

*Roger L. Stevens*

ROGER L. STEVENS, P.S. #7052 Date 11-18-16 WASHINGTON 15

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

Basis of bearings: Survey HH-318.

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



**LEGEND**

- IRON PIN FOUND
- METAL FENCE POST FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

PART OF THE SE. 1/4 OF SEC. 15 & PART OF THE NE. & NW. 1/4 OF SEC. 22, T-20, R-18, WASHINGTON TWP., RICHLAND CO., OHIO.

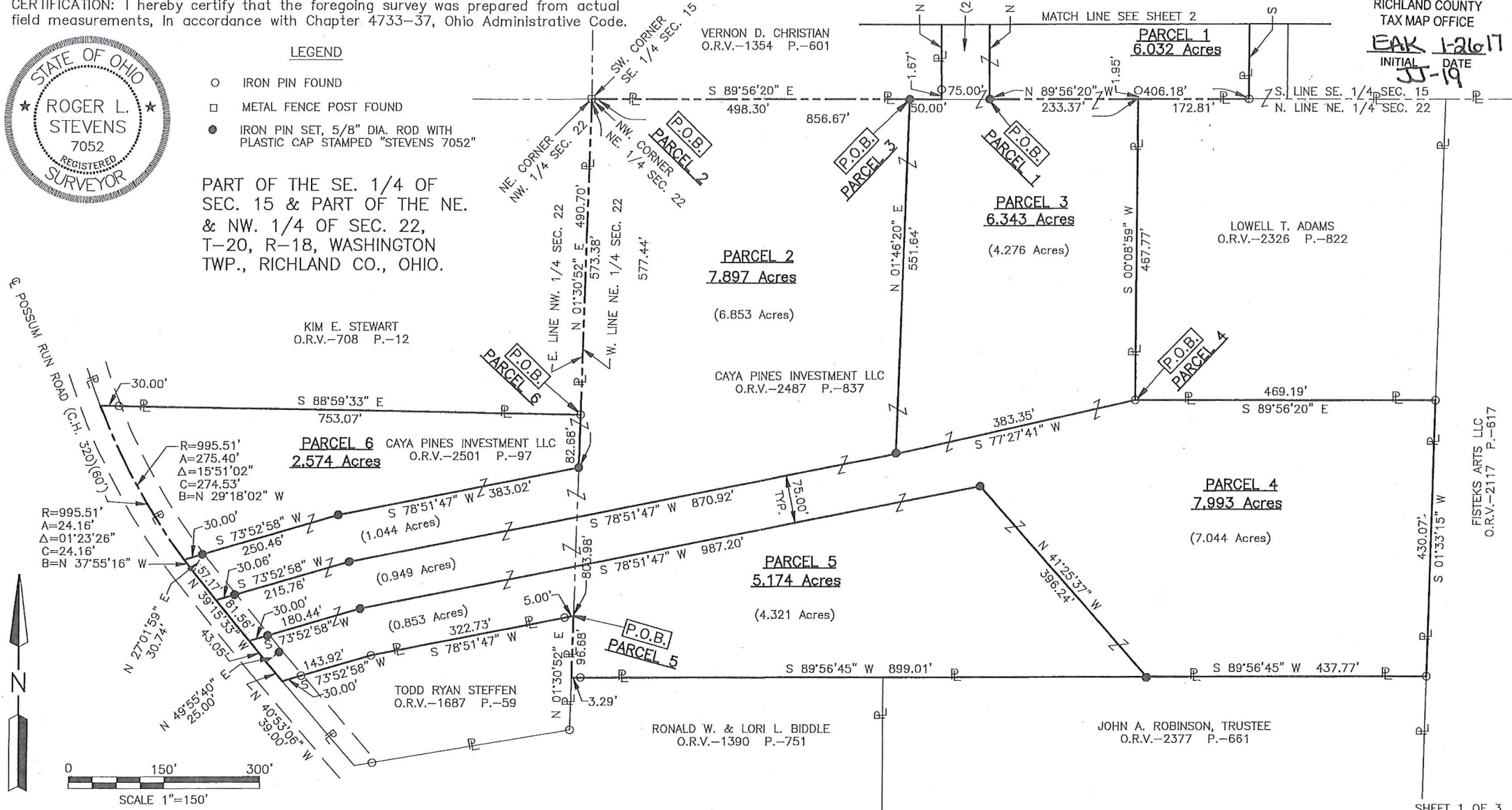
**SURVEY FOR RICHARD BEAL**



APPROVED  
 This is to certify that the attached survey meets the 25' Frontage Requirement.  
*John A. Robinson* 1-24-17  
 Washington Township DATE

NEW SPLIT  
 RICHLAND COUNTY  
 TAX MAP OFFICE  
 EAK 1-26-17  
 INITIAL DATE

NEW SURVEY  
 OF EXISTING PARCEL  
 RICHLAND COUNTY  
 TAX MAP OFFICE  
 EAK 1-26-17  
 INITIAL DATE  
 JJ-19



SURVEY FOR  
RICHARD BEAL



APPROVED

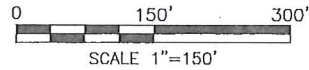
This is to certify that the attached survey  
meets the 25' Road Frontage Requirement.

*Richard Beal* 1-24-17  
Surveyor Washington Township DATE

LEGEND

- IRON PIN FOUND
- METAL FENCE POST FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

PART OF THE SE. 1/4 OF  
SEC. 15 & PART OF THE NE.  
& NW. 1/4 OF SEC. 22,  
T-20, R-18, WASHINGTON  
TWP., RICHLAND CO., OHIO.



NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE

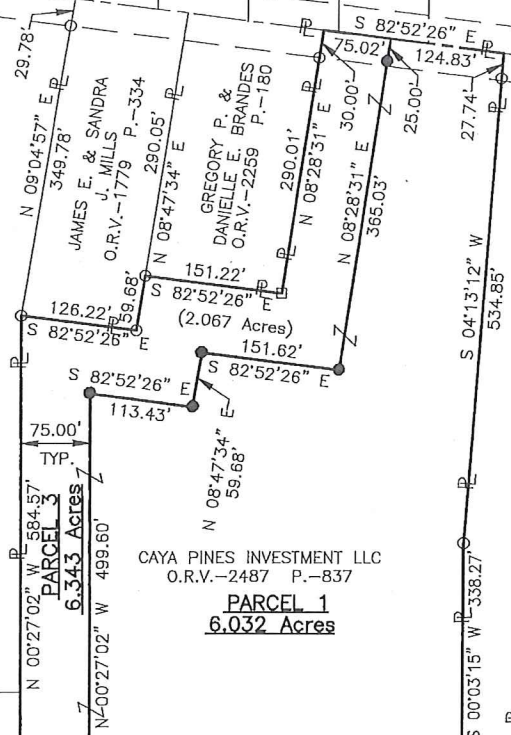
*EAK* 1-26-17  
INITIAL DATE

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE

*EAK* 1-21-17  
INITIAL DATE

*JJ-19*

VERNON D. CHRISTIAN  
O.R.V.-1354 P.-601



MATCH LINE SEE SHEET 1

LOWELL T. ADAMS  
O.R.V.-2326 P.-822

CAYA PINES INVESTMENT LLC  
O.R.V.-2487 P.-837

PARCEL 1  
6.032 Acres

PARCEL 3  
6.343 Acres

(2.067 Acres)

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	175.00'	140.04'	136.33'	N 44°57'27" E	45°50'57"
C2	308.00'	135.55'	134.46'	N 72°29'11" E	25°13'00"
C3	39.00'	95.78'	73.46'	S 68°21'23" E	140°42'49"

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 52°25'32" E	57.23'
L2	N 22°01'58" E	141.83'
L3	N 67°52'56" E	93.65'
L4	N 72°15'46" E	82.12'
L5	N 81°55'03" E	124.91'
L6	N 50°37'13" E	39.88'
L7	N 76°42'41" E	66.24'
L8	S 73°21'09" E	31.16'
L9	N 55°55'15" E	67.08'
L10	N 37°55'10" E	51.98'
L11	N 85°05'41" E	105.13'
L12	N 56°05'57" E	60.14'
L13	N 41°17'12" E	56.15'
L14	S 02°00'02" W	62.68'
L15	S 14°37'21" E	39.28'
L16	S 00°30'10" W	171.97'

LEGEND

- IRON PIN FOUND
- METAL FENCE POST FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

PART OF THE SE. 1/4 OF SEC. 15 & PART OF THE NE. & NW. 1/4 OF SEC. 22, T-20, R-18, WASHINGTON TWP., RICHLAND CO., OHIO.

SURVEY FOR RICHARD BEAL

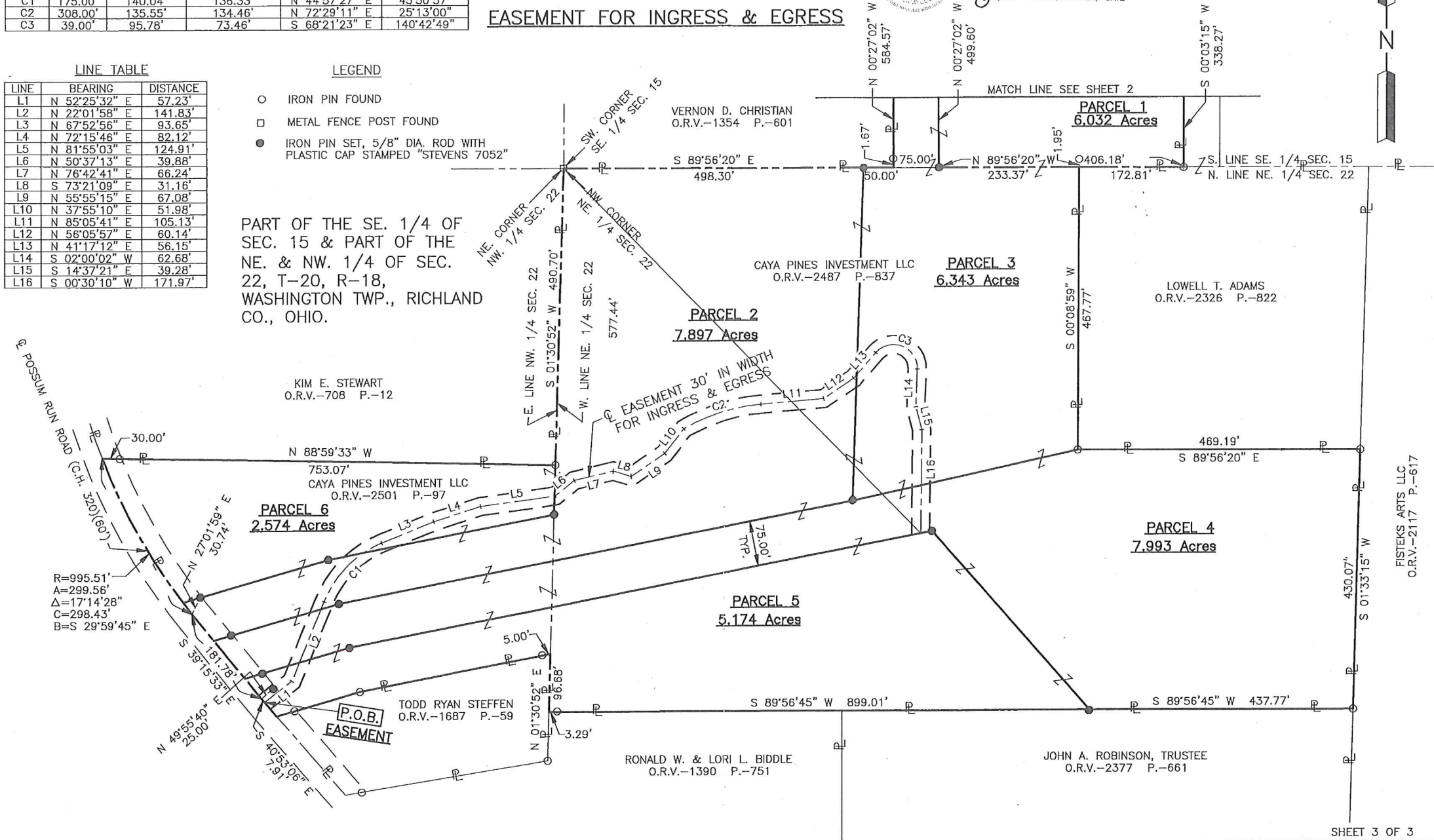
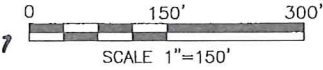
EASEMENT FOR INGRESS & EGRESS



