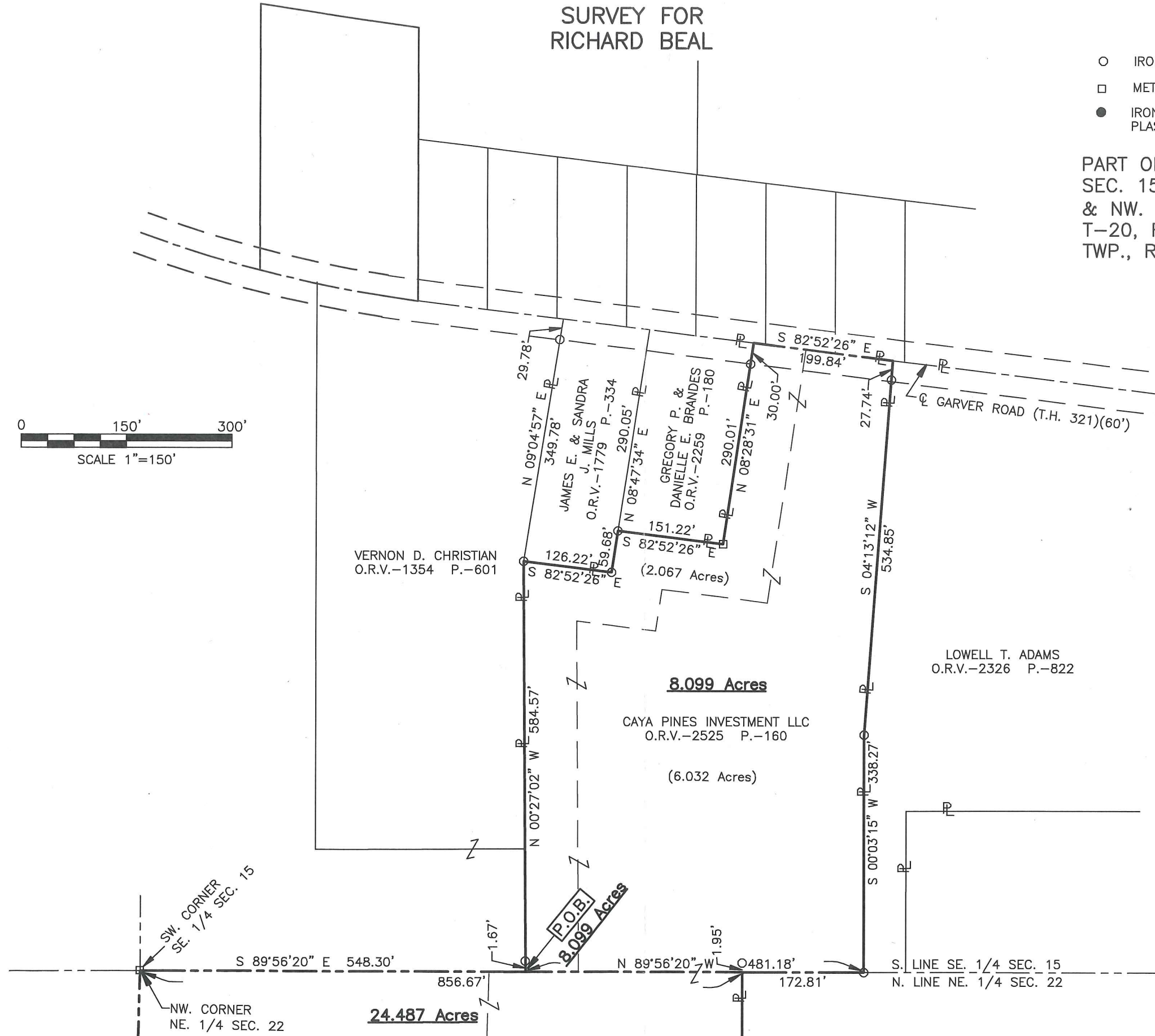
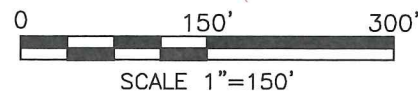


