

SURVEY FOR: RYAN EICHAR

DATE: 10-27-20

JOB NUMBER: SM-1306

LOCATION: PART OF THE NW. 1/4 OF
SEC. 34, T-20, R-18,
WASHINGTON TWP., RICHLAND
CO., STATE OF OHIO.

TERRY L. & ELLEN K. EICHAR
O.R.V.-158 P.-654

89.75' S 88°18'32" E 203.03'
292.78'

CHARLES A. & NORMA J. HOPKINS
O.R.V.-2613 P.-200

313.68' N 02°17'23" E

2.129 ACRES

182.98'

292.78' N 87°06'19" W

CHARLES A. & NORMA JEAN
HOPKINS AKA NORMA HOPKINS
O.R.V.-1679 P.-115

188.70' N 87°42'37" W
210.00' S 02°17'23" W
194.21' N 00°47'10" E
210.07' N 87°42'37" W

CHARLES A. &
NORMA JEAN
HOPKINS
D.V.-736 P.-492

ELLER DRIVE (60') S 87°42'37" E 548.28'

P.V.-21 P.-93

385.57' S 87°42'37" E

63.25' S 02°17'23" W

20.00' N 87°42'37" W

80.00' N 02°17'23" W

80.00' N 02°17'23" W

143.32' N

346.02' N

JULIE THOMAS
O.R.V.-1628 P.-576



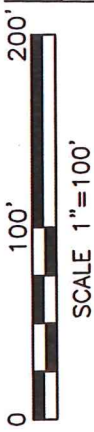
Roger L. Stevens
Roger L. Stevens, P.S. #7052

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 11-2-20
INITIAL DATE
MM-345

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

Basis of bearings: Survey F-3-167.

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.



SCALE 1"=100'

LEGEND

- IRON PIN FOUND
- RAILROAD SPIKE FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

MICHAEL T. & JACKAYE E. TOKAR
O.R.V.-2148 P.-277

E. LINE NW. 1/4 SEC. 34 N 02°47'42" E 606.47' W N 00°20'39" W

P.O.C.
SE. CORNER
1/4 SEC. 34

**SURVEYOR'S DESCRIPTION FOR
RYAN EICHAR**

2.129 Acres

Situated in the Township of Washington, County of Richland, State of Ohio, being part of the Northwest Quarter of Section 34, Township 20, Range 18, and being more particularly described as follows:

Commencing at an iron pin found in the southeast corner of said Northwest Quarter, said iron pin also being in a southwest corner of a parcel of land conveyed to Michael T. and Jackaye E. Tokar by official records volume 2148, page 277;

Thence N 00° 20' 39" W, 606.47 feet along a west line of said land of Michael T. and Jackaye E. Tokar to an iron pin found in an interior corner of said land;

Thence N 87° 42' 37" W, 143.32 feet along a south line of said land of Michael T. and Jackaye E. Tokar to an iron pin found in a southwest corner of said land, said iron pin also being in the southeast corner of Eller Drive as recorded in plat volume 21, page 93

Thence N 02° 17' 23" E, 80.00 feet along a west line of said land of Michael T. and Jackaye E. Tokar, also being along an east line of said Eller Drive to a railroad spike found in an interior corner of said Tokar land, said railroad spike found also being in the northeast corner of said Eller Drive;

Thence N 87° 42' 37" W, 80.00 feet along a south line of said land of Michael T. and Jackaye E. Tokar, also being along the north line of said Eller Drive to an iron pin found in an interior corner of said land, said iron pin found also being in a northwest corner of said Eller Drive;

Thence S 02° 17' 23" W, 20.00 feet along an east line of said land of Michael T. and Jackaye E. Tokar, also being along a west line of said Eller Drive to an iron pin found in a southeast corner of said Tokar land, said iron pin found also being in an interior corner of said Eller Drive;

Thence N 87° 42' 37" W, 63.25 feet along a south line of said land of Michael T. and Jackaye E. Tokar, also being along the north line of said Eller Drive to an iron pin found in a southwest corner of said Tokar land;

Thence N 02° 17' 23" E, 338.49 feet along a west line of said land of Michael T. and Jackaye E. Tokar to an iron pin set, said iron pin being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) **N 87° 06' 19" W, 292.78 feet** to an iron pin found in the southeast corner of a parcel of land conveyed to Charles A. and Norma J. Hopkins by official records volume 2613, page 200;
- 2) **N 02° 17' 23" E, 313.68 feet** along the east line of said land of Charles A. and Norma J. Hopkins to an iron pin found in the northeast corner of said land, said iron pin also being in the south line of a parcel of land conveyed to Terry L. and Ellen K. Eichar by official records volume 158, page 654;
- 3) **S 88° 18' 32" E, 292.78 feet** along said south line of said land of Terry L. and Ellen K. Eichar and along a south line of said land of Michael T. and Jackaye E. Tokar to an iron pin found in an interior corner of said Tokar land;
- 4) **S 02° 17' 23" W, 319.83 feet** along a west line of said land of Michael T. and Jackaye E. Tokar to the **true place of beginning** and containing **2.129 acres**, 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 bearings: Survey F-3-167.

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

Iron pin set is 5/8" diameter rod with plastic cap stamped "STEVENS 7052".

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

EAR 11-2-20
INITIAL DATE
MM-345



Roger L. Stevens

Roger L. Stevens
Registered Surveyor No. 7052
SM-1306V