

0' 200' 400' 600'



SCALE: 1" = 200'

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

NORTH



E. P. JIMENEZ
TRUSTEE
O.R.V. 2694, PAGE 131

W. & J. TURNBAUGH
CO-TRUSTEES
O.R.V. 2882, PAGE 689

THE EAST LINE OF
THE NW QTR. SEC. 1

T. J. BALDY
O.R.V. 2920, PAGE 41

C. & D. LINTON
O.R.V. 511, PAGE 273

N 17°02'19" W

79.30'

N 17°02'19" W

8.89'

N 88°25'29" W

23.00'

N 11°40'08" W

153.48'

S 78°19'52" W

30.00'

LEXINGTON SPRINGMILL
ROAD (C.H. 133)

PARCEL "A"
12.01 ACRES
TOTAL

PARCEL "B"
17.13 ACRES

R. SHORTS
O.R.V. 2892, PAGE 736

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-9-22
INITIAL DATE

VERBAL APPROVAL MATT THAYER
TROY ZONING INSPECTOR 8-9-22

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-9-22
INITIAL DATE
00-261

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ▲ 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

LINE	BEARING	DISTANCE
L1	S 88°05'04" E	50.00'
L2	S 01°37'29" E	111.85'
L3	N 88°05'04" W	50.00'

SURVEY PLAT FOR	
SHORTS	
PART NW QTR. SEC. 1, T-20, R-19 TROY TOWNSHIP RICHLAND COUNTY, OHIO	
DATE: JULY 15, 2022	SCALE: 1"=200'
LEX_SPGML_1415	

N 10°50'56" W 655.28'

S 85°29'31" W 30.00'

N 12°10'51" W 293.94'

S 85°12'48" W 467.67'

B. & K. HERB
O.R.V. 2834, PAGE 638

THE SOUTH LINE OF
THE NW QTR. SEC. 1

THE SE CORNER OF
THE NW QTR. SEC. 1

S 01°37'29" E 1454.34'

P.O.B. "B"
PARCEL "B"

P.O.B.
PARCEL "A"

(7.43 AC)

(4.58 AC)

36.40'

N 17°05'52" W
249.12'

124.83'

REF=34.75'
S 88°05'04" E

403.78'

N 49°45'45" W
232.81'

S 49°45'45" E
232.81'

N 38°45'29" W 1294.36'
S 38°45'29" E 1294.36'

N 08°50'01" W
250.53'

S 85°29'36" W
318.64'

L2

111.85'

**SURVEY DESCRIPTION
PARCEL "A"**

PART OF THE NW QUARTER 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 Northwest quarter of Section 1 of Township 20 North, Range 19 West, and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the southeast corner of said quarter, Thence, South 85 degrees 29 minutes 36 seconds West with the south line of said quarter 318.64 feet to an iron pin found marking the southeast corner of a parcel currently owned by B. & K. Herb (ORV 2834, Page 638);

Thence, North 08 degrees 50 minutes 01 second West with the east line of said Herb parcel 250.53 feet to an iron pin found;

Thence, South 85 degrees 12 minutes 48 seconds West with the north line of said parcel and passing through an iron pin found at a distance of 438.00 feet, a total distance of 467.67 feet to a point in the centerline of Lexington Springmill Road (C.H. 133);

Thence, North 12 degrees 10 minutes 51 seconds West with said centerline 293.94 feet to a point referenced by an iron pin found on a bearing of South 85 degrees 29 minutes 31 seconds West and at a distance of 30.00 feet;

Thence, North 10 degrees 50 minutes 56 seconds West with said centerline 655.28 feet to a point referenced by an iron pin found on a bearing of South 78 degrees 19 minutes 52 seconds West and at a distance of 30.00 feet;

Thence, North 11 degrees 40 minutes 08 seconds West with said centerline 153.48 feet to a point referenced by an iron pin found on a bearing of North 88 degrees 25 minutes 29 seconds West and at a distance of 23.00 feet;

