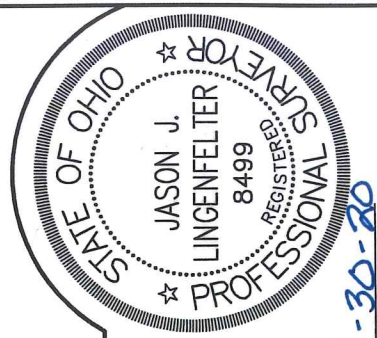


# MAP OF SURVEY OF A 5.500 ACRE PARCEL

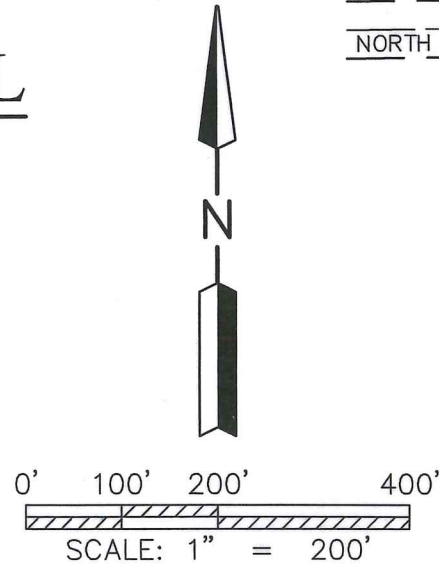
SE QUARTER OF SECTION 34  
T-20-N; R-19-W  
TROY TOWNSHIP  
RICHLAND COUNTY, OHIO

KINGS CORNERS EAST RD. C.R. 35



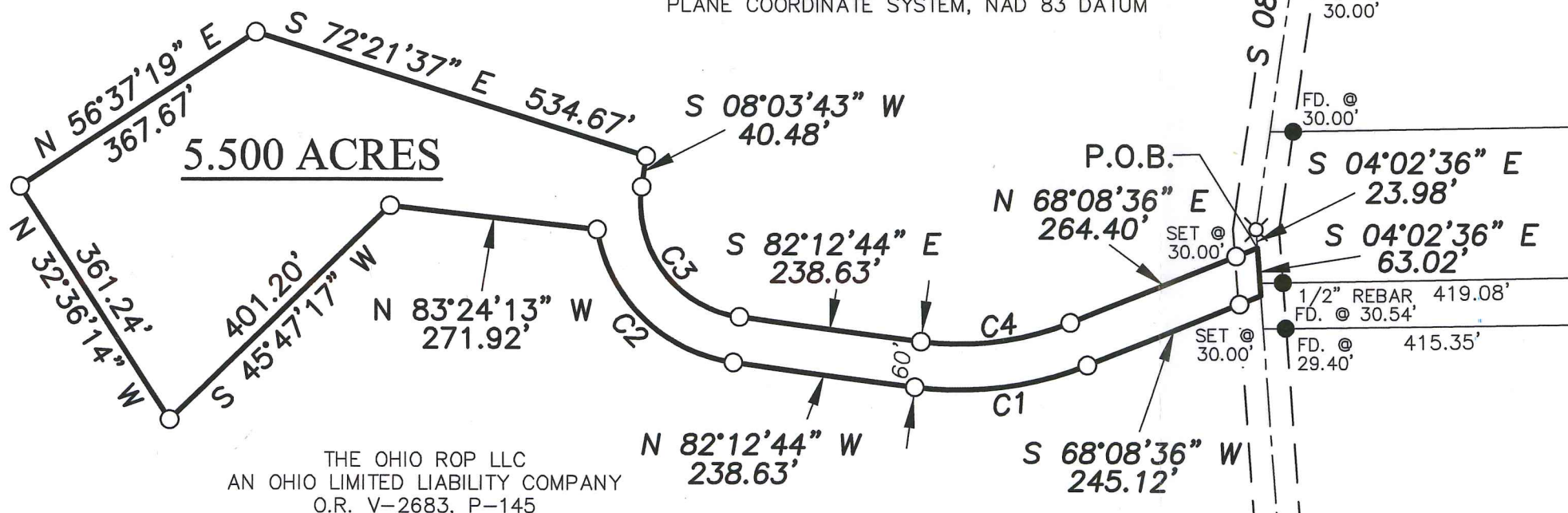
NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE  
EAK 2-6-20  
INITIAL DATE  
MM-27

