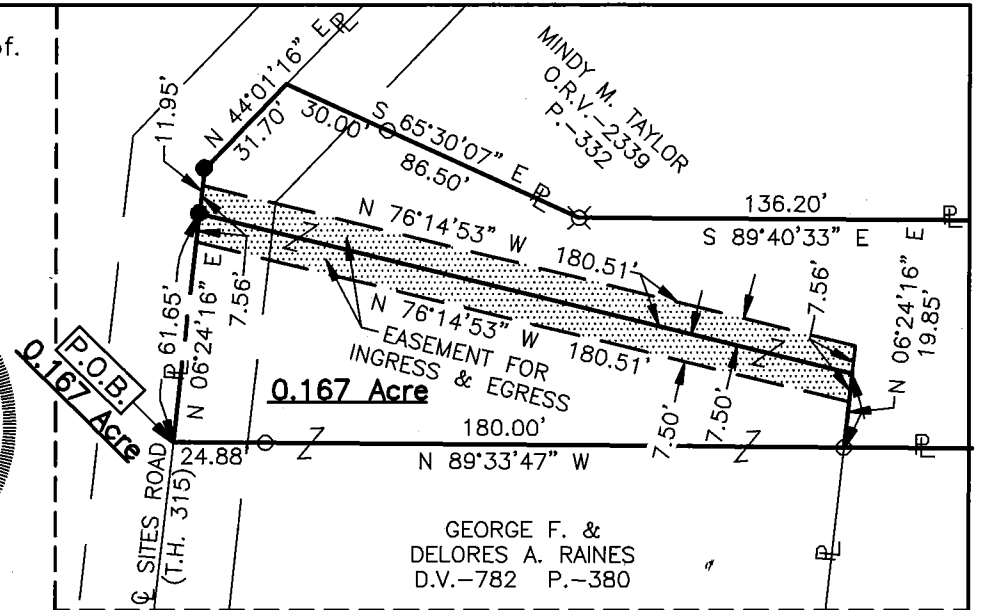
GEORGE F. & DELORES A. RAINES
O.R.V.-1675 P.-693

9.535 Acres

9.064 ACRES NW. 1/4
0.471 ACRES NE. 1/4 ALL OF WHICH IS IN I-71 R/W
3.795 ACRES NW. 1/4 IN I-71 R/W
4.266 ACRES TOTAL IN R/W

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK INITIAL DATE 10-23-15
HH-280

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK INITIAL DATE 10-23-15



DETAIL "A"
SCALE 1"=50'

LEGEND

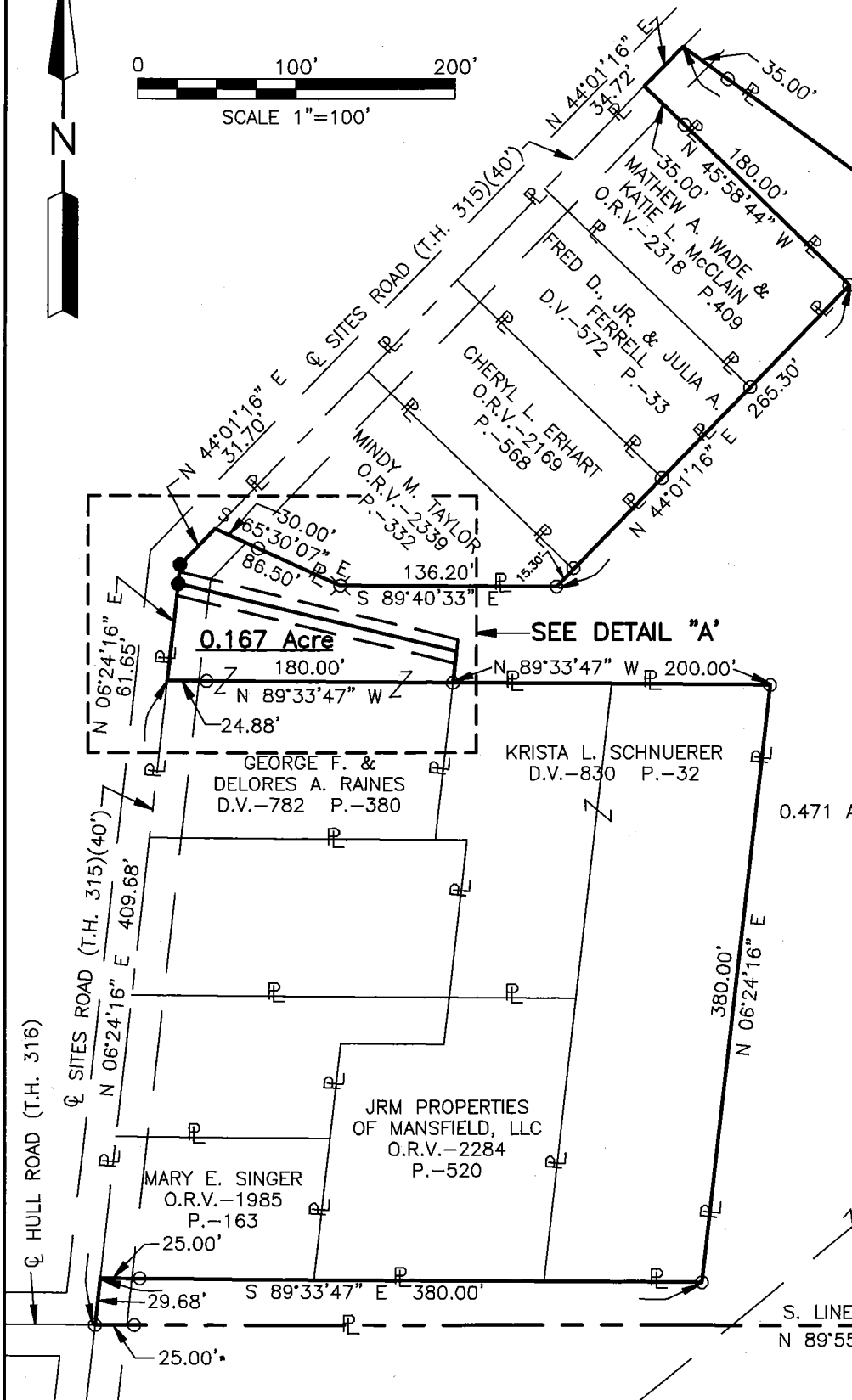
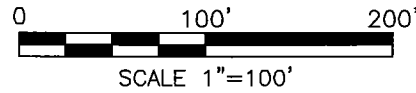
- IRON PIN FOUND
- ⊗ DRILL HOLE FOUND IN CONCRETE
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

