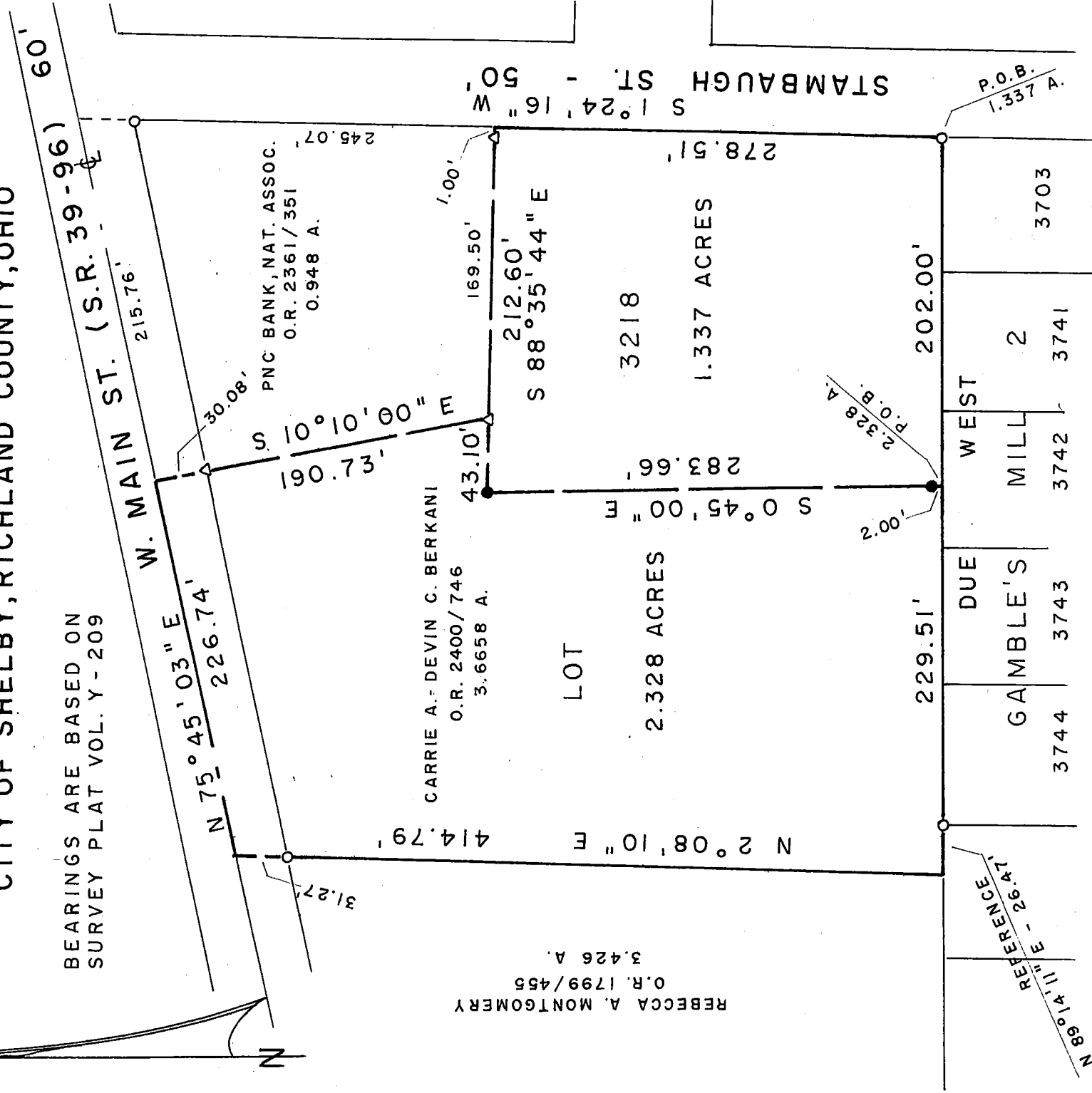


PLAT OF BOUNDARY SURVEY

DEVIN BERKANI
PARTS OF INLOT 3218

CITY OF SHELBY, RICHLAND COUNTY, OHIO

BEARINGS ARE BASED ON
SURVEY PLAT VOL. Y-209



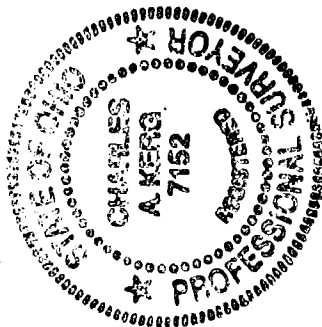
REBECCA A. MONTGOMERY
O.R. 1799/455
3.426 A.

CARRIE A. DEVIN C. BERKANI
O.R. 2400/746
3.6658 A.

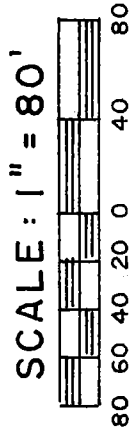
PNC BANK, NAT. ASSOC.
O.R. 2361/351
0.948 A.

