

S 89°33'07" W 30.00'
 21.63' P.O.B. INGRESS & EGRESS EASEMENT
 S 08°26'11" E 156.07'
 S 06°24'02" E 139.08'

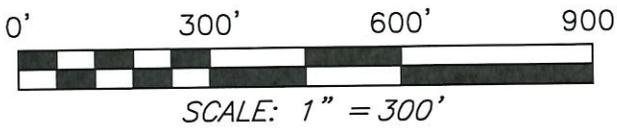
THE NORTH LINE OF THE NE QTR. SEC. 1

O.J. & A. SMANT
 O.R.V. 2901, PAGE 384

P.O.B.

REF=40.00'
 REF=40.00'

HOME ROAD
 T.H. 135



NORTH



CENTERLINE OF 20' INGRESS & EGRESS EASEMENT

J. & T. CARTER
 O.R.V. 2734, PAGE 145

BASIS OF BEARING IS STATE PLANE
 GRID NORTH NAD 83 (2011), GEOID
 18A, OHIO NORTH ZONE.

N 26°14'01" E 1864.17'
 (2.84 AC.)

BOARD OF PARK COMMISSIONERS
 RICHLAND COUNTY, OHIO
 DEED VOLUME 907, PAGE 624

J. & T. CARTER
 O.R.V. 2966, PAGE 234

LINE	BEARING	DISTANCE
L1	S 89°24'22" W	345.55'
L2	S 04°34'06" W	850.00'
L3	S 06°52'55" E	130.00'

NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK **5-5-22**
 INITIAL DATE

VERBAL APPROVAL BY MATT THAYER
 TROY TWP. ZONING 5-2-22
00-135

**13.35
 ACRES
 TOTAL**

THE SOUTH LINE OF THE NE QTR. SEC. 1

THE NORTH LINE OF THE SE QTR. SEC. 1

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ⊗ 3" SURVEY MARKER SET
- △ RAILROAD SPIKE SET
- ▲ RAILROAD SPIKE FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP STAMPED "CRAIG 8195"



Chad F. Craig

SURVEY BY: CHAD F. CRAIG P.S. #8195
 for SEILER & CRAIG SURVEYING INC.
 270 PARK AVENUE WEST
 MANSFIELD, OHIO 44902
 (419) 525-3644
 EMAIL:SEILERANDCRAIG@SEILERANDCRAIG.COM

SURVEY PLAT FOR PROPERTY TRANSFER	
PART NE & SE QTR. SEC. 1, T-20, R-19. TROY TOWNSHIP RICHLAND COUNTY, OHIO	
DATE: APRIL 11, 2022	SCALE: 1"=300'
HOME_RD_CARTER	

SURVEY DESCRIPTION

**PART OF THE NE AND SE QUARTERS OF SECTION 1
TROY TOWNSHIP
RICHLAND COUNTY, OHIO**

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northeast and Southeast quarters of Section 1 of Township 20 North, Range 19 West, and being more particularly described as follows:

Commencing at a point marking the intersection of the north line of the northeast quarter of Section 1 with the centerline of Home Road (T.H. 135) and being referenced by an iron pin found on a bearing of South 89 degrees 33 minutes 07 seconds West and at a distance of 30.00 feet, Thence, South 08 degrees 26 minutes 11 seconds East with said centerline 156.07 feet to a point referenced by an iron pin set on a bearing of South 26 degrees 14 minutes 01 second West and at a distance of 40.00 feet, said point being the place of beginning of the parcel herein described;

Thence, South 06 degrees 24 minutes 02 seconds East with said centerline 139.08 feet to a point on the westerly bike trail right of way (Board of Park Commissioners Richland County Ohio, DV 907, Page 624) and being referenced by an iron pin set on a bearing of South 26 degrees 14 minutes 01 second West and at a distance of 40.00 feet;

Thence, South 26 degrees 14 minutes 01 seconds West with said right of way and passing through said iron pin set, a total distance of 2914.16 feet to an iron pin set;

Thence, North 68 degrees 40 minutes 09 seconds West 450.00 feet to an iron pin set;

Thence, North 19 degrees 21 minutes 33 seconds East 540.00 feet to an iron pin set;

Thence, North 59 degrees 25 minutes 42 seconds East 800.00 feet to an iron pin set;

Thence, North 26 degrees 14 minutes 01 seconds East passing through an iron pin set at a distance of 1824.17 feet, a total distance of 1864.17 feet to the place of beginning, containing 13.35 acres of which 12.83 acres are located in the northeast quarter of Section 1 and 0.52 acre are located in the southeast quarter of Section 1, according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on April 11, 2022, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 5-5-22
INITIAL DATE
00-135


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.