Thence, North 17 degrees 02 minutes 19 seconds West with said centerline 8.89 feet to a point referenced by an iron pin set on a bearing of South 88 degrees 05 minutes 04 seconds East and at a distance of 50.00 feet;

Thence, South 88 degrees 05 minute 04 seconds East 50.00 feet to an iron pin set;

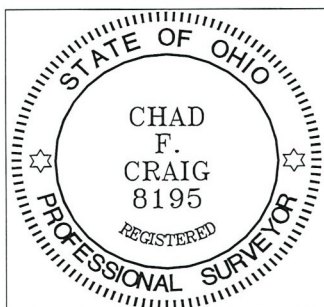
Thence, South 49 degrees 45 minutes 45 seconds East 232.81 feet to an iron pin set;

Thence, South 38 degrees 45 minutes 29 seconds East 1294.36 feet to an iron pin set on the east line of said quarter;

Thence, South 01 degree 37 minutes 29 seconds East with the said east line 111.85 feet to the place of beginning, containing 12.01 acres, according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on July 15, 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.




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

NEW SPLIT	NEW SURVEY
RICHLAND COUNTY	OF EXISTING PARCEL
TAX MAP OFFICE	RICHLAND COUNTY
<u>EAK</u>	<u>EAK</u>
<u>8-9-22</u>	<u>8-9-22</u>
INITIAL	INITIAL
DATE	DATE

00-261

**SURVEY DESCRIPTION
PARCEL "B"**

PART OF THE NW QUARTER 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 Northwest quarter of Section 1 of Township 20 North, Range 19 West, and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the southeast corner of said quarter, Thence, North 01 degree 37 minutes 29 seconds West with the east line of said quarter 111.85 feet to an iron pin set, the place of beginning of the parcel herein described;

Thence, North 38 degrees 45 minutes 29 seconds West 1294.36 feet to an iron pin set;

Thence, North 49 degrees 45 minutes 45 seconds West 232.81 feet to an iron pin set;

Thence, North 88 degrees 05 minutes 04 seconds West 50.00 feet to a point in the centerline of Lexington Springmill Road (C.H. 133) and being referenced by said iron pin set in previous call;

Thence, North 17 degrees 02 minutes 19 seconds West with said centerline 79.30 feet to a point referenced by an iron pin found on a bearing of South 88 degrees 05 minutes 04 seconds East and at a distance of 34.75 feet, said point marking the southwest corner of a parcel currently owned by C. & D. Linton (ORV 511, Page 273);

Thence, South 88 degrees 05 minutes 04 seconds East with the south line of said Linton parcel and passing through said iron pin found, a total distance of 403.78 feet to an iron pin found marking the southeast corner of said parcel;

Thence, North 17 degrees 51 minutes 52 seconds West with the east line of said Linton parcel and the northerly prolongation thereof, passing through an iron pin found at a distance of 124.83 feet, a total distance of 249.12 feet to an iron pin set on the south line of a parcel currently owned by E. P. Jimenez, Trustee (ORV 2694, Page 131);

Thence, South 89 degrees 24 minutes 55 seconds East with the south line of said Jimenez parcel and the easterly prolongation thereof, passing through an iron pin found at a distance of 36.40 feet, a total distance of 692.91 feet to an iron pin found on the east line of said quarter;

Thence, South 01 degrees 37 minutes 29 seconds East with said east line 1454.34 feet to the place of beginning, containing 17.13 acres, according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on July 15, 2022, but subject to all easements, right of ways and highways of record.

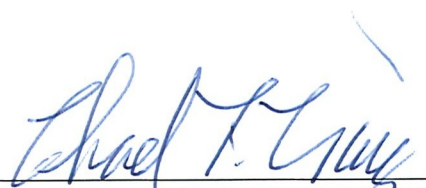
Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

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 SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK **8-9-22**
INITIAL DATE

00-261


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