"APPROVED NO PLAT REQUIRED"

Raymond G. Lenczowski 12/15
RAYMOND G. LENCZOWSKI
SHELBY CITY ENGINEER



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 12-8-15
INITIAL DATE



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

LEGEND

- IRON PIPE FOUND
- △ IRON PIN FOUND
- 5/8" IRON PIN SET WITH CAP
STAMPED "C. KERG, RLS 7152"

PREPARED BY

KERG SURVEYING

Charles A. Kerg

CHARLES A. KERG
REGISTERED OHIO SURVEYOR 7152
DATE: NOVEMBER 13, 2015

CHARLES A. KERG
REGISTERED LAND SURVEYOR NO. 7152

86 West Main St. #D
Shelby, Ohio 44875
Phone: (419) 612-3800

DESCRIPTION
DEVIN BERKANI
PARTS OF INLOT 3218
CITY OF SHELBY, RICHLAND COUNTY, OHIO

1.337 ACRES

DESCRIPTION: Being a part of Inlot 3218 of the consecutively numbered inlots in the City of Shelby, Richland County, Ohio, and being more particularly described as follows:

The real point of beginning of the parcel herein described being an iron pipe found on the west line of Stambaugh Street (50 feet in width) at the southeast corner of Inlot 3218 (southeast corner of 3.6658 acres in the name of Carrie A. and Devin C. Berkani per Official Record Volume 2400, Page 746);

- 1) thence Due West a distance of 202.00 feet along the south line of said inlot (south line of said 3.6658 acres) to a point, being referenced by an iron pin set N 0° 45' 00" W a distance of 2.00 feet;
- 2) thence N 0° 45' 00" W a distance of 283.66 feet to an iron pin set;
- 3) thence S 88° 35' 44" E a distance of 212.60 feet along the extension of the south line of 0.948 acre in the name of PNC Bank, National Association per Official Record Volume 2361, Page 351 to a point on the west line of Stambaugh Street at a northeasterly corner of said 3.6658 acres (southeast corner of said 0.948 acre), passing for reference on line an iron pin found westerly at 1.00 foot;
- 4) thence S 1° 24' 16" W a distance of 278.51 feet along said right-of-way line to the real point of beginning of the parcel herein described

and containing 1.337 acres, more or less, but subject to all legal easements and public rights-of-way now on record. All iron pins set are 5/8" in diameter with caps stamped "C. KERG, RLS 7152". Bearings are based on Survey Plat Volume Y, Page 209.

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

EAK **12-8-15**
HH-323
INITIAL DATE

2.328 ACRES

DESCRIPTION: Being a part of Inlot 3218 of the consecutively numbered inlots in the City of Shelby, Richland County, Ohio, and being more particularly described as follows:

Commencing for the same at an iron pipe found on the west line of Stambaugh Street (50 feet in width) at the southeast corner of Inlot 3218 (southeast corner of 3.6658 acres in the name of Carrie A. and Devin C. Berkani per Official Record Volume 2400, Page 746); thence Due West a distance of 202.00 feet along the south line of said inlot and 3.6658 acres to the real point of beginning, being referenced by an iron pin set N 0° 45' 00" W a distance of 2.00 feet;

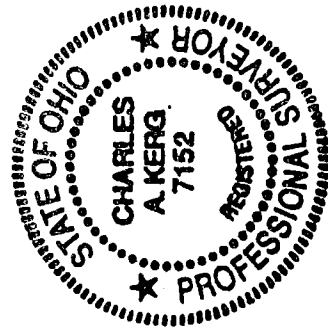
- 1) thence Due West a distance of 229.51 feet along said line to the southwest corner of Inlot 3218 (southeast corner of 3.426 acres in the name of Rebecca A. Montgomery per Official Record Volume 1799, Page 455), being referenced by an iron pipe found N 89° 14' 11" E a distance of 26.47 feet;
- 2) thence N 2° 08' 10" E a distance of 414.79 feet to a point on the centerline of West Main Street (State Routes 39 and 96 – 60 feet in width) at the northwest corner of said inlot, being also the northeast corner of said 3.426 acres, and passing for reference on line an iron pipe found southerly at 31.27 feet;
- 3) thence N 75° 45' 03" E a distance of 226.74 feet along said centerline to a point at the northeast corner of said 3.6658 acres (northwest corner of 0.948 acre in the name of PNC Bank, National Association per Official Record Volume 2361, Page 351), being referenced by an iron pin found S 10° 10' 00" E a distance of 30.08 feet;
- 4) thence S 10° 10' 00" E a distance of 190.73 feet to an iron pin found at the southwest corner of said 0.948 acre;
- 5) thence N 88° 35' 44" W a distance of 43.10 feet to an iron pin set;
- 6) thence S 0° 45' 00" E a distance of 283.66 feet to the real point of beginning of the parcel herein described

and containing 2.328 acres, more or less, but subject to all legal easements and public rights-of-way now on record. All iron pins set are 5/8" in diameter with caps stamped "C. KERG, RLS 7152". Bearings are based on Survey Plat Volume Y, Page 209.

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK 17-8-15
INITIAL DATE
HH-323

CERTIFICATION: I hereby certify that a boundary survey was made of the above property and that actual markers were found or set as indicated.



Prepared by
KERG SURVEYING

Charles A. Kerg
Registered Ohio Surveyor No. 7152
Date: November 13, 2015