

**SURVEY FOR
BRADFORD A. GRAY**

MARION AVENUE (60')

#9782

#9783

PT. LOT #9784

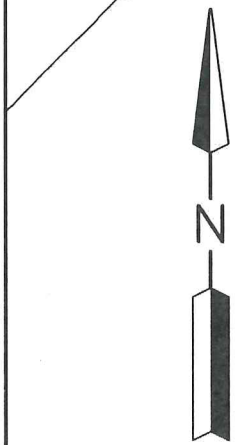
PT. LOT #9785

PT. LOT #9785

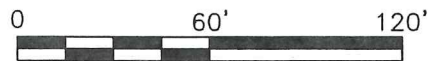
PT. LOT #9786

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RUSSELL ROAD (60')



LOT #11007



SCALE 1"=60'

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK 7-8-20
INITIAL DATE
MM-195

LOT #11008

ALL OF LOTS 9798 &
9799 & PART OF LOTS
9797 & 9800, CITY OF
MANSFIELD, RICHLAND CO.,
OHIO.

LEGEND

- IRON PIN FOUND
- 2" MAG NAIL SET IN ASPHALT
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

WOODHILL ROAD (60')

R=50.00'
A=91.97'
Δ=105°23'08"
C=79.54'
B=N 37°18'38" E

R=3974.96'
A=263.94'
Δ=03°48'16"
C=263.89'
B=N 13°28'48" W

R=50.00'
A=68.44'
Δ=78°25'20"
C=63.22'
B=N 50°47'20" W

LOT #9798
(0.877 Acre)

PT. LOT #9797
(0.413 Acre)

LYNN P. JONES
O.R.V.-1991 P.-261

PT. LOT #9797
P.V.-11 P.-8

PT. LOT #9796

PT. LOT #9796

BRADFORD A. GRAY
O.R.V.-1943 P.-89
2.373 Acres

LOT #9799
(0.711 Acre)

PT. LOT #9800
(0.372 Acre)

JAMES DOUGLAS &
MARTHA JANE BLACK
O.R.V.-1897 P.-732

PT. LOT #9800

PT. LOT #9801

PT. LOT #9801

PT. LOT #9802

AUSTIN ROAD (60')

LOT #11045

LOT #11058

Roger L. Stevens
Roger L. Stevens, P.S. #7052

Date 6-26-20
MANS-9797-8-9-9800



Distances shown hereon are expressed in feet and decimal parts thereof, bearings are to an assumed meridian and are used to express angles only.

CERTIFICATION: I hereby certify that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code and is correct to the best of my knowledge.

**SURVEYOR'S DESCRIPTION FOR
BRADFORD A. GRAY**

2.373 Acres

Situated in the City of Mansfield, County of Richland, State of Ohio, being all of Lot Nos. 9798 and 9799 and part of Lot Nos. 9797 and 9800 of the consecutively numbered lots in said City, and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Lot No. 9800, said iron pin also being in the north right of way line of Austin Road (60') and being in the southeast corner of a parcel of land conveyed to James Douglas and Martha Jane Black by official records volume 1897, page 732;

Thence N 90° 00' 00" W, 110.14 feet along the south line of said Lot No. 9800 also being along said north right of way line of Austin Road (60') and being along said south line of said land of James Douglas and Martha Jane Black to an iron pin set in the southwest corner of said land, said iron pin being the **true place of beginning**;

Thence with the following **EIGHT** courses:

- 1) **N 90° 00' 00" W, 204.81 feet** and continuing along said south line of said Lot No. 9800 and along the south line of said Lot No. 9799 also being along said north right of way line of Austin Road (60') to an iron pin set in a point of curve;
- 2) **Northwesterly** and continuing along said south line of said Lot No. 9799 also being along said northerly right of way line of Austin Road (60') on a **curve to the right having a radius of 50.00 feet, an arc length of 68.44 feet, a delta angle of 78° 25' 20", a chord length of 63.22 feet and a chord bearing of N 50° 47' 20" W** to a 2" mag nail set in asphalt in a point of curve to curve, said 2" mag nail being in the westerly line of said Lot No. 9799 and being in the easterly right of way line of Woodhill Road (60');
- 3) **Northerly** along said westerly line of said Lot No. 9799 and along the westerly line of said Lot No. 9798 also being along said easterly right of way line of Woodhill Road (60') on a **curve to the left having a radius of 3974.96 feet, an arc length of 263.94 feet, a delta angle of 03° 48' 16", a chord length of 263.89 feet and a chord bearing of N 13° 28' 48" W** to an iron pin set in a point of curve to curve;
- 4) **Northeasterly** and continuing along said westerly line of said Lot No. 9798 also being along said easterly right of way line of Woodhill Road (60') on a **curve to the right having a radius of 50.00 feet, an arc length of 91.97 feet, a delta angle of 105° 23' 08", a chord length of 79.54 feet and a chord bearing of N 37° 18' 38" E** to a point of tangency, said point being in the north line of said Lot No. 9798, being in the south right of way line of Russell Road (60') and being referenced by an iron pin found N 89° 59' 48" W, 3.64 feet from said point;
- 5) **S 89° 59' 48" E, 277.39 feet** along said north line of said Lot No. 9798 and along the north line of said Lot No. 9797, also being along said south right of way line of Russell Road (60') to a point being the northwest corner of a parcel of land conveyed to Lynn P. Jones by official records volume 1991, page 261, said point being referenced by an iron pin found S 00° 32' 12" W, 0.47 feet from said point;
- 6) **S 00° 32' 12" W, 179.86 feet** along the west line of said land of Lynn P. Jones to an iron pin set in the southwest corner of said land, said iron pin also being in the south line of said Lot No. 9797, being in the north line of said Lot No. 9800 and being in the north line of said land of James Douglas and Martha Jane Black and passing through previously referenced iron pin found at 0.47 feet;
- 7) **N 90° 00' 00" W, 10.00 feet** along said south line of said Lot No. 9797, also being along said north line of said Lot No. 9800 and along said north line of said land of James Douglas and Martha Jane Black to an iron pin set in the northwest corner of said land;

2.373 Acres (continued)

- 8) **S 00° 26' 34" E, 179.99 feet** along the west line of said land of James Douglas and Martha Jane Black to the **true place of beginning** and containing **2.373 acres**, more or less, of which 0.413 acre is in part of Lot No. 9797, 0.877 acre is in Lot No. 9798, 0.711 acre is in Lot No. 9799 and 0.372 acre is in part of Lot 9800 and subject to all legal highways and easements of record.

Bearings are to an assumed meridian and are used to express angles only.

All iron pins set are 5/8" reinforcing bar with plastic cap stamped "Stevens 7052".

According to a survey made in June 2020 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens

Roger L. Stevens
Registered Surveyor No. 7052
MANS 9797-9800

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OF EXISTING PARCEL
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