APPROVED

This is to certify that the attached survey meets the 25' Buffer Fringe Requirement.

*Richard Beal* 1-24-17  
 Zoning Inspector Washington Township DATE

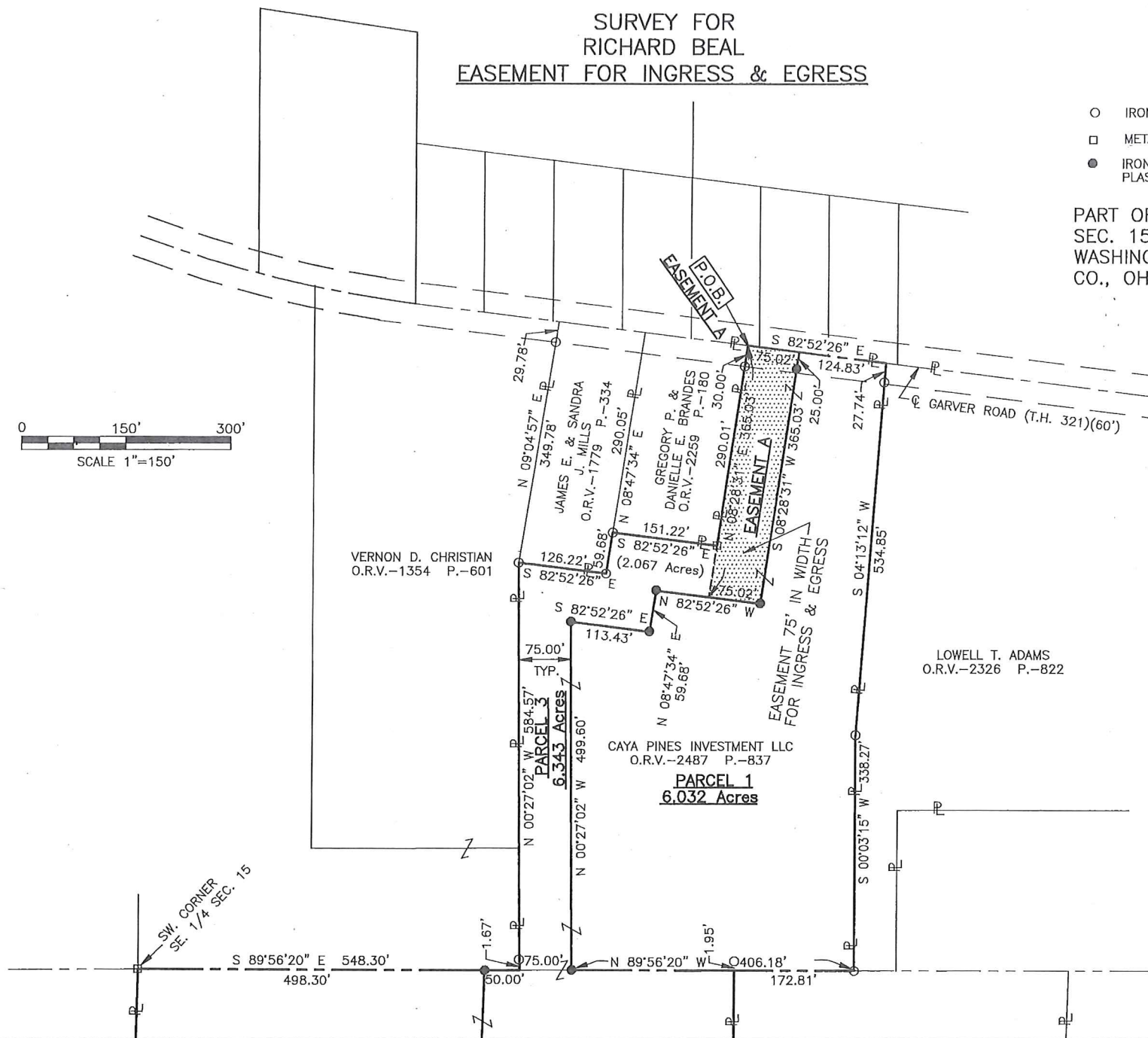
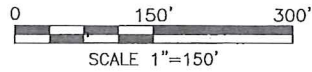
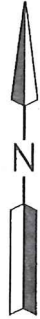


**SURVEY FOR  
RICHARD BEAL  
EASEMENT FOR INGRESS & EGRESS**

**LEGEND**

- IRON PIN FOUND
- METAL FENCE POST FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

PART OF THE SE. 1/4 OF  
SEC. 15, T-20, R-18,  
WASHINGTON TWP., RICHLAND  
CO., OHIO.



