

SCALE: 1" = 40'

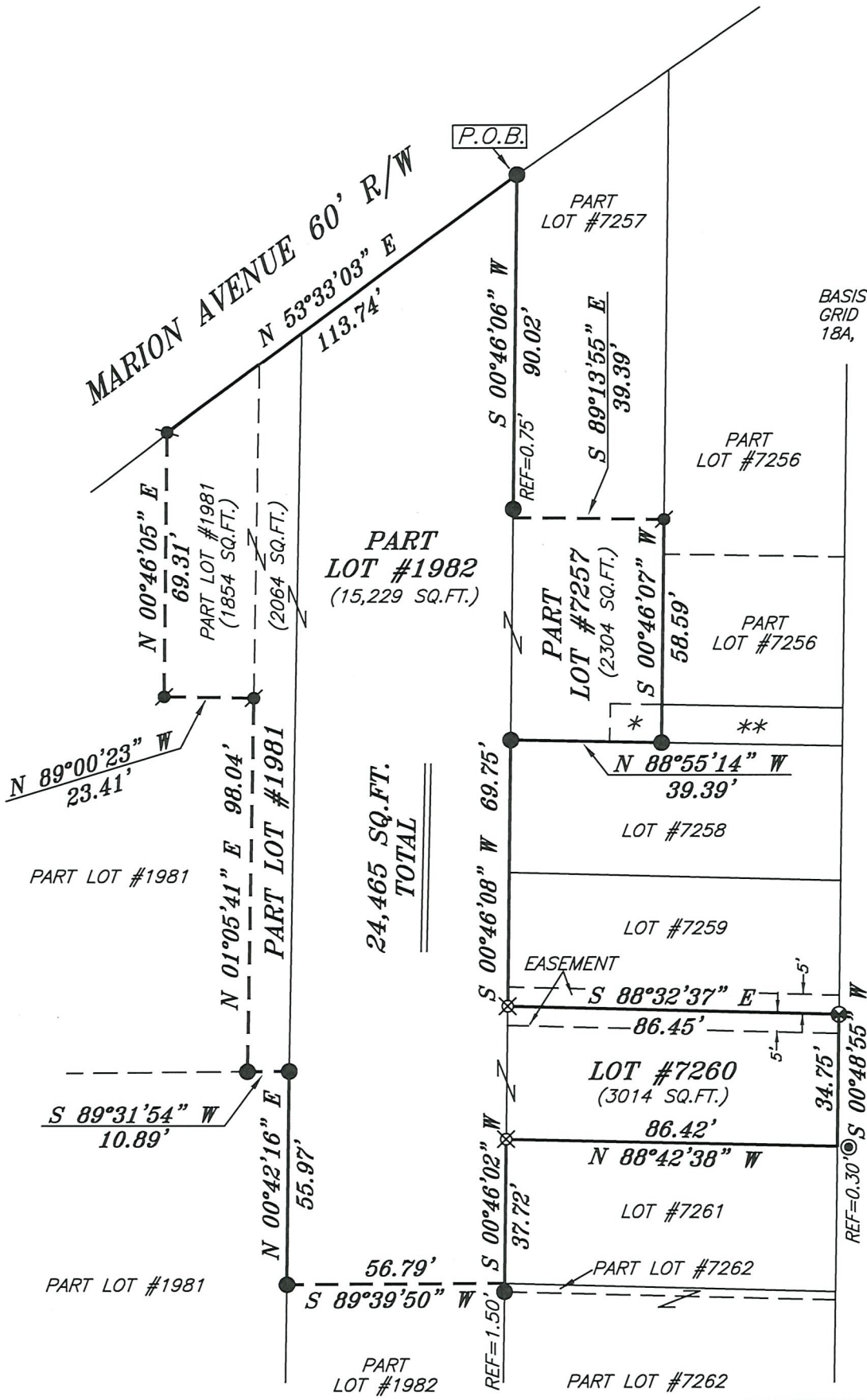
NORTH



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

\*\* PLATTED PRIVATE DRIVE PLAT VOL. 9, PAGE 28

\* EASEMENT AREA VOL. 184, PAGE 185



24,465 SQ.FT.  
TOTAL

BARTLEY AVENUE R/W VARIES

**LEGEND**

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ⊗ SURVEY MARKER SET
- ⦿ MAG NAIL SPIKE FOUND
- ▲ RAILROAD SPIKE FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP STAMPED "CRAIG 8195"



NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
**EAK 12-9-22**  
INITIAL & DATE  
**00-406**

*Chad F. Craig*  
SURVEY BY: CHAD F. CRAIG P.S. #8195  
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SURVEY PLAT FOR PROPERTY TRANSFER	
PART LOT #1981, PART LOT #1982, PART LOT #7257, & LOT #7260, CITY OF MANSFIELD, RICHLAND COUNTY, OHIO	
DATE: NOVEMBER 18, 2022	SCALE: 1"=40'
MARION_AVE_289_2022	

## SURVEY DESCRIPTION

PART LOT #1981, PART LOT #1982, PART LOT #7257, & LOT #7260  
CITY OF MANSFIELD,  
RICHLAND COUNTY, OHIO

Situated in the City of Mansfield, County of Richland, State of Ohio and being known as Part Lot #1981, Part Lot #1982, Part Lot #7257, & Lot #7260 of the consecutively numbered lots in said city and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the northeast corner of Lot #1982, Thence, South 00 degrees 46 minutes 06 seconds West with the east line of said lot and passing through an iron pin found at a distance of 89.27 feet, a total distance of 90.02 feet to a point;

Thence, South 89 degrees 13 minutes 55 seconds East 39.39 feet to a Mag Nail Spike found on the east line of Lot #7257;

Thence, South 00 degrees 46 minutes 07 seconds West with said east line 58.59 feet to an iron pin found on the north line of Lot #7258;

Thence, North 88 degrees 55 minutes 14 seconds West with the north line of said lot 39.39 feet to an iron pin found marking the northwest corner of said lot, the same being a point on the east line of Lot #1982;

Thence, South 00 degrees 46 minutes 08 seconds West with the east line of Lot #1982 69.75 feet to an iron pin set marking the northwest corner of Lot #7260;

Thence, South 88 degrees 32 minutes 37 seconds East with the north line of said Lot #7260, 86.45 feet to a survey spike set marking the northeast corner of said lot;

Thence, South 00 degrees 48 minutes 55 seconds West with the east line of said lot 34.75 feet to a point marking the southeast corner thereof and being referenced by an iron pipe found on a bearing of South 88 degrees 42 minutes 38 seconds East and at a distance of 0.30 feet;

Thence, North 88 degrees 42 minutes 38 seconds West with the south line of said lot 86.42 feet to an iron pin set marking the southwest corner thereof, the same as being a point on the east line of Lot #1982;

Thence, South 00 degrees 46 minutes 02 seconds West with said east line 37.72 feet to a point referenced by an iron pin found on a bearing of South 00 degrees 46 minutes 02 seconds West and at a distance of 1.50 feet;

Thence, South 89 degrees 39 minutes 50 seconds West 56.79 feet to an iron pin found on the west line of Lot #1982;

Thence, North 00 degrees 42 minutes 16 seconds East with said west line 55.97 feet to an iron pin found;

Thence, South 89 degrees 31 minutes 54 seconds West 10.89 feet to an iron pin found;

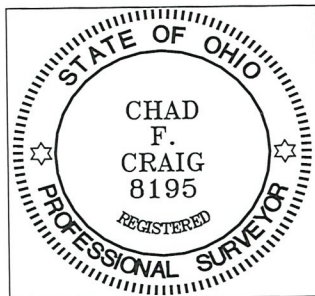
Thence, North 01 degree 05 minutes 41 seconds East 98.04 feet to a Mag Nail Spike found;

Thence, North 89 degrees 00 minutes 23 seconds West 23.41 feet to a Mag Nail Spike found;

Thence, North 00 degrees 46 minutes 05 seconds East 69.31 feet to a Mag Nail Spike found on the north line of Lot #1981;

Thence, North 53 degrees 33 minutes 03 seconds East with the north line of said lot and the northeasterly prolongation thereof 113.74 feet to the place of beginning, containing a total of 24,465 square feet, of which 3,918 square feet are located in Part Lot #1981, 15,229 square feet are located in Part Lot #1982, 2,304 square feet are located in Part Lot #7257, and 3,014 square feet are located in Lot #7260, according to survey by Chad F. Craig P.S. 8195 on November 18, 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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Seiler and Craig Surveying, Inc.