

PLAT OF BOUNDARY SURVEY FOR
OXYRASE, INC.
 PART OF THE SOUTHWEST QUARTER OF SECTION TWENTY-TWO (22)
 TOWNSHIP TWENTY-ONE (21), RANGE NINETEEN (19)
 CITY OF ONTARIO, SPRINGFIELD TOWNSHIP, RICHLAND COUNTY, OHIO

WAYMAN EDWARD
 MUSICK, ET. AL.
 O.R.V. 1061, P. 848

NOVA LANDS, LLC
 O.R.V. 2672, P. 842

J MARK
 INVESTMENTS, LLC
 O.R.V. 2243 P. 180

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 5-1-22

INITIAL DATE
OO-131

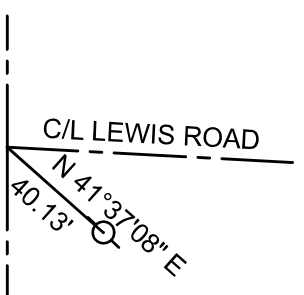
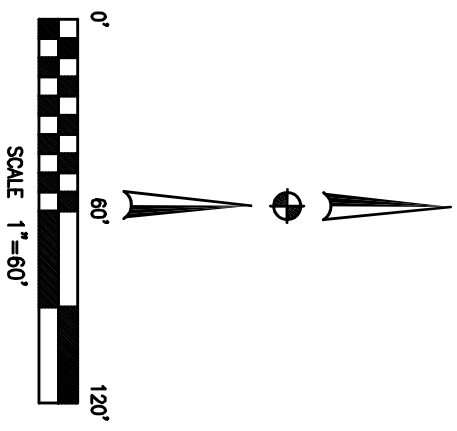
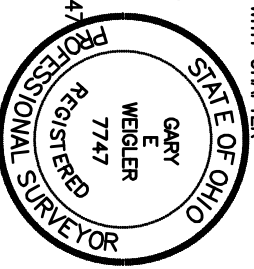
- LEGEND**
- REBAR WITH CAP STAMPED "CRAIG 8195"
 - REBAR FOUND WITH CAP STAMPED "RGL 6687"
 - CONCRETE RIGHT-OF-WAY MONUMENT FOUND

REFERENCES
 TAX MAP
 DEEDS LISTED HEREON
 SURVEY FILE: GG-188
 ODOT RIGHT-OF-WAY PLANS RIC-309-5.29-6.46

BASIS OF BEARINGS
 BEARINGS ARE BASED ON SURVEY FILE GG-188
 OF THE RICHLAND COUNTY TAX MAP RECORDS
 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.
 PREPARED BY
WEIGLER LAND SURVEYING LTD.

GARY E. WEIGLER
 OHIO REGISTERED SURVEYOR NO. 7747
 DATE: MARCH 5, 2022
 FILE NO. 22003



PARK AVENUE WEST - VARIABLE RW

P.O.B.

231.66'

N 90°00'00" W 160.05'

30.00' REF.

29.80' REF.

N 02°05'49" W 286.41'

(0.5271 AC.)

OXYRASE INC. AN
 OHIO CORPORATION
 O.R.V. 1986, P. 271

1.0574 AC. TOTAL

PP# 0386016811000

PP# 0386016810000

(0.5303 AC.)

S 02°07'47" E 289.82'

N 88°46'46" E 159.80'



Weigler Land Surveying, Ltd.
 513 Amoy East Road, Mansfield, Ohio 44903
 Phone and Fax (419) 747-7155

22003

DESCRIPTION
1.0574 ACRES

Situated in the State of Ohio, County of Richland, City of Ontario, Township of Springfield, being part of the Southwest Quarter of Section Twenty-two (22), Township Twenty-one (21), Range Nineteen (19) and being a 0.53 acre parcel (PP No. 0386016811000) and a 0.53 acre parcel (PP No. 0386016810000) as recorded in Official Record Volume 1986, Page 271 and being more particularly described as follows;

Commencing at intersection of centerline of Park Avenue and the centerline of Lewis Road being referenced by a rebar with cap stamped "Craig 8195" found North 41°37'08" East, 40.13 feet;

Thence South 90°00'00" East, 231.66 feet with the centerline of said Park Avenue West to the **POINT OF BEGINNING** for the parcel herein described, being referenced by a rebar with cap stamped "Craig 8195" found North 02°05'49" West, 30.00 feet, said point also marking the southeast corner of lands now or formerly owned by Nova Lands, LLC as recorded in Official Record Volume 2672, Page 842;

Thence with the following Four (4) courses;


1. North 02°05'49" West, 286.41 feet with the east line of said Nova Lands lands to a rebar with cap stamped "Craig 8195 found in the south line of lands now or formerly owned by Wayman Edward Musick, et. al. As recorded in Official Record Volume 1061, Page 848;
2. North 88°46'46" East, 159.80 feet to a rebar with cap stamped "RGL 6687" found in the west line of lands nor or formerly owned by J Mark Investments, LLC as recorded in Official Record Volume 2243, Page 180;
3. South 02°07'47" East, 289.82 feet with the west line of said J Mark Investments lands to a point in the centerline of said Park Avenue West being referenced by a rebar with cap stamped "RGL 6687" found at 260.02 feet;
4. North 90°00'00" West, 160.05 feet with the centerline of said Park Avenue West to the point of beginning, containing 1.0574 acre, of which 0.5271 acre is in permanent parcel no. 0386016811000, and 0.5303 acre is in permanent parcel no. 0386016810000, being subject to all legal easements, restrictions and rights-of-way now on record.

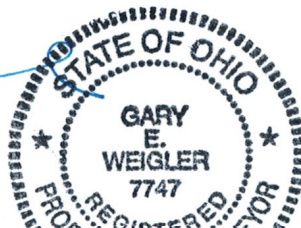
Bearings are based on survey file GG-188 of the Richland County Tax Map Records, and are used to express angles only.

I hereby certify that this description is based upon an actual field survey made by Gary E. Weigler, Registered Surveyor No. 7747 and all monumentation was set or found as indicated.

Prior Deed Reference: Official Record Volume 1986, Page 271

prepared by:
Weigler Land Surveying, Ltd.


 Gary E. Weigler
 Registered Surveyor No. 7747
 Date: March 5, 2022



NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
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