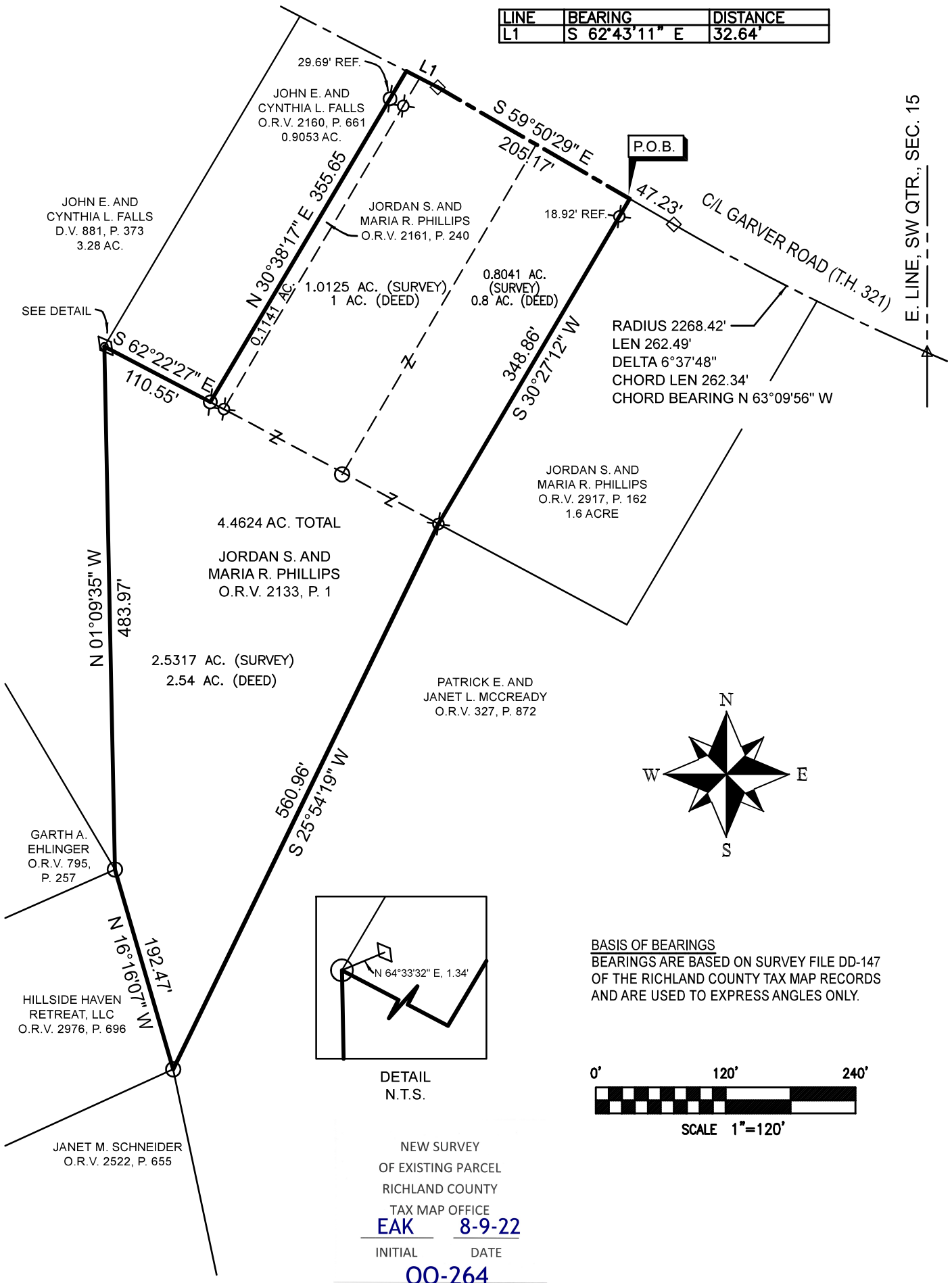


PLAT OF BOUNDARY SURVEY FOR  
**PROPERTY TRANSFER**  
 PART OF THE SOUTHWEST QUARTER OF SECTION FIFTEEN (15)  
 TOWNSHIP TWENTY (20), RANGE EIGHTEEN (18)  
 WASHINGTON TOWNSHIP, RICHLAND COUNTY, OHIO

LINE	BEARING	DISTANCE
L1	S 62°43'11" E	32.64'



