

**SURVEY FOR PROPERTY
TRANSFER
3.4722 ACRES**

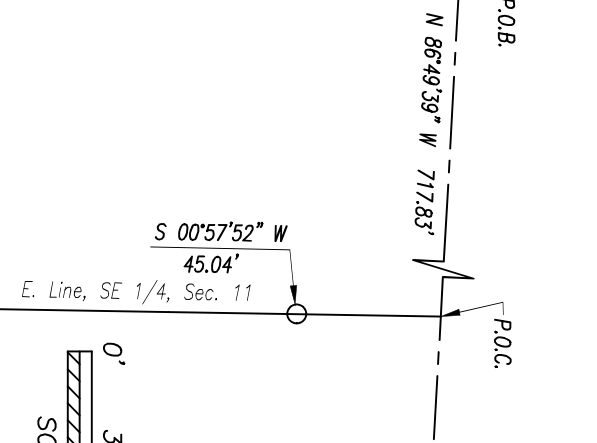
WILLIAM CODY BOWSER
ORV. 2807, PG. 603

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-28-22
INITIAL DATE

00-211

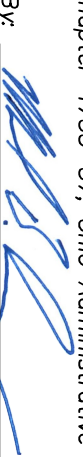
NICHOLAS J. HARTSEL
ORV. 2800, PG. 839

CHARLES E. SCHROEDER, TRUSTEE
ORV. 992, PG. 420



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: 
Nathaniel B. Ramsey, P.S. #8396
For Ramsey Surveying
Date 06/20/2022

RAMSEY SURVEYING
Professional Land Surveying Services

**SURVEY MADE FOR PROPERTY
TRANSFER**

**PART OF THE SOUTHEAST QUARTER
OF SECTION 11, SAUNDUSKI TOWNSHIP
7-20 N. R-20 W**

RICHLAND COUNTY, OHIO

DRAWN HOC	CHECKED NBR	DATE 06/20/2022
SCALE 1" = 60'		JOB NO. SM-5713
SHEET 1 OF 1		

LEGEND

- IRON PIN/PIPE FOUND
- IRON PIN SET-5/8" REBAR SET WITH I.D. CAP STAMPED "RAMSEY S-8396"

RAMSEY SURVEYING
Professional Land Surveying Services

283 Eby Road
Shiloh, Ohio 44878
TEL (419) 512-2596
FAX (419) 522-0399
EMAIL nramsey@ramsey-surveying.com

LEGAL DESCRIPTION

June 20, 2022

Situated in the Township of Sandusky, County of Richland, State of Ohio, and being a part of the Southeast Quarter of Section 11, Township 20-North, Range 20-West and being lands conveyed to William Cody Bowser by official record volume 2807, page 603 of the Richland County Recorder's records and being more particularly described as follows:

Commencing at a point being the intersection of the centerline of Lincoln Highway-(C.R. 330)(60' R/W) and the East line of said Quarter being referenced by an iron pin found South 00 degrees 57 minutes 52 seconds West, 45.04 feet therefrom;

Thence, **North 86 degrees 49 minutes 39 seconds West, 717.83 feet** along said centerline of Lincoln Highway to a point in a northwest corner of a parcel conveyed to Charles E. Schroeder, Trustee by official record volume 992, page 420, said point being referenced by an iron pin set south 01 degree 57 minutes 17 seconds West, 45.00 feet therefrom and being the **Place of Beginning** of the parcel described herein;


Thence, the following **SIX** courses:

1. **South 01 degree 57 minutes 17 seconds West, 309.52 feet** along a west line of said Schroeder parcel to an iron pin set in an interior corner thereof;
2. **South 81 degrees 26 minutes 17 seconds West, 361.79 feet** along a north line of said Schroeder parcel to an iron pin set on an east line of a parcel conveyed to Nicholas J. Hartsel by official record volume 2800, page 839;
3. **North 00 degrees 31 minutes 15 seconds East, 33.44 feet** along said east line of said Hartsel parcel to an iron pin found in a northeast corner thereof;
4. **North 86 degrees 49 minutes 39 seconds West, 75.00 feet** along a north line of said Hartsel parcel to an iron pin found in an interior corner thereof;
5. **North 00 degrees 31 minutes 15 seconds East, 350.00 feet** along an east line of said Hartsel parcel to a point on the aforementioned centerline of Lincoln Highway, passing through an iron pin found for reference at 305.00 feet;

6. **South 86 degrees 49 minutes 40 seconds East, 440.39 feet** along said centerline of Lincoln Highway to the **Place of Beginning**, containing 3.4722 acres, more or less, and subject to all legal highways, easements, leases, and use restrictions of record.

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

According to a survey made June 2022 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.



Nathaniel B. Ramsey
Professional Surveyor No. 8396
For Ramsey Surveying
SM-5713 LEGAL



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