Roger L. Stevens

November 18, 2016

**SURVEYOR'S DESCRIPTION FOR  
RICHARD BEAL**

**Parcel 1**

Situated in the Township of Washington, County of Richland, State of Ohio and being part of the Southeast Quarter of Section 15, Township 20, Range 18 and being more particularly described as follows:

**Commencing** at a metal fence post found in the southwest corner of said Southeast Quarter of Section 15;

Thence S 89° 56' 20" E, 623.30 feet along the south line of said Southeast Quarter of Section 15 to an iron pin set, said iron pin being the **true place of beginning**;

Thence with following **NINE** courses:

- 1) N 00° 27' 02" W, 499.60 feet to an iron pin set;
- 2) S 82° 52' 26" E, 113.43 feet to an iron pin set;
- 3) N 08° 47' 34" E, 59.68 feet to an iron pin set;
- 4) S 82° 52' 26" E, 151.62 feet to an iron pin set;
- 5) N 08° 28' 31" E, 365.03 feet to a point being in the centerline of Garver Road (T.H. 321) and passing through an iron set at 340.03 feet;
- 6) S 82° 52' 26" E, 124.83 feet along said centerline of Garver Road (T.H. 321) to a point being the northwesterly corner of a parcel of land conveyed to Lowell T. Adams by official records volume 2326, page 822, said point being referenced by an iron pin found S 04° 13' 12" W, 27.74 feet from said point;
- 7) S 04° 13' 12" W, 534.85 feet along the west line of said land of Lowell T. Adams to an iron pin found and passing through previously referenced iron pin found at 27.74 feet;
- 8) S 00° 03' 15" W, 338.27 feet and continuing along said west line of said land of Lowell T. Adams to an iron pin found in the southwest corner of said land, said iron pin also being in the south line of said Southeast Quarter of Section 15;
- 9) N 89° 56' 20" W, 406.18 feet along said south line of said Southeast Quarter of Section 15, to the **true place of beginning** and containing 6.032 acres, more or less, and subject to all legal highways and easements of record.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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

WASHINGTON TWP. ZONING

R-1

*[Signature]*  
 ZONING INSPECTOR      1-24-17  
 DATE

ADDRESS ASSIGNMENT  
 NEW ADDRESS 372 GARVER  
 PRESENT ADDRESS

*[Signature]*      1-24-17  
 Washington Zoning Inspector Dave



APPROVE

This is to certify that the above survey meets the 25 Road Frontage Requirement.

*[Signature]*      1-24-17  
 County Inspector Washington, Ohio DATE

NEW SURVEY  
 OF EXISTING PARCEL  
 OF RICHLAND COUNTY  
 TAX MAP OFFICE  
 FRK 1-26-17  
 DATE  
 55-19

Surveyor's description  
For Richard Beal

2

November 18, 2016

**Parcel 2**

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Northeast Quarter of Section 22 and being part of the Northwest Quarter of Section 22, Township 20, Range 18 and being more particularly described as follows:

**Beginning** at a metal fence post found in the northwest corner of said Northeast Quarter of Section 22, said metal fence post also being in the northeast corner of said Northwest Quarter of Section 22;

Thence with following **NINE** courses:

- 1) S 89° 56' 20" E, 498.30 feet along the north line of said Northeast Quarter of Section 22 to an iron pin set;
- 2) S 01° 46' 20" W, 551.64 feet to an iron pin set;
- 3) S 78° 51' 47" W, 870.92 feet to an iron pin set;
- 4) S 73° 52' 58" W, 215.76 feet to a point being in the centerline of Possum Run Road (C.H. 320) and passing through an iron pin set at 185.70 feet;
- 5) N 39° 15' 33" W, 57.17 feet along said centerline of Possum Run Road (C.H. 320) to a point of curve, said point being referenced by an iron pin set N 27° 01' 59" E, 30.74 feet from said point;
- 6) Northwesterly and continuing along said centerline of Possum Run Road (C.H. 320) on a curve to the right having a radius of 995.51 feet, an arc length of 24.16 feet, a delta angle of 01° 23' 26", a chord length of 24.16 feet and a chord bearing of N 37° 55' 16" W to a point, said point being referenced by an iron pin set N 73° 52' 58" E, 30.00 feet from said point;
- 7) N 73° 52' 58" E, 250.46 feet to an iron pin set and passing through previously referenced iron pin set at 30.00 feet;
- 8) N 78° 51' 47" E, 383.02 feet to an iron pin set in the east line of said Northwest Quarter of Section 22, said iron pin also being in west line of said Northeast Quarter of Section 22;
- 9) N 01° 30' 52" E, 573.38 feet along said east line of said Northwest Quarter of Section 22 also being along said west line of said Northeast Quarter of Section 22 to the place of beginning and containing 7.897 acres, more or less, of which 6.853 acres are in the Northeast Quarter of Section 22 and 1.044 acres are in the Northwest Quarter of Section 22 and subject to all legal highways and easements of record.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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

WASHINGTON TWP. ZONING

R-1

ZONING INSPECTOR  
*Roger L. Stevens*  
DATE 1-24-17

ADDRESS ASSIGNMENT  
ZONING ADDRESS 2863 O'Possum Run  
PRESENT ADDRESS

*Roger L. Stevens*  
Washington Zoning Inspector Date 1-24-17



*Roger L. Stevens*

Roger L. Stevens  
Registered Surveyor No. 7052  
WASHINGTON-15C

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE

1-24-17  
DATE  
FRK  
INITIAL  
11-19



APPROVE:

This is to certify that the attached survey meets the Ohio Revised Code requirements.