EAK  
VERBAL APPROVAL VIA  
EMAIL 2-4-2020  
TROY TWP. ZONING  
INSPECTOR MATT THAYER



REFERENCE SURVEY:  
A-568, E-2, E-199, K-40

BASIS OF BEARING:  
THE BEARINGS AS SHOWN HEREON ARE  
RELATIVE TO GRID NORTH OF THE OHIO STATE  
PLANE COORDINATE SYSTEM, NAD 83 DATUM



THE OHIO ROP LLC  
AN OHIO LIMITED LIABILITY COMPANY  
O.R. V-2683, P-145

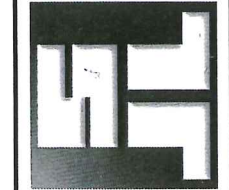
- ▲ RAILROAD SPIKE FOUND
- CAPPED PIN FOUND WITH I.D. CAP MARKED "OLS 6252" (UNLESS NOTED)
- ⊗ 2" MAG NAIL SET
- 5/8" REBAR SET WITH I.D. CAP MARKED "SJL INC"

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	230.24'	445.00'	29°38'40"	S 82°57'56" W	227.68'
C2	266.24'	210.00'	72°38'21"	N 45°53'33" W	248.76'
C3	236.34'	150.00'	90°16'27"	S 37°04'30" E	212.64'
C4	199.20'	385.00'	29°38'40"	N 82°57'56" E	196.98'

Distances shown hereon are expressed in feet and decimal parts thereof, bearings are used to express angles only, iron pins or monuments were found or set as indicated hereon. All of which I believe to be correct to the best of my knowledge.

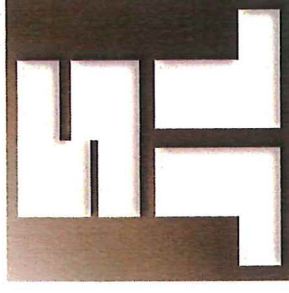
By: *Jason J. Lingenfelter*  
JASON J. LINGENFELTER, P.S. #8499 DATE 1-30-20

SHAFFER, JOHNSTON, LICHTENWALTER & ASSOCIATES, INC.  
Consulting Engineers & Surveyors  
909 South Main Street  
Mansfield, Ohio 44907  
TEL (419) 756-7302 FAX (419) 756-0867 EMAIL sjl@sjl-inc.com



DWG NO: SM-2435 JOB NO: SM-2435 SHEET 1 OF 1  
SCALE 1" = 200'  
DATE JAN. 30, 2020

**SHAFFER, JOHNSTON, LICHTENWALTER  
& ASSOCIATES, INC.  
ENGINEERS & SURVEYORS**



Boundary description of a 5.500 acre parcel

SM 2435

Situated in the Township of Troy, T-20N; R-19W, Southeast Quarter of Section 34, County of Richland, and State of Ohio:

Known as being a part of lands conveyed to The Ohio ROP LLC an Ohio Limited Liability Company in Official Record Volume 2683; Page 145 of Richland County Official Records and further bounded and described as follows:

Commencing at a railroad spike found in Kings Corners East Road, (County Road 35) and being the northeast corner of the Southeast Quarter of Section 34;

Thence S 89° 16' 43" W, 724.23 feet along the quarter section line and with Kings Corners East Road to a railroad spike found in the intersection with Algire Road, (Township Road 125);

Thence S 08° 16' 22" W, 1451.30 feet with Algire Road to a 2 inch MAG nail set;

Thence S 04° 02' 36" E, 23.98 feet with Algire Road to a point witnessed by a capped rebar set S 68° 08' 36" W, 30.00 feet and the principal place of beginning of the parcel described herein:

THENCE WITH THE FOLLOWING FIFTEEN (15) COURSES:

- 1) **S 04° 02' 36" E, 63.02** feet with Algire Road to a point witnessed by a capped rebar set S 68° 08' 36" W, 30.00 feet;
- 2) **S 68° 08' 36" W, 245.12** feet to a capped rebar set;

Continued on Page 2

909 South Main Street Mansfield, Ohio 44907  
Ph. (419) 756-7302 Fax (419) 756-0867 Email: [sjl@sjl-inc.com](mailto:sjl@sjl-inc.com)

Page 2 (Description of 5.500 ac.)

- 3) Thence along a curve to the right having a radius of **445.00** feet, arc length of **230.24** feet, delta of **29° 38' 40"** and a chord bearing of **S 82° 57' 56" W** for a chord length of **227.68** feet to a capped rebar set;
- 4) **N 82° 12' 44" W, 238.63** feet to a capped rebar set;
- 5) Thence along a curve to the right having a radius of **210.00** feet, arc length of **266.24** feet, delta of **72° 38' 21"** and a chord bearing of **N 45° 53' 33" W** for a chord length of **248.76** feet to a capped rebar set;
- 6) **N 83° 24' 13" W, 271.92** feet to a capped rebar set;
- 7) **S 45° 47' 17" W, 401.20** feet to a capped rebar set;
- 8) **N 32° 36' 14" W, 361.24** feet to a capped rebar set;
- 9) **N 56° 37' 19" E, 367.67** feet to a capped rebar set;
- 10) **S 72° 21' 37" E, 534.67** feet to a capped rebar set;
- 11) **S 08° 03' 43" W, 40.48** feet to a capped rebar set;
- 12) Thence along a curve to the left having a radius of **150.00** feet, arc length of **236.34** feet, delta of **90° 16' 27"** and a chord bearing of **S 37° 04' 30" E** for a chord length of **212.64** feet to a capped rebar set;
- 13) **S 82° 12' 44" E, 238.63** feet to a capped rebar set;
- 14) Thence along a curve to the left having a radius of **385.00** feet, arc length of **199.20** feet, delta of **29° 38' 40"** and a chord bearing of **N 82° 57' 56" E** for a chord length of **196.98** feet to a capped rebar set;
- 15) **N 68° 08' 36" E, 264.40** feet to the principal place of beginning and containing within said bounds 5.500 acres of land more or less, and subject to all legal highways and easements of record.

Continued on Page 3

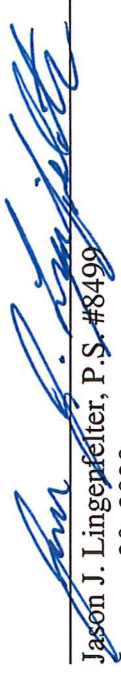
909 South Main Street Mansfield, Ohio 44907  
Ph. (419) 756-7302 Fax (419) 756-0867 Email: [sjl@sjl-inc.com](mailto:sjl@sjl-inc.com)

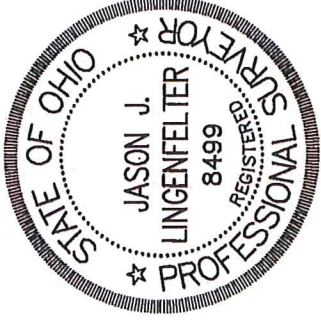
Page 3 (Description of 5.500 ac.)

This description was prepared from a survey made by Jason J. Lingenfelter, P.S. #8499 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in January of 2020.

All rebar set are 5/8" diameter by 30" long with plastic cap stamped "SJL-INC".

Basis of bearing: The bearings as shown hereon are relative to GRID NORTH of the OHIO STATE PLANE COORDINATE SYSTEM, NAD 83 DATUM.

  
Jason J. Lingenfelter, P.S. #8499  
January 30, 2020



NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE  
EAK INITIAL 2-16-20  
MM-27 DATE

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