**LEGEND**

- 5/8" DIA. x 30" LONG REBAR SET WITH PLASTIC CAP STAMPED "WEIGLER 7747"
- ◇ MAG NAIL FOUND
- ⊗ REBAR WITH CAP STAMPED "J CROWL 6496" FOUND
- △ RAILROAD SPIKE FOUND
- 1" IRON PIPE FOUND
- ◇ 3/4" IRON PIPE FOUND
- ⊗ 1/2" IRON PIPE FOUND

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: JULY 21, 2022  
 FILE NO. 22028





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

22028

**DESCRIPTION**  
**4.4624 ACRES**

Situated in the State of Ohio, County of Richland, Township of Washington, being part of the Southwest Quarter of Section Fifteen (15), Township Twenty (20), Range Eighteen (18) and being a 0.80 acre parcel, a 1.00 acre parcel and a 2.54 acre parcel now or formerly owned by Jordan S. and Maria R. Phillips as recorded in Official Record Volume 2133, Page 1, and a 0.1141 acre parcel as recorded in Official Record Volume 2161, Page 240, and being more particularly described as follows;

**Commencing** at a railroad spike found marking the intersection of centerline of Garver Road (Township Highway 321) with the east line of the southwest quarter of Section 15;

Thence with a curve to the right having a radius of 2,268.42 feet, a curve length of 262.49 feet a delta angle of 6°37'48" a chord bearing North 63°09'56" West, 262.34 to mag nail found;

Thence North 59°50'29" West, 47.23 feet with the centerline of said Garver Road to a point being referenced by a 1/2" iron pipe found South 30°27'12" West, 18.92 feet, said point being the **POINT OF BEGINNING**, said point also being the northwest corner of a 1.6 acre parcel now or formerly owned by Jordan S. and Maria R. Phillips as recorded in Official Record Volume 2917, Page 162;

Thence with the following Eight (8) courses;

1. South 30°27'12" West, 348.86 feet with the west line of said Phillips 1.6 acre parcel to a 1/2" iron pipe found marking the southwest corner of said Phillips 1.6 acre parcel, and also marking a corner of lands now or formerly owned by Patrick E. and Janet L. McCready as recorded in Official Record Volume 327, Page 872;
2. South 25°54'19" West, 560.96 feet with a westerly line of said McCready lands to a 1" iron pipe found marking the southeast corner of lands now owned by Hillside Haven Retreat, LLC as recorded in Official Record Volume 2976, Page 696;
3. North 16°16'07" West, 192.47 feet with the east line of said Hillside Haven Retreat, LLC lands to a 1" iron pipe found marking the northeast corner of said Hillside Haven Retreat, LLC lands, said iron pipe also marking the southeast corner of a 3.28 acre parcel now or formerly owned by John E. and Cynthia L. Falls as recorded in Deed Volume 881, Page 373;
4. North 01°09'35" West, 483.97 feet with an east line of said Falls 3.28 acre parcel to a 1" iron pipe found, said iron pipe marking the southwest corner of 0.9053 acre parcel now or formerly owned by John E. and Cynthia L. Falls as recorded in Official Record Volume 2160, Page 661;
5. South 62°22'27" East, 110.55 feet with a southerly line of said Falls 0.9053 acre parcel to a rebar with cap stamped "J Crowl 6496" found marking the southeast corner of said Falls land;
6. North 30°38'17" East, 355.65 feet with the east line of said Falls 0.9053 acre parcel to a point in

**DESCRIPTION**  
**4.4624 ACRES (Continued)**

the centerline of said Garver Road, passing through a rebar with cap stamped "J Crowl 6496" found at 325.96 feet;

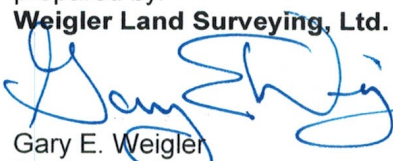
7. South 62°43'11" East, 32.64 feet with the centerline of said Garver Road to a mag nail found;
8. South 59°50'29" East, 205.17 feet with the centerline of Garver Road, to the point of beginning for the parcel herein described, containing 4.4624 acres, of which 0.8041 acre is in said 0.8 acre parcel, 1.0125 is in said 1.0 acre parcel, 2.5317 acres are in said 2.54 acre parcel and 0.1141 acre is in said 0.1141 acre parcel, being subject to all legal easements, restrictions and rights-of-way now on record.

Bearings are based on survey file DD-147 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 2133, Page 1  
Official Record Volume 2161, Page 240

prepared by:  
**Weigler Land Surveying, Ltd.**

  
Gary E. Weigler  
Registered Surveyor No. 7747  
Date: July 21, 2022



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

00-264