*Roger L. Stevens*  
Zoning Inspector Washington Township DATE 1-24-17

**Parcel 3**

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Southeast Quarter of Section 15 and being part of the Northeast Quarter of Section 22, Township 20, Range 18 and being more particularly described as follows:

**Commencing** at a metal fence post found in the southwest corner of said Southeast Quarter of Section 15 said metal fence post also being in the northwest corner of said Northeast Quarter of Section 22 and being in the southwest corner of parcels of land conveyed to Vernon D. Christian by official records volume 1354, page 601;

Thence S 89° 56' 20" E, 498.30 feet along the south line of said Southeast Quarter of Section 15, also being along the north line of said Northeast Quarter of Section 22 and being along the south line of said land of Vernon D. Christian to an iron pin set, said iron pin being the true place of beginning;

Thence with following **SIXTEEN** courses:

- 1) S 89° 56' 20" E, 50.00 feet and continuing along said south line of said Southeast Quarter of Section 15, also being along said north line of said Northeast Quarter of Section 22 and along said south line of said land of Vernon D. Christian to a point being the southeast corner of said land, said point being referenced by an iron pin found N 00° 27' 02" W, 1.67 feet from said point;
- 2) N 00° 27' 02" W, 584.57 feet along the east line of said land of Vernon D. Christian to an iron pin found in the southwesterly corner of a parcel of land conveyed to James E. and Sandra J. Mills by official records volume 1779, page 334 and passing through previously referenced iron pin found at 1.67 feet;
- 3) S 82° 52' 26" E, 126.22 feet along the southerly line of said land of James E. and Sandra J. Mills to an iron pin found in the southeasterly corner of said land;
- 4) N 08° 47' 34" E, 59.68 feet along the easterly line of said land of James E. and Sandra J. Mills to an iron pin found in the southwesterly corner of a parcel of land conveyed to Gregory P. and Danielle E. Brandes by official records volume 2259, page 180;
- 5) S 82° 52' 26" E, 151.22 feet along the southerly line of said land of Gregory P. and Danielle E. Brandes to a metal fence post found in the southeasterly corner of said land;
- 6) N 08° 28' 31" E, 290.01 feet along the easterly line of said land of Gregory P. and Danielle E. Brandes to a point being the northeasterly corner of said land, said point also being in the centerline of Garver Road (T.H. 321) and passing through an iron found at 260.01 feet;
- 7) S 82° 52' 26" E, 75.02 feet along said centerline of Garver Road (T.H. 321) to a point, said point being referenced by an iron pin set S 08° 28' 31" W, 25.00 feet from said point;
- 8) S 08° 28' 31" W, 365.03 feet to an iron pin set and passing through previously referenced iron set at 25.00 feet;
- 9) N 82° 52' 26" W, 151.62 feet to an iron pin set;
- 10) S 08° 47' 34" W, 59.68 feet to an iron pin set;
- 11) N 82° 52' 26" W, 113.43 feet to an iron pin set;

Parcel 3 (continued)

- 12) S 00° 27' 02" E, 499.60 feet to an iron pin set in the south line of said Southeast Quarter of Section 15 also being in the north line of said Northeast Quarter of Section 22;
- 13) S 89° 56' 20" E, 233.37 feet along the south line of said Southeast Quarter of Section 15, also being along the north line of said Northeast Quarter of Section 22 to a point being the northwest corner of a parcel of land conveyed to Lowell T. Adams by official records volume 2326, page 822, said point being referenced by an iron pin found N 00° 08' 59" E, 1.95 feet from said point;
- 14) S 00° 08' 59" W, 467.77 feet along the west line of said land of Lowell T. Adams to an iron pin found in the southwest corner of said land;
- 15) S 77° 27' 41" W, 383.35 feet to an iron pin set;
- 16) N 01° 46' 20" E, 551.64 feet to the true place of beginning and containing 6.343 acres, more or less, of which 2.067 acres are in the Southeast Quarter of Section 15 and 4.276 acres are in the Northeast Quarter of Section 22 and subject to all legal highways and easements of record.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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



*Roger L. Stevens*  
 Roger L. Stevens  
 Registered Surveyor No. 7052  
 WASHINGTON-15C

NEW SPLIT  
 RICHLAND COUNTY  
 TAX MAP OFFICE  
 EAK 1-21-17  
 INITIAL DATE



APPROVED  
 This is to certify that the attached survey  
 meets the <sup>35</sup> Road Frontage Requirement.  
*Richard* 1-24-17  
 Zoning Inspector Washington Township DATE

WASHINGTON TWP. ZONING

R-1

*Richard* 1-24-17  
 ZONING INSPECTOR DATE

ADDRESS ASSIGNMENT  
 ZONE ADDRESS 346 GARVER  
 PRESENT ADDRESS  
*Richard* 1-24-17  
 Washington Zoning Inspector Date



Surveyor's description  
For Richard Beal

5

November 18, 2016

Parcel 4

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Northeast Quarter of Section 22 and being part of the Northwest Quarter of Section 22, Township 20, Range 18 and being more particularly described as follows:

**Commencing** at a metal fence post found in the northwest corner of said Northeast Quarter of Section 22, said metal fence post also being in the northeast corner of said Northwest Quarter of Section 22;