**SURVEY FOR
RICHARD BEAL**

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 6-13-17
INITIAL DATE
.853 AC
NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-13-17
INITIAL DATE
**.853 AC PARCEL MUST
TRANSFER BEFORE
24.487 AC PARCEL
JJ-178**

Roger L. Stevens

SURVEY FOR RICHARD BEAL

ROGER L. STEVENS, P.S. #7052 Date 5-26-17 WASHINGTON 15

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

Basis of bearings: Survey JJ-19.

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.

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

8.099 Acres

24.487 Acres
P.O.B.

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

CAYA PINES INVESTMENT LLC
O.R.V.-2525 P.-160

24.487 Acres

22.494 ACRES NE. 1/4 SEC. 22
1.993 ACRES NW. 1/4 SEC. 22

KIM E. STEWART
O.R.V.-708 P.-12

S 88°59'33" E
753.07'
2.574 Acres

CAYA PINES INVESTMENT LLC
O.R.V.-2525 P.-160

(1.044 Acres)

0.853 Acre

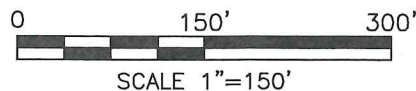
TODD RYAN STEFFEN
O.R.V.-1687 P.-59

RONALD W. & LORI L. BIDDLE
O.R.V.-1390 P.-751

JOHN A. ROBINSON, TRUSTEE
O.R.V.-2377 P.-661

FISTEKS ARTS LLC
O.R.V.-2117 P.-617

POSSUM RUN ROAD (C.H. 320)(60')



**SURVEYOR'S DESCRIPTION FOR
RICHARD BEAL**

8.099 Acres

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, 548.30 feet** along the south line of said Southeast Quarter of Section 15 to a point being in the southwest corner of parcels of land conveyed to Vernon D. Christian by official records volume 1354, page 601, said point being referenced by an iron pin found **N 00° 27' 02" W, 1.67 feet** from said point and being the **true place of beginning**;

Thence with following **NINE** courses:

- 1) **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;
- 2) **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;
- 3) **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;
- 4) **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;
- 5) **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 pin found at 260.01 feet;
- 6) **S 82° 52' 26" E, 199.84 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, 481.18 feet** along said south line of said Southeast Quarter of Section 15, to the **true place of beginning** and containing **8.099 acres**, more or less, and subject to all legal highways and easements of record.

Surveyor's description
For Richard Beal

May 26, 2017

8.099 Acres (continued)

Basis of bearing: Survey: JJ-19 .

According to a survey made in May 2017 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



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



APPROVED

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

Scott Hunter on 6-12-17
Zoning Inspector Washington Township DATE

WASHINGTON TWP. ZONING

R-1

Scott Hunter 6-12-17.
ZONING INSPECTOR DATE

ADDRESS ASSIGNMENT

NEW ADDRESS 372 GARVER RD

PRESENT ADDRESS _____
Scott Hunter 6-12-17.
Washington Zoning Inspector Date

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-13-17
INITIAL DATE
**NOTE: ADDRESS CHANGE
PER TOWNSHIP
JJ-178**

24.487 Acres

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 **FOURTEEN** courses:

- 1) **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;
- 2) **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;
- 3) **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;
- 4) **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;
- 5) **S 89° 56' 45" W, 1,336.78 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 1,333.49 feet;
- 6) **N 01° 30' 52" E, 214.18 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 an iron pin set;
- 7) **S 72° 25' 56" W, 353.95 feet** to an iron pin found;
- 8) **S 46° 52' 49" W, 165.19 feet** to a point being the northwesterly corner of a parcel of land conveyed to Todd Ryan Steffen by official records volume 1687, page 59, said point also being in the centerline of Possum Run Road (C.H. 320) and passing through an iron pin set at 140.19 feet;
- 9) **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 found N 49° 55' 40" E, 25.00 feet from said point;
- 10) **N 39° 15' 33" W, 181.78 feet** along said centerline of Possum Run Road (C.H. 320) to a point of curve, said point being referenced by an iron pin found N 27° 01' 59" E, 30.74 feet from said point;

