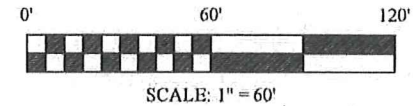


PLAT OF PROPERTY SURVEY FOR
BOB KRAMER
 PART OF THE SOUTHWEST QUARTER OF SECTION SEVENTEEN (17)
 TOWNSHIP TWENTY-TWO (22), RANGE NINETEEN (19)
 CITY OF SHELBY, SHARON TOWNSHIP, RICHLAND COUNTY, OHIO

NOTE: THIS SURVEY WAS PREPARED USING DOCUMENTS OF RECORD AND PRIOR PLATS OF SURVEY INCLUDING:
 CS-2 (RIC-61-4.80) RIGHT-OF-WAY PLANS
 RICHLAND ENGINEERING LIMITED S.R.61 MINUTES REPORT
 RIC-TR168-0.12 RIGHT-OF-WAYS PLANS
 FISH SURVEY DATED SEPT. 1914
 C.F. ROLLINS JR PARCEL #1 & #2 SURVEY
 ENG. SURVEY Z-303
 DV. 817 P. 345

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE

EAK **4-19-17**
 INITIAL DATE
JJ-115



BASIS OF BEARINGS
 THE BEARING HEREIN ARE BASED ON CS-2
 ON FILE AT THE RICHLAND COUNTY TAX
 MAP OFFICE AND ARE USED FOR ANGULAR
 DETERMINATION ONLY.

CERTIFICATION: I HEREBY CERTIFY THAT THIS PLAT AND THE
 FIELD SURVEY THAT IT REPRESENTS ARE TRUE TO THE BEST OF
 MY KNOWLEDGE, INFORMATION, AND BELIEF.

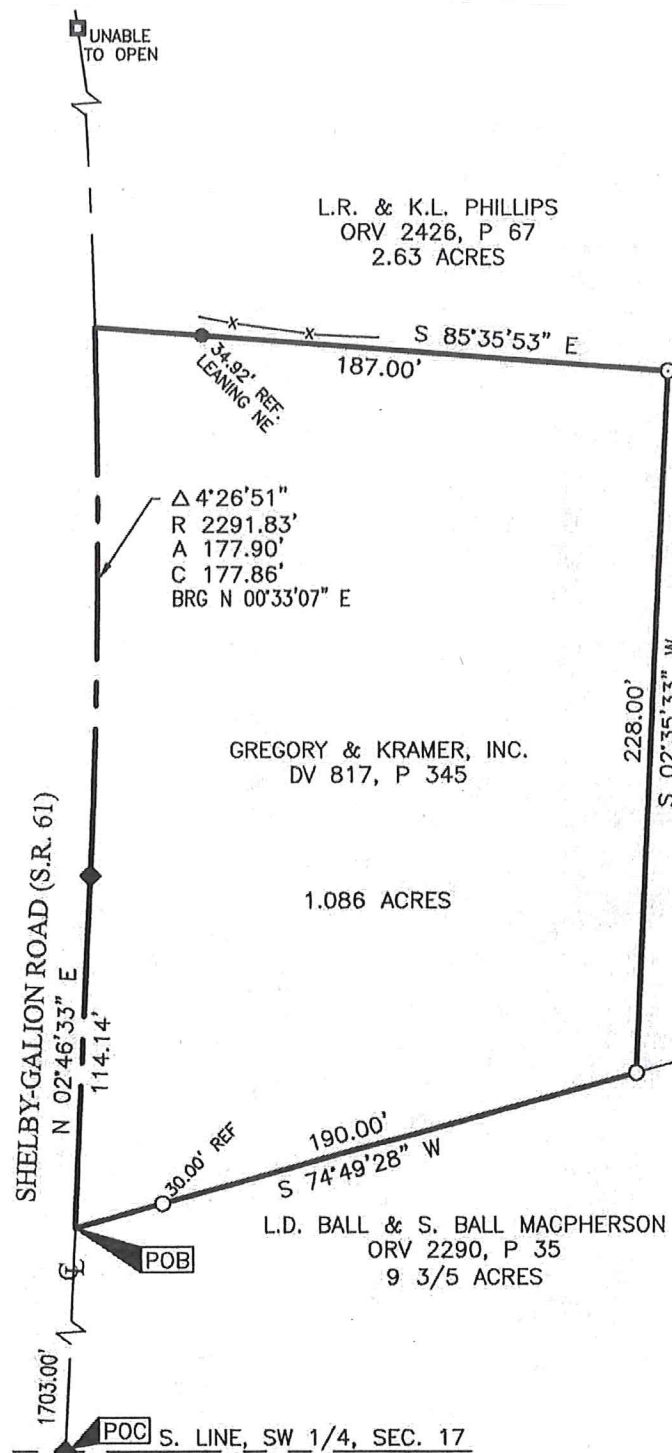
PREPARED BY
HANNING SURVEYING, LLC.
 1277 SILVER LANE, MANSFIELD, OHIO 44906
 (419) 528-8118