Thence S 89° 56' 20" E, 856.67 feet along the north line of said Northeast Quarter of Section 22 to a point being the northwest corner of a parcel of land conveyed to Lowell T. Adams by official records volume 2326, page 822, said point being referenced by an iron pin found N 00° 08' 59" E, 1.95 feet from said point;

Thence S 00° 08' 59" W, 467.77 feet along the west line of said land of Lowell T. Adams to an iron pin found in the southwest corner of said land, said iron pin being the **true place of beginning**;

Thence with following **TEN** courses:

- 1) S 89° 56' 20" E, 469.19 feet along the south line of said land of Lowell T. Adams to an iron pin found in the southeast corner of said land, said iron pin also being in the west line of a parcel of land conveyed to Fisteks Arts. LLC by official records volume 2117, page 617;
- 2) S 01° 33' 15" W, 430.07 feet along said west line of said land of Fisteks Arts. LLC to an iron pin found in the northeast corner of a parcel of land conveyed to John A. Robinson, Trustee by official records volume 2377, page 661;
- 3) S 89° 56' 45" W, 437.77 feet along the north line of said land of John A. Robinson, Trustee to an iron pin set;
- 4) N 41° 25' 37" W, 396.24 feet to an iron pin set;
- 5) S 78° 51' 47" W, 987.20 feet to an iron pin set;
- 6) S 73° 52' 58" W, 180.44 feet to a point being in the centerline of Possum Run Road (C.H. 320) and passing through an iron pin set at 150.44 feet;
- 7) N 39° 15' 33" W, 81.56 feet along said centerline of Possum Run Road (C.H. 320) to a point, said point being referenced by an iron pin set N 73° 52' 58" E, 30.06 feet from said point;
- 8) N 73° 52' 58" E, 215.76 feet to an iron pin set and passing through previously referenced iron pin set at 30.06 feet;
- 9) N 78° 51' 47" E, 870.92 feet to an iron pin set;
- 10) N 77° 27' 41" E, 383.35 feet to the **true place of beginning** and containing 7.993 acres, more or less, of which 7.044 acres are in the Northeast Quarter of Section 22 and 0.949 acre is in the Northwest Quarter of Section 22 and subject to all legal highways and easements of record.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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

WASHINGTON TWP. ZONING

R-1

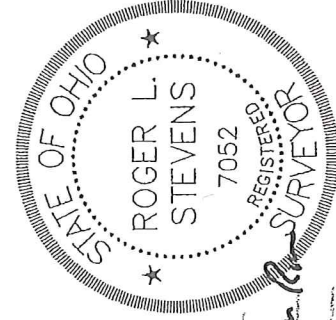
Roger L. Stevens  
ZONING INSPECTOR      1-24-17  
DATE

ADDRESS ASSIGNMENT

NEW ADDRESS 2823 O'Possum Run

PRESENT ADDRESS \_\_\_\_\_

Roger L. Stevens  
Washington Zoning Inspector Date 1-24-17



Roger L. Stevens  
Roger L. Stevens  
Registered Surveyor No. 7052  
WASHINGTON-15C



APPROVE:

This is to certify that the attached survey

meets the requirements of the Ohio Zoning Ordinance

and is in accordance with the zoning ordinance of Washington Township

Roger L. Stevens  
Zoning Inspector      1-24-17  
DATE

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE  
DATE 1-24-17  
INITIAL RLS

Surveyor's description  
For Richard Beal

6

November 18, 2016

Parcel 5

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Northeast Quarter of Section 22 and being part of the Northwest Quarter of Section 22, Township 20, Range 18 and being more particularly described as follows:

Commencing at a metal fence post found in the northwest corner of said Northeast Quarter of Section 22, said metal fence post also being in the northeast corner of said Northwest Quarter of Section 22;

Thence S 01° 30' 52" W, 803.98 feet along said east line of said Northwest Quarter of Section 22 also being along said west line of said Northeast Quarter of Section 22 to a point being the northeasterly corner of a parcel of land conveyed to Todd Ryan Steffen by official records volume 1687, page 59, said point being referenced by an iron pin found S 78° 51' 47" W, 5.00 feet from said point and being the true place of beginning;

Thence with following NINE courses:

- 1) S 78° 51' 47" W, 322.73 feet along the northerly line of said land of Todd Ryan Steffen to an iron pin found;
- 2) S 73° 52' 58" W, 143.92 feet and continuing along said northerly line of said land of Todd Ryan Steffen to a point being the northwesterly corner of said land, said point also being in the centerline of Possum Run Road (C.H. 320) and passing through an iron pin found at 113.92 feet;
- 3) N 40° 53' 06" W, 39.00 feet along said centerline of Possum Run Road (C.H. 320) to a point, said point being referenced by an iron pin set N 49° 55' 40" E, 25.00 feet from said point;
- 4) N 39° 15' 33" W, 43.05 feet and continuing along said centerline of Possum Run Road (C.H. 320) to a point, said point being referenced by an iron pin set N 73° 52' 58" E, 30.00 feet from said point;
- 5) N 73° 52' 58" E, 180.44 feet to an iron pin set and passing through previously referenced iron pin set at 30.00 feet;
- 6) N 78° 51' 47" E, 987.20 feet to an iron pin set;
- 7) S 41° 25' 37" E, 396.24 feet to an iron pin set in the north line of a parcel of land conveyed to John A. Robinson, Trustee by official records volume 2377, page 661;
- 8) S 89° 56' 45" W, 899.01 feet along said north line of said land of John A. Robinson, Trustee and along the north line of a parcel of land conveyed to Ronald W. and Lori L. Biddle by official records volume 1390, page 751 to a point being the northwest corner of said land of Ronald W. and Lori L. Biddle, said point also being in the west line of said Northeast Quarter of Section 22 and being in the east line of said Northwest Quarter of Section 22 and passing through an iron pin found at 895.72 feet;
- 9) N 01° 30' 52" E, 96.68 feet along said west line of said Northeast Quarter of Section 22 also being along said east line of said Northwest Quarter of Section 22 to the true place of beginning and containing 5.174 acres, more or less, of which 4.321 acres are in the Northeast Quarter of Section 22 and 0.853 acre is in the Northwest Quarter of Section 22 and subject to all legal highways and easements of record.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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

