

NORTH



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

LOHR ROAD T.H. 45

N 00°52'29" E 488.64'

FLOWERS ROAD T.H. 158  
S 58°21'13" E 474.96'

3.41 ACRES

J. W. BAUMGARD  
O.R.V. 2290, PAGE 218

P.O.B. REF=11.53' N 87°20'48" W 377.51' REF=15.38'

M. I. PITTMAN  
O.R.V. 2771, PAGE 527

REF=15.00' S 07°41'28" W 259.19'

SET IN PAVEMENT  
DUE TO CULVERT LOCATION

J. & J. GRAY  
O.R.V. 2817, PAGE 428

N 00°52'29" E 412.08'

THE WEST LINE OF  
THE NW QTR. SEC. 30

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE

**EAK 5-23-22**

INITIAL DATE

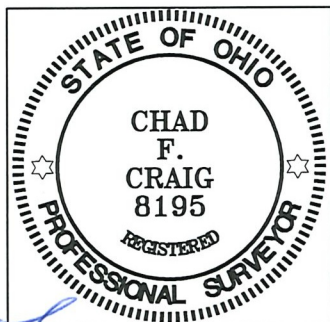
**00-173**

REFERENCES:  
SURVEY MM-003  
SURVEY N-285  
SURVEY N-286  
SURVEY F-2-410

THE SW CORNER OF  
THE NW QTR. SEC. 30

**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.  
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MANSFIELD, OHIO 44902  
(419) 525-3644  
EMAIL: SEILERANDCRAIG@SEILERANDCRAIG.COM

SURVEY PLAT FOR	
PROPERTY TRANSFER	
PART NW QTR. SEC. 30, T-21, R-19 SPRINGFIELD TOWNSHIP RICHLAND COUNTY, OHIO	
DATE: MAY 16, 2021	SCALE: 1"=100'
FLOWERS_RD_4737	

**SURVEY DESCRIPTION**

**PART OF THE NW QUARTER OF SECTION 30  
SPRINGFIELD TOWNSHIP  
RICHLAND COUNTY, OHIO**

Situated in the Township of Springfield, County of Richland, State of Ohio and being a part of the Northwest quarter of Section 30 of Township 21 North, Range 19 West, and being more particularly described as follows:

Commencing at a railroad spike found and accepted as marking the southwest corner of the northwest quarter of Section 30, the same being a point in the centerline of Lohr Road (T.H. 45); Thence, North 00 degrees 52 minutes 29 seconds East with the west line of said quarter and with said centerline 412.08 feet to a point marking the northwest corner of a parcel currently owned by M.I. Pittman (O.R.V. 2771, Page 527), said point being referenced by an iron pin found bent on a bearing of South 87 degrees 20 minutes 48 seconds East and at a distance of 11.53 feet, the same being the place of beginning of the parcel herein described;

Thence, continuing North 00 degrees 52 minutes 29 seconds East with said west line and said centerline 488.64 feet to an iron pin found and accepted as marking the intersection of the centerline of Lohr Road and the centerline of Flowers Road (T.H. 158);

Thence, South 58 degrees 21 minutes 13 seconds East with the centerline of Flowers Road 474.96 feet to a point marking the northwest corner of a parcel currently owned by J. & J. Gray (O.R.V. 2817, Page 428), said point being referenced by a railroad spike set in pavement on a bearing of South 07 degrees 41 minutes 28 seconds West and at a distance of 15.00 feet;

Thence, South 07 degrees 41 minutes 28 seconds West with the west line of said Gray parcel passing through said railroad spike set for a total distance of 259.19 feet to a point marking the northeast corner of said Pittman parcel, said point being referenced by an iron pin found on a bearing of North 87 degrees 20 minutes 48 seconds West and at a distance of 15.38 feet;

Thence North 87 degrees 20 minutes 48 seconds West with the north line of said Pittman parcel passing through said iron pin found, and passing through an iron pin found at 365.98 feet for a total distance of 377.51 feet to the place of beginning of beginning, containing 3.41 acres according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on May 16, 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.



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OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
**EAK**      **5-23-22**  
INITIAL      DATE

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