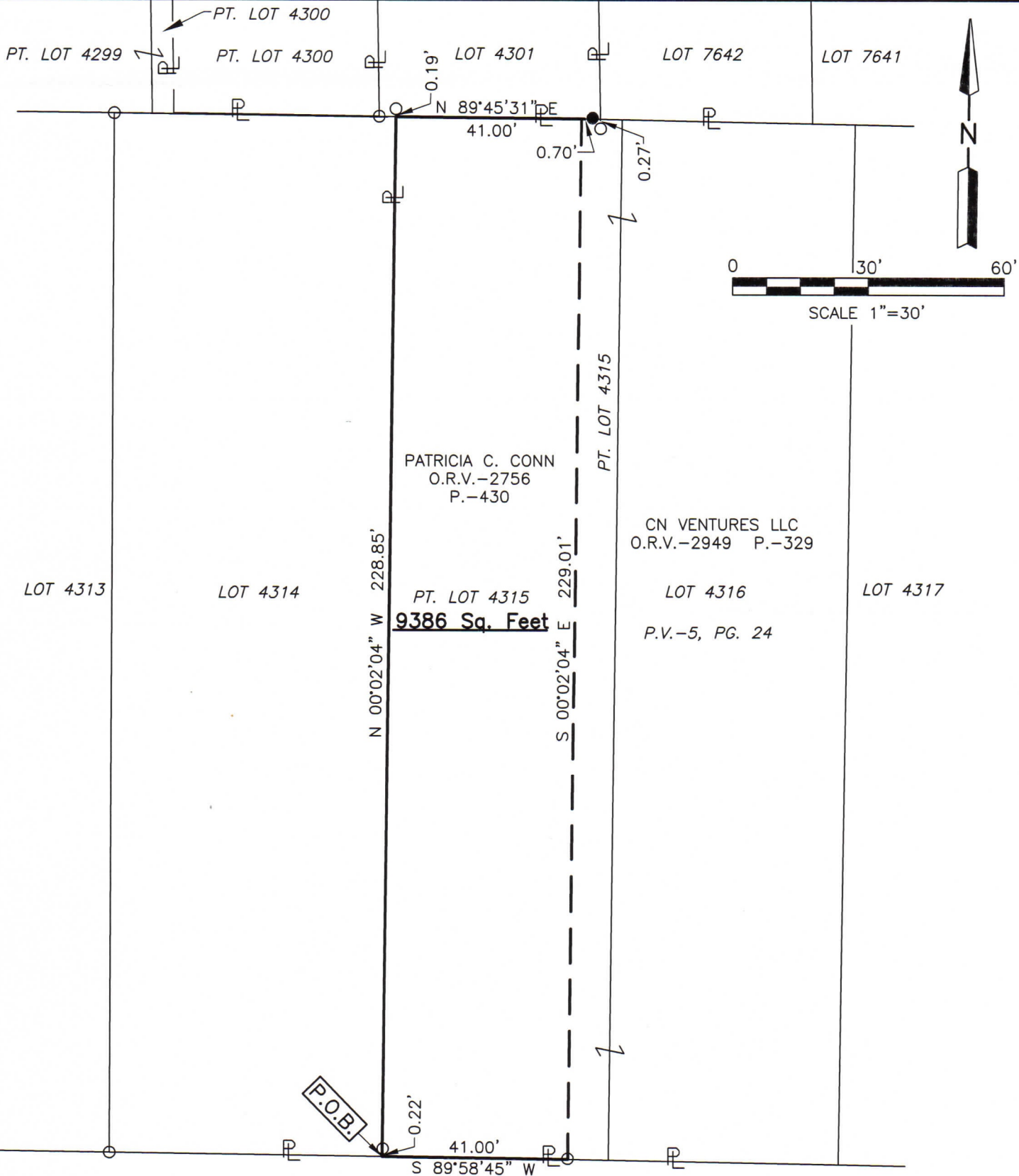


SURVEY FOR: PATRICIA CONN

DATE: 2-24-22

JOB NUMBER: MANSFIELD 4315

LOCATION: PART OF LOT 4315 IN THE CITY OF MANSFIELD, RICHLAND CO., STATE OF OHIO.



PATRICIA C. CONN
O.R.V.-2756
P.-430

CN VENTURES LLC
O.R.V.-2949 P.-329

PT. LOT 4315
9386 Sq. Feet

LOT 4316
P.V.-5, PG. 24

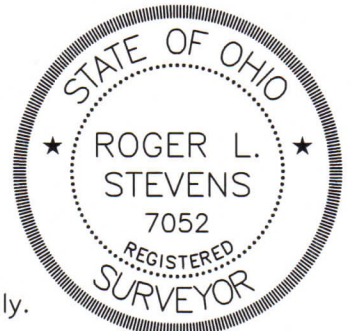
NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 3-15-22
INITIAL DATE
00-60

PARK AVENUE WEST (60')

LEGEND

- IRON PIN FOUND
- IRON PIN SET, 5/8" DIA. ROD WITH PLASTIC CAP STAMPED "STEVENS 7052"

Roger L. Stevens
Roger L. Stevens, P.S. #7052



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 certify that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code and is correct to the best of my knowledge.

**SURVEYOR'S DESCRIPTION FOR
PATRICIA CONN**

9,386 Sq. Ft.

Situated in the City of Mansfield, County of Richland, State of Ohio, being part of Lot 4315 of the consecutively number Lots in said City as shown in plat volume 5, page 24 and being more particularly described as follows:

Beginning at a point being the southwest corner of said Lot 4315, said point being referenced by an iron pin found N 00° 02' 04" W, 0.22 feet from said point and being in the north right of way line of Park Avenue West (60');

Thence with the following **FOUR** courses:

- 1) **N 00° 02' 04" W, 228.85 feet** along the west line of said Lot 4315 to a point being the northwest corner of said Lot, said point being referenced by an iron pin found N 00° 02' 04" W, 0.19 feet from said point and passing through previously referenced iron pin found at 0.22 feet;
- 2) **N 89° 45' 31" E, 41.00 feet** along the north line of said Lot 4315 to a point being the northwest corner of a parcel of land conveyed to CN Ventures LLC by official records volume 2949, page 329, said point being referenced by an iron pin set N 89° 45' 31" E, 0.70 feet from said point;
- 3) **S 00° 02' 04" E, 229.01 feet** along the west line of said land of CN Ventures LLC to an iron pin found in the southwest corner of said land, said iron pin also being in the south line of said Lot 4315 and being in said north right of way line of Park Avenue West (60');
- 4) **S 89° 58' 45" W, 41.00 feet** along said south line of said Lot 4315 and along said north right of way line of Park Avenue West (60') to the **place of beginning** and containing **9,386 square feet**, more or less, and subject to all legal highways and easements of record.

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

All iron pins set are 5/8" diameter reinforcing rod with plastic cap stamped "STEVENS 7052".

According to a survey made in February 2022 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens
 Roger L. Stevens
 Registered Surveyor No. 7052
 MANS-4315

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY

TAX MAP OFFICE
EAK 3-15-22
 INITIAL DATE

00-60