WASHINGTON TWP. ZONING

R-1

*J. L. Stevens*  
ZONING INSPECTOR      DATE 1-24-17

ADDRESS ASSIGNMENT  
ZONING ADDRESS 2883 O. Possum Run  
PRESENT ADDRESS

*J. L. Stevens*  
Washington Zoning Inspector      Date 1-24-17



*Roger L. Stevens*  
Roger L. Stevens  
Registered Surveyor No. 7052  
WASHINGTON-15C



APPROVED

This is to certify that the attached survey meets the requirements of the Surveying Act, Chapter 173, of the Revised Code.

*Roger L. Stevens*  
Zoning Inspector      Date 1-24-17

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
INITIAL  
DATE  
EAK 1-24-17

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE  
INITIAL  
DATE  
EAK 1-24-17  
55-19

Surveyor's description  
For Richard Beal

7

November 18, 2016

**Parcel 6**

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 22, Township 20, Range 18 and being more particularly described as follows:

**Commencing** at a metal fence post found in the northeast corner of said Northwest Quarter of Section 22;

Thence S 01° 30' 52" W, 490.70 feet along said east line of said Northwest Quarter of Section 22 to an iron pin found in the southeast corner of a parcel of land conveyed to Kim E. Stewart by official records volume 708, page 12, said point being the **true place of beginning**;

Thence with following **FIVE** courses:

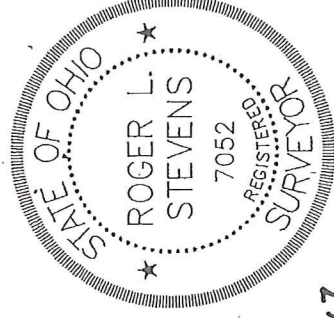
- 1) S 01° 30' 52" W, 82.68 feet and continuing along said east line of said Northwest Quarter of Section 22 to an iron pin set;
- 2) S 78° 51' 47" W, 383.02 feet to an iron pin set;
- 3) S 73° 52' 58" W, 250.46 feet to a point being in the centerline of Possum Run Road (C.H. 320) and passing through an iron pin set at 220.46 feet;
- 4) Northwesterly along said centerline of Possum Run Road (C.H. 320) on a curve to the right having a radius of 995.51 feet, an arc length of 275.40 feet, a delta angle of 15° 51' 02", a chord length of 274.53 feet and a chord bearing of N 29° 18' 02" W to a point, said point being the southwesterly corner of said land Kim E. Stewart and being referenced by an iron pin found S 88° 59' 33" E, 30.00 feet from said point;

- 5) S 88° 59' 33" E, 753.07 feet along the south line of said land of Kim E. Stewart to the true place of beginning and containing 2.574 acres, more or less, and subject to all legal highways and easements of record.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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



*Roger L. Stevens*  
 Roger L. Stevens  
 Registered Surveyor No. 7052  
 WASHINGTON-15C

WASHINGTON TWP. ZONING

R-1

*Roger L. Stevens*  
 ZONING INSPECTOR      1-24-17  
 DATE



APPROVED  
 This is to certify that the attached survey meets the 23 Road Frontage Requirement  
*Roger L. Stevens*      1-24-17  
 Zoning Inspector      Washington Township      DATE

ADDRESS ASSIGNMENT  
 NEW ADDRESS 2853 D'Possum Run Rd.

PRESENT ADDRESS  
*Roger L. Stevens*      1-24-17  
 Washington Zoning Inspector      Date

NEW SURVEY  
 OF EXISTING PARCEL  
 RICHLAND COUNTY  
 TAX MAP OFFICE

*ERK*      1-24-17  
 INITIAL      DATE  
 JJ-19

**EASEMENT**

Grantor grants to grantees their heirs and assigns an easement 30 feet in width for ingress and egress over the parcels of land described in official records volume 2487, page 837 and official records volume 2501, page 97. All proposed parcels are subject to and have use of said easement, the centerline of said easement being described as follows:

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Northeast Quarter of Section 22 and being part of the Northwest Quarter of Section 22, Township 20, Range 18 and being more particularly described as follows:

**Commencing** at a metal fence post found in the northwest corner of said Northeast Quarter of Section 22, said metal fence post also being in the northeast corner of said Northwest Quarter of Section 22;;

Thence S 01° 30' 52" W, 490.70 feet along the west line of said Northeast Quarter of Section 22 also being along the east line of said Northwest Quarter of Section 22 to an iron pin found in the southeast corner of a parcel of land conveyed to Kim E. Stewart by official records volume 708, page 12;

Thence N 88° 59' 33" W, 753.07 feet along the south line of said land of Kim E. Stewart to a point being the southwesterly corner of said land, said point also being in the centerline of Possum Run Road (C.H. 320) and passing through an iron pin found at 723.07 feet;

Thence Southeasterly along said centerline of Possum Run Road (C.H. 320) on a curve to the left having a radius of 995.51 feet, an arc length of 299.56 feet, a delta angle of 17° 14' 28", a chord length of 298.43 feet and a chord bearing of S 29° 59' 45" E to a point of tangency, said point being referenced by an iron pin set N 27° 01' 59" E, 30.74 feet from said point

