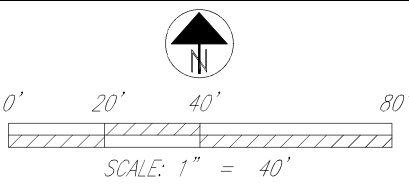


	C-1
R =	94.00'
Δ =	89°53'53" RT.
L =	147.49'
LC =	132.82'
C.B. =	S 46°02'01" E

	C-2
R =	94.00'
Δ =	90°00'00" RT.
L =	147.65'
LC =	132.94'
C.B. =	S 43°54'55" W



BASIS OF BEARINGS: STATE PLANE GRID NORTH, (NAD83(2011)), OHIO NORTH ZONE. THE SECTION LINE (E-W) DEFLECTION ANGLE WAS DETERMINED FROM RIGHT-OF-WAY PLAN RIC-C.R.281-0.58 (TRIMBLE RD.) DATED 11/23/15.


LINE	BEARING	DISTANCE
L1	N 89°10'43" E	55.00'
L2	N 00°59'00" W	64.14'
L3	N 89°01'02" E	28.06'
L4	S 01°05'05" E	28.07'
L5	S 88°54'55" W	26.00'
L6	N 18°42'51" E	26.57'
L7	N 01°05'05" W	25.00'
L8	N 24°57'47" W	27.18'

LEGEND

- IRON PIN/PIPE FOUND
- △ MAGNAIL SPIKE FOUND
- IRON PIN SET-5/8" REBAR SET WITH I.D. CAP STAMPED "McCartney S-7921"
- MONUMENT BOX FOUND

Distances shown hereon are expressed in feet and decimal parts thereof.

CERTIFICATION: I hereby state that the foregoing survey was prepared from actual field measurements. In accordance with Chapter 4733-37, Ohio Administrative Code.

By:  6/03/2024
 Brian P. McCartney, P.S. #7957
 For K.E. McCartney & Associates, Inc. Date



NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 6-4-24
 INITIAL & DATE
QQ-163

SURVEY MADE AT THE REQUEST OF THE
 CITY OF MANSFIELD
 SITUATED IN CITY OF MANSFIELD, MADISON TOWNSHIP,
 RICHLAND COUNTY, OHIO, AND BEING PART OF
 THE NW QTR. OF SEC. 32 AND THE SW QTR. OF
 SEC. 32, TOWNSHIP 21-N, RANGE 18-W

DRAWN GAV	CHECKED BPM	SCALE 1" = 40'	DATE 2/15/24
DWG NO: HY-262		JOB NO: HY-262	SHEET 1 OF 1

52 N. Diamond Street
 Mansfield, OH 44902
 T: 419-525-0093



526 E. Broad Street
 Elyria, OH 44035
 T: 440-323-9608

K.E. McCARTNEY & ASSOCIATES
ENGINEERS • PLANNERS • SURVEYORS



Legal Description

Situated in the City of Mansfield, Township of Madison, County of Richland, State of Ohio, and being a part of the