PART OF THE NW & NE.
1/4 OF SEC. 36, T-21,
R-18, MADISON TWP.,
RICHLAND CO., OHIO.

STATE OF OHIO
O.R.V.-314 P.-418

F. THOMAS & CAROL ANN MORITZ
D.V.-651 P.-74

F. THOMAS MORITZ
O.R.V.-1689 P.-352



S. LINE NW. 1/4 SEC. 36
N 89°55'33" W 1002.87'

SE CORNER
NW. 1/4 SEC. 36
N 40°59'47" E
4.75'

SW CORNER
NE. 1/4 SEC. 36
S 54°59'06" W
303.93'

9.535 Acres
P.O.B.

LA R/W

INTERSTATE 71

STATE OF OHIO
O.R.V.-324 P.-305

E. LINE NW. 1/4 SEC. 36
W. LINE NE. 1/4 SEC. 36

SURVEYOR'S DESCRIPTION
FOR
GEORGE & DELORES RAINES

9.535 Acres

Situated in the Township of Madison, County of Richland, State of Ohio, being part of the Northwest and Northeast Quarters of Section 36, Township 21, Range 18 and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter, said iron pin also being in the Southwest corner of said Northeast Quarter;

Thence N 89° 55' 33" W, 75.22 feet along the south line of said Northwest Quarter to a point being in the southeasterly limited access right of way line of Interstate 71, said point also being in the westerly corner of a parcel of land conveyed to F. Thomas Moritz by official records volume 1689, page 352, being referenced by an iron pin found N 40° 59' 47" E, 4.75 feet from said point and being the **true place of beginning**;

Thence with the following **SEVENTEEN** courses:

- 1) **N 89° 55' 33" W, 1002.87 feet** and continuing along said south line of said Northwest Quarter to an iron pin found in the centerline of Sites Road (T.H. 315) and passing through an iron pin found at 977.87 feet;
- 2) **N 06° 24' 16" E, 29.68 feet** along said centerline of Sites Road (T.H. 315) to a point being in the southwest corner of a parcel of land conveyed to Mary E. Singer by official records volume 1985, page 163, said point being referenced by an iron pin found S 89° 33' 47" E, 25.00 feet from said point;
- 3) **S 89° 33' 47" E, 380.00 feet** along the south line of said land of Mary E. Singer, along the south line of a parcel of land conveyed to JRM Properties of Mansfield, LLC by official records volume 2284, page 520 and along the south line of a parcel of land conveyed to Krista L. Schnuerer by deed volume 830, page 32 to an iron pin found in the southeast corner of said land of Krista L. Schnuerer and passing through previously referenced iron pin found at 25.00 feet;
- 4) **N 06° 24' 16" E, 380.00 feet** along the east line of said land of Krista L. Schnuerer to an iron pin found in the northeast corner of said land;
- 5) **N 89° 33' 47" W, 200.00 feet** along the north line of said land of Krista L. Schnuerer to an iron pin found in the northwest corner of said land, said iron pin also being in the northeast corner of a parcel of land conveyed to George F. and Delores A. Raines by deed volume 782, page 380;
- 6) **N 06° 24' 16" E, 19.85 feet** to a point, said point being referenced by an iron pin found S 06° 24' 16" W, 19.85 feet from said point;
- 7) **N 76° 14' 53" W, 180.51 feet** to an iron pin set in said centerline of Sites Road (T.H. 315);
- 8) **N 06° 24' 16" E, 11.95 feet** along said centerline of Sites Road (T.H. 315) to an iron pin set;
- 9) **N 44° 01' 16" E, 31.70 feet** and continuing along said centerline of Sites Road (T.H. 315) to a point being southwesterly corner of a parcel of land conveyed to Mindy M. Taylor by official records volume 2339, page 332, said point being referenced by an iron pin found S 65° 30' 07" E, 30.00 feet from said point;