Thence S 39° 15' 33" E, 181.78 feet and continuing along said centerline of Possum Run Road (C.H. 320) to a point, said point being referenced by an iron pin set N 49° 55' 40" E, 25.00 feet from said point

Thence S 40° 53' 06" E, 7.91 feet along said centerline of Possum Run Road (C.H. 320) to a point, said point being the **true place of beginning**;

Thence with following **NINETEEN** courses along the centerline of said easement for ingress & egress:

- 1) N 52° 25' 32" E, 57.23 feet to a point;
- 2) N 22° 01' 58" E, 141.83 feet to a point of curve;
- 3) **Northeasterly on a curve to the right having a radius of 175.00 feet, an arc length of 140.04 feet, a delta angle of 45° 50' 57"**, a chord length of 136.33 feet and a chord bearing of N 44° 57' 27" E to a point of tangency;
- 4) N 67° 52' 56" E, 93.65 feet to a point;
- 5) N 72° 15' 46" E, 82.12 feet to a point;
- 6) N 81° 55' 03" E, 124.91 feet to a point;
- 7) N 50° 37' 13" E, 39.88 feet to a point;
- 8) N 76° 42' 41" E, 66.24 feet to a point;
- 9) S 73° 21' 09" E, 31.16 feet to a point;

EASEMENT (continued)

- 10) N 55° 55' 15" E, 67.08 feet to a point;
- 11) N 37° 55' 10" E, 51.98 feet to a point of curve;
- 12) Northeasterly on a curve to the right having a radius of 308.00 feet, an arc length of 135.55 feet, a delta angle of 25° 13' 00", a chord length of 134.46 feet and a chord bearing of N 72° 29' 11" E to a point of tangency;
- 13) N 85° 05' 41" E, 105.13 feet to a point;
- 14) N 56° 05' 57" E, 60.14 feet to a point;
- 15) N 41° 17' 12" E, 56.15 feet to a point;
- 16) Southeasterly on a curve to the right having a radius of 39.00 feet, an arc length of 95.78 feet, a delta angle of 140° 42' 49", a chord length of 73.46 feet and a chord bearing of S 68° 21' 23" E to a point of tangency;
- 17) S 02° 00' 02" W, 62.68 feet to a point;
- 18) S 14° 37' 21" E, 39.28 feet to a point;
- 19) S 00° 30' 10" W, 171.97 feet to the south terminous of said centerline of said easement.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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



*Roger L. Stevens*  
Roger L. Stevens  
Registered Surveyor No. 7052  
WASHINGTON-15C



APPROVED

This is to certify that the attached survey  
meets the 75 Foot Traverse Requirement.  
*Roger L. Stevens* 1-24-17  
DATE: 1-24-17  
Washington Township DATE

WASHINGTON TWP. ZONING

R-1

*Roger L. Stevens*  
ZONING INSPECTOR 1-24-17  
DATE

**EASEMENT A**

Grantor grants to grantees their heirs and assigns an easement 75 feet in width for ingress and egress over a parcel of land described in official records volume 2487, page 837. All proposed parcels affected by this easement are subject to and have use of said easement, said easement being described as follows:

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Southeast Quarter of Section 15, Township 20, Range 18 and being more particularly described as follows:

**Commencing** at a metal fence post found in the southwest corner of said Southeast Quarter of Section 15 said metal fence post also being in the southwest corner of parcels of land conveyed to Vernon D. Christian by official records volume 1354, page 601;

Thence S 89° 56' 20" E, 548.30 feet along the south line of said Southeast Quarter of Section 15, also being along the south line of said land of Vernon D. Christian to a point being the southeast corner of said land, said point being referenced by an iron pin found N 00° 27' 02" W, 1.67 feet from said point;

Thence N 00° 27' 02" W, 584.57 feet along the east line of said land of Vernon D. Christian to an iron pin found in the southwesterly corner of a parcel of land conveyed to James E. and Sandra J. Mills by official records volume 1779, page 334 and passing through previously referenced iron pin found at 1.67 feet;

Thence S 82° 52' 26" E, 126.22 feet along the southerly line of said land of James E. and Sandra J. Mills to an iron pin found in the southeasterly corner of said land;

Thence N 08° 47' 34" E, 59.68 feet along the easterly line of said land of James E. and Sandra J. Mills to an iron pin found in the southwesterly corner of a parcel of land conveyed to Gregory P. and Danielle E. Brandes by official records volume 2259, page 180;

Thence S 82° 52' 26" E, 151.22 feet along the southerly line of said land of Gregory P. and Danielle E. Brandes to a metal fence post found in the southeasterly corner of said land;

Thence N 08° 28' 31" E, 290.01 feet along the easterly line of said land of Gregory P. and Danielle E. Brandes to a point being the northeasterly corner of said land, said point also being in the centerline of Garver Road (T.H. 321) and being the **true place of beginning**, and passing through an iron found at 260.01 feet;

Thence with following **FOUR** courses:

- 1) S 82° 52' 26" E, 75.02 feet along said centerline of Garver Road (T.H. 321) to a point, said point being referenced by an iron pin set S 08° 28' 31" W, 25.00 feet from said point;
- 2) S 08° 28' 31" W, 365.03 feet to an iron pin set and passing through previously referenced iron set at 25.00 feet;
- 3) N 82° 52' 26" W, 75.02 feet to a point;
- 4) N 08° 28' 31" E, 365.03 feet a part of which is along the easterly line of said land of Gregory P. and Danielle E. Brandes to the **true place of beginning**.

Basis of bearing: Survey HH-318.

According to a survey made in November 2016 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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



*Roger L. Stevens*  
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WASHINGTON-15C