



- LEGEND**
- IRON PIN/PIPE FOUND
 - △ RAILROAD SPIKE SET
 - ⊗ SURVEY SPIKE FOUND
 - IRON PIN SET-5/8" REBAR SET WITH I.D. CAP STAMPED "RAMSEY S-8396"

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 state that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code.

By:  06/22/2020 Date

Nathaniel B. Ramsey, P.S. #8396
For Ramsey Surveying

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

INITIAL DATE
EAK 7-10-20
MM-19L6

RAMSEY SURVEYING
Professional Land Surveying Services
283 Eby Road
Shiloh, Ohio 44878
TEL (419) 512-2596 FAX (419) 522-0399
EMAIL ramsey@ramsey-surveying.com

SURVEY MADE FOR PROPERTY TRANSFER

PART OF LOTS 16186 AND 16187 OF THE
CONSECUTIVELY NUMBERED LOTS
IN THE CITY OF MANSFIELD
RICHLAND COUNTY, OHIO

DRAWN MOD	CHECKED NR	SCALE 1" = 50'	DATE 06/22/2020
DWG NO: SM-5376		JOB NO: SM-5376	SHEET 1 OF 1

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LEGAL DESCRIPTION

Situated in the City of Mansfield, County of Richland, State of Ohio and being part of Lot 16186 and part of Lot 16187, of the consecutively numbered lots in said City, being a portion of a parcel conveyed to Steiner's Equipment Sales & Rental by official record volume 2686, page 570, being more particularly described as follows:

Commencing at an iron pin found in the northwest corner of said Lot 16187;

Thence, South 00 degrees 02 minutes 13 seconds East, 394.75 feet along the west line of said Lot to an iron pin set, being the **Place of Beginning** of the parcel herein described;

Thence, the following **FOUR** courses:

1. **South 88 degrees 11 minutes 39 seconds East, 120.02 feet** to an iron pin found on the east line of said Lot 16186, said iron pin also being in a northwest corner of a parcel conveyed to Scott Edward Sherk by official record volume 2664, page 588;
2. **South 00 degrees 02 minutes 13 seconds East, 60.59 feet** along a west line of said Sherk parcel and said lot line to railroad spike set in an existing interior corner thereof;
3. **North 88 degrees 25 minutes 24 seconds West, 120.01 feet** along a north line of said Sherk parcel to a point in a northwest corner thereof, said point also being on the aforementioned west line of Lot 16187, and being referenced by an iron pin found South 78 degrees 48 minutes 12 seconds East, 1.22 feet therefrom;
4. **North 00 degrees 02 minutes 13 seconds West, 61.07 feet** along said west line of Lot 16187 to the **Place of Beginning**, and containing 7297.25 square feet, more or less, of which 3656.0 sq.ft. are located in said part Lot 16187, and 3641.25 sq.ft. are located in said part Lot 16186, and subject to all legal highways, leases, servitudes, use restrictions, and easements of record.

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

Iron pins set are 5/8" rebar with cap stamped "Ramsey S-8396"

According to a survey made in June 2020 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.

Grantees, their heirs and assigns do hereby covenant and agree that the parcel of land described in this instrument will not be conveyed by said grantees, heirs and assigns, unless said parcel fronts on a public highway or dedicated street, or is sold together with land fronting on a public highway or dedicated street.



Nathaniel B. Ramsey
Professional Surveyor No. 8396
For Ramsey Surveying
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NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

EAK INITIAL
DATE 7-10-20
MM-196