24.487 Acres (continued)

- 11) **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 being the southwesterly corner of a 2.574 acre parcel of land conveyed to CAYA PINES INVESTMENT LLC by official records volume 2525, page 160, said point being referenced by an iron pin found N 73° 52' 58" E, 30.00 feet from said point;
- 12) **N 73° 52' 58" E, 250.46 feet** along the southerly line of said land of CAYA PINES INVESTMENT LLC to an iron pin found and passing through previously referenced iron pin found at 30.00 feet;
- 13) **N 78° 51' 47" E, 383.02 feet** and continuing along said southerly line of said land of CAYA PINES INVESTMENT LLC to an iron pin found in the southeasterly corner of said land, said iron pin also being in the east line of said Northwest Quarter of Section 22 and being in the west line of said Northeast Quarter of Section 22;
- 14) **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 **24.487 acres**, more or less, of which 22.494 acres are in the Northeast Quarter of Section 22 and 1.993 acres are in the Northwest Quarter of Section 22 and subject to all legal highways and easements of record.

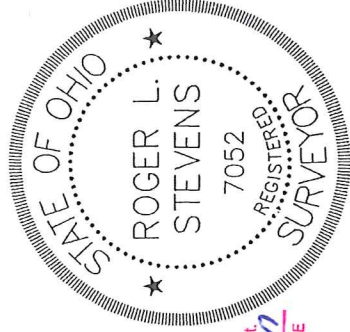
Basis of bearing: Survey JJ-19.

According to a survey made in May 2017 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.

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



APPROVED
This is to certify that the attached survey
meets the **75** Road Frontage Requirement.
[Signature] **6-10-17**
Zoning Inspector Washington Township DATE



[Signature]
Roger L. Stevens
Registered Surveyor No. 7052
WASHINGTON-15D

WASHINGTON TWP. ZONING

R-1

[Signature]
ZONING INSPECTOR **6-10-17**
DATE

ADDRESS ASSIGNMENT

NEW ADDRESS **2863 O'Possan Run**

PRESENT ADDRESS

[Signature] **6-12-17**
Washington Zoning Inspector Date

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK **6-13-17**

INITIAL DATE

**.853 AC PARCEL MUST
TRANSFER BEFORE THIS
PARCEL
JJ-178**

Surveyor's description
For Richard Beal

5

May 26, 2017

0.853 Acres

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, 803.98 feet along said east line of said Northwest 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 **FIVE** 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 46° 52' 49" E, 165.19 feet to an iron pin found and passing through an iron pin set at 25.00 feet;
- 4) N 72° 25' 56" E, 353.95 feet to an iron pin set in said east line of said Northwest Quarter of Section 22;
- 5) S 01° 30' 52" W, 117.50 feet along said east line of said Northwest Quarter of Section 22 to the **true place of beginning** and containing **0.853** 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 and will not be conveyed by said grantees, heirs and assigns independent and separate from any adjoining or contiguous parcel fronting on a public highway or street.



Basis of bearing: Survey JJ-19.

According to a survey made in May 2017 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-15D

WASHINGTON TWP. ZONING

R-1

Jack Hunt
ZONING INSPECTOR
DATE 6-12-17



APPROVED
This is to certify that the attached survey meets the Road Frontage Requirement.
Jack Hunt
Zoning Inspector Washington Township DATE 6-12-17

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

INITIAL DATE
EAK 6-13-17
THIS PARCEL MUST
TRANSFER BEFORE
24.487 AC PARCEL
JJ-178