9.535 Acres (continued)

- 10) **S 65° 30' 07" E, 86.50 feet** along the southerly line of said land of Mindy M. Taylor to a drill hole found in concrete and passing through previously referenced iron pin found at 30.00 feet;
- 11) **S 89° 40' 33" E, 136.20 feet** along the south line of said land of Mindy M. Taylor to an iron pin found in the southeasterly corner of said land;
- 12) **N 44° 01' 16" E, 265.30 feet** along the southeasterly line of said land of Mindy M. Taylor, along the southeasterly line of a parcel of land conveyed to Cheryl L. Erhart by official records volume 2169, page 568, along the southeasterly line of a parcel of land conveyed to Fred D., Jr. and Julia A. Ferrell by deed volume 572, page 33 and along the southeasterly line of a parcel of land conveyed to Mathew A. Wade and Katie L. McClain by official records volume 2318, page 409 to an iron pin found in the easterly corner of said land of Mathew A. Wade and Katie L. McClain;
- 13) **N 45° 58' 44" W, 180.00 feet** along the northeasterly line of said land of Mathew A. Wade and Katie L. McClain to a point being the northerly corner of said land, said point also being in said centerline of Sites Road (T.H. 315) and passing through an iron pin found at 145.00 feet;
- 14) **N 44° 01' 16" E, 34.72 feet** along said centerline of Sites Road (T.H. 315) to a point being the westerly corner of a parcel of land conveyed to Carl W. Johnson by official records volume 559, page 124, said point being referenced by an iron pin found S 54° 13' 45" E, 35.00 feet from said point;
- 15) **S 54° 13' 45" E, 884.67 feet** along the southwesterly line of said land of Carl W. Johnson and along the southwesterly line of a parcel of land conveyed to the State of Ohio by official records volume 324, page 305 and said line extended to a point being in the centerline of Interstate 71, said point being in the westerly corner of a parcel of land conveyed to the State of Ohio by official records volume 314, page 418, passing through previously referenced iron pin found at 35.00 feet and passing through an iron pin found at 666.70 feet;
- 16) **S 54° 30' 20" E, 201.55 feet** along the southwesterly line of said land of the State of Ohio as recorded in official records volume 314, page 418 to an iron pin found in the southerly corner of said land, said iron pin also being in the southeasterly limited access right of way of Interstate 71 and being in the northerly corner of said land of F. Thomas Moritz;
- 17) **S 54° 59' 06" W, 303.93 feet** along said southeasterly limited access right of way of Interstate 71 also being along the northwesterly line of said land of F. Thomas Moritz to the **true place of beginning** and containing **9.535 acres**, more or less, of which 9.064 acres are in the Northwest Quarter and 0.471 acre is in the Northeast Quarter also 4.266 acres are within the right of way of Interstate 71 of which 0.471 acre is in the Northeast Quarter and 4.266 acres are in the Northwest Quarter and subject to all legal highways and easements of record.

The grantees, their 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.

Basis of Bearings: Survey U-69.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in October 2015 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

9.535 Acres (continued)

EASEMENT

The above described 9.535 acre parcel is subject to an easement 7.50 feet in width for ingress and egress, said easement being described as follows:

Situated in the Township of Madison, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 36, Township 21, Range 18 and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter;

Thence N 89° 55' 33" W, 1,078.09 feet along the south line of said Northwest Quarter to an iron pin found in the centerline of Sites Road (T.H. 315);

Thence N 06° 24' 16" E, 471.33 feet along said centerline of Sites Road (T.H. 315) to an iron pin set, said iron pin being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) N 06° 24' 16" E, 7.56 feet and continuing along said centerline of Sites Road (T.H. 315) to a point;
- 2) S 76° 14' 53" E, 180.51 feet to a point;
- 3) S 06° 24' 16" W, 7.56 feet to a point;
- 4) N 76° 14' 53" W, 180.51 feet to the **true place of beginning**;