Matthew T. Hanning
 MATTHEW T. HANNING
 OHIO REGISTERED SURVEYOR NO. 8568
 DATE: 4/18/17



LEGEND

- 5/8 INCH REBAR 30" LONG SET WITH CAP STAMPED "PS 8568 HANNING"
- IRON PIN FOUND
- ▲ IRON PIPE FOUND
- ◆ RAILROAD SPIKE FOUND
- MONUMENT BOX FOUND



1703.00' S. LINE, SW 1/4, SEC. 17

**DESCRIPTION OF 1.086 ACRE PARCEL
BOB KRAMER**

Situated in the State of Ohio, County of Richland, City of Shelby, Township of Sharon, lying in the Southwest Quarter of Section Seventeen (17), Township Twenty Two (22), Range Nineteen (19), containing 1.086 acres as conveyed to Gregory & Kramer, Inc. by deed of record in Deed Volume 817, Page 345 (all references are to the records of the Recorder's Office, Richland County, Ohio) and being more particularly described as follows:

COMMENCING at a railroad spike found in the intersection of the south line of said Southwest Quarter and the centerline of Shelby-Galion Road (S.R. 61);

thence North 02°46'33" East, with the centerline of said Shelby-Galion Road, a distance of 1703.00 feet to a point, said point referenced by an iron pin set, North 74°49'28" East, a distance of 30.00 feet, said point being the POINT OF BEGINNING for the tract herein described;

thence North 02°46'33" East, with the centerline of said Shelby-Galion Road, a distance of 114.14 feet to a railroad spike found;

thence along a curve to the left, with the centerline of said Shelby-Galion Road, having a radius of 2291.83 feet, arc length of 177.90 feet, delta angle of 04°26'51", chord bearing of North 00°33'07" East, chord distance of 177.86 feet to a point on a southwesterly corner of a 2.63 acre tract conveyed to L.R. & K.L. Phillips by deed of record in Official Record 2426, Page 67, said point referenced by an iron pin found, South 85°35'22" East, a distance of 34.92 feet;

thence South 85°35'53" East, with a southerly line of said 2.63 acre tract, a distance of 187.00 feet to a pin set on a southwesterly corner of said 2.63 acre tract;

thence South 02°35'33" West, with a westerly line of said 2.63 acre tract, a distance of 228.00 feet to an iron pin set on a southwesterly corner of said 2.63 acre tract and the northerly line of a 9 3/5 acre tract conveyed to L.D. Ball & S. Ball MacPherson by deed of record in Official Record 2290, Page 35;

thence South 74°49'28" West, with the northerly line of said 9 3/5 acre tract, a distance of 190.00 feet to the centerline of said Shelby-Galion Road to the POINT OF BEGINNING, containing 1.086 acres of land more or less;

Subject, however, to all legal rights-of-ways and/or easements of record.

Iron pins set, where indicated, are iron rebar five/eighths (5/8) inch diameter, thirty (30) inches long with a plastic cap on top bearing "PS 8568 HANNING".

The bearing herein are based on survey CS-2 on file at the Richland County Tax Map Office and are used for angular determination only.

Prior Deed Reference: D.V.817, P. 345

The above description was prepared by me, Matthew T. Hanning, Registered Surveyor No. 8568 from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code in April 2017.

Prepared by:
Hanning Surveying, LLC.


Matthew T. Hanning
Registered Surveyor No. 8568
Dated: 4/18/17



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAX INITIAL DATE
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