



SCALE: 1" = 50'

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

NORTH



R.D. & L.A. SPRANG
(O.R.V. 2820, P. 252)

S 89°57'52" E 209.09'

REF.=28.95'

LOT #12
STIGALL SUBDIVISION
(P.V. 23, P. 97)

DB PROPERTIES LLP
AN OHIO LIMITED LIABILITY PARTNERSHIP
(O.R.V. 2990, P. 2407)

0.99 ACRE

STEWART ROAD (T.H. 267)

N 00°10'13" W 274.51'

S 00°01'08" W 139.21'

REF.=35.77'

S 57°00'40" W 248.25'

FLEMING FALLS ROAD (T.H. 272)

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-6-22
INITIAL DATE
00-290

P.O.B.

REF.=S 58°06'42" W
1.65'



LEGEND

- IRON PIN FOUND
- ⊗ 2" MAG NAIL SPIKE SET
- ⊗ 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	
PT. SW QTR. SEC. 12, T-21, R-18 MADISON TOWNSHIP RICHLAND COUNTY, OHIO	
DATE: AUGUST 23, 2022	SCALE: 1"=50'
STEWART_RD_1178	

SURVEY DESCRIPTION

PART OF THE SW QUARTER OF SECTION 12
MADISON TOWNSHIP
RICHLAND COUNTY, OHIO

Situated in the Township of Madison, County of Richland, State of Ohio and being a part of the Southwest quarter of Section 12 of Township 21 North, Range 18 West, and being more particularly described as follows:

Beginning for the same at a point marking the intersection of the centerline of Fleming Falls Road (T.H. 272) with the centerline of Stewart Road (T.H. 267), and being referenced by an iron pin found on a bearing of South 58 degrees 06 minutes 42 seconds West and at a distance of 1.65 feet, Thence, North 00 degrees 10 minutes 13 seconds West with the centerline of Stewart Road 274.51 feet to a point marking the southwest corner of a parcel currently owned by R.D. & L.A. Sprang (O.R.V. 2820, Page 252), said point being referenced by an iron pin on a bearing of South 89 degrees 57 minutes 52 seconds East and at a distance of 28.95 feet;

Thence, South 89 degrees 57 minutes 52 seconds East with the south line of said Sprang parcel and passing through said iron pin found, a total distance of 209.09 feet to an iron pin found on the west line of Lot #12 in Stigall Subdivision (P.V. 23, P. 97);

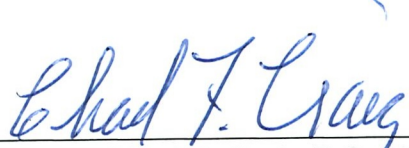
Thence, South 00 degrees 01 minutes 08 seconds West with the west line of Lot #12 passing through an iron pin found on the north right of way line of Fleming Falls Road at a distance of 103.44 feet, a total distance of 139.21 feet to a point in the centerline of said road;

Thence, South 57 degrees 00 minutes 40 seconds West with said centerline 248.25 feet to the place of beginning, containing 0.99 acre according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 23, 2022, but subject to all easements, right of ways and highways of record.

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