Basis of Bearings: Survey U-69.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in October 2015 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

EASEMENT

Grantors grant to grantees, their heirs and assigns an easement 7.50 feet in width for ingress and egress, said easement being described as follows:

Situated in the Township of Madison, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 36, Township 21, Range 18 and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter;

Thence N 89° 55' 33" W, 1,078.09 feet along the south line of said Northwest Quarter to an iron pin found in the centerline of Sites Road (T.H. 315);

Thence N 06° 24' 16" E, 471.33 feet along said centerline of Sites Road (T.H. 315) to an iron pin set, said iron pin being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) S 76° 14' 53" E, 180.51 feet to a point;
- 2) S 06° 24' 16" W, 7.56 feet to a point;

9.535 Acres (continued)

- 3) N 76° 14' 53" W, 180.51 feet to a point being in said centerline of Sites Road (T.H. 315)
- 4) N 06° 24' 16" E, 7.56 feet along said centerline of Sites Road (T.H. 315) to the true place of beginning;

Basis of Bearings: Survey U-69.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in October 2015 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens

Roger L. Stevens
Registered Surveyor No. 7052
MADISON36A

0.167 Acre

Situated in the Township of Madison, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 36, Township 21, Range 18 and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter;

Thence N 89° 55' 33" W, 1,078.09 feet along the south line of said Northwest Quarter to an iron pin found in the centerline of Sites Road (T.H. 315);

Thence N 06° 24' 16" E, 409.68 feet along said centerline of Sites Road (T.H. 315) to a point being the northwest corner of a parcel of land conveyed to George F. and Delores A. Raines by deed volume 782, page 380, said point being referenced by an iron pin found S 89° 33' 47" E, 24.88 feet from said point and being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) **N 06° 24' 16" E, 61.65 feet** and continuing along said centerline of Sites Road (T.H. 315) to an iron pin set;
- 2) **S 76° 14' 53" E, 180.51 feet** to a point, said point being referenced by an iron pin found S 06° 24' 16" W, 19.85 feet from said point;
- 3) **S 06° 24' 16" W, 19.85 feet** to an iron pin found in the northeast corner of said land of George F. and Delores A. Raines;
- 4) **N 89° 33' 47" W, 180.00 feet** along the north line of said land of George F. and Delores A. Raines to the **true place of beginning** and containing **0.167 acre**, more or less, and subject to all legal highways and easements of record.

The grantees, their 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.

Basis of Bearings: Survey U-69.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in October 2015 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

EASEMENT

The above described 0.167 acre parcel is subject to an easement 7.50 feet in width for ingress and egress, said easement being described as follows:

Situated in the Township of Madison, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 36, Township 21, Range 18 and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter;

Thence N 89° 55' 33" W, 1,078.09 feet along the south line of said Northwest Quarter to an iron pin found in the centerline of Sites Road (T.H. 315);

Thence N 06° 24' 16" E, 471.33 feet along said centerline of Sites Road (T.H. 315) to an iron pin set, said iron pin being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) **S 76° 14' 53" E, 180.51 feet** to a point;

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 10-23-15
INITIAL DATE
HH-280

0.167 Acre (continued)

- 2) **S 06° 24' 16" W, 7.56 feet** to a point;
- 3) **N 76° 14' 53" W, 180.51 feet** to a point being in said centerline of Sites Road (T.H. 315)
- 4) **N 06° 24' 16" E, 7.56 feet** along said centerline of Sites Road (T.H. 315) to the **true place of beginning**;

Basis of Bearings: Survey U-69.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in October 2015 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

EASEMENT

Grantors, their heirs and assigns retain an easement 7.50 feet in width for ingress and egress to the above described 0.167 acre parcel, said easement being described as follows:

Situated in the Township of Madison, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 36, Township 21, Range 18 and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter;

Thence **N 89° 55' 33" W, 1,078.09 feet** along the south line of said Northwest Quarter to an iron pin found in the centerline of Sites Road (T.H. 315);

Thence **N 06° 24' 16" E, 471.33 V feet** along said centerline of Sites Road (T.H. 315) to an iron pin set, said iron pin being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) **N 06° 24' 16" E, 7.56 feet** and continuing along said centerline of Sites Road (T.H. 315) to a point;
- 2) **S 76° 14' 53" E, 180.51 feet** to a point;
- 3) **S 06° 24' 16" W, 7.56 feet** to a point;
- 4) **N 76° 14' 53" W, 180.51 feet** to the **true place of beginning**;

Basis of Bearings: Survey U-69.

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in October 2015 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens
Roger L. Stevens
Registered Surveyor No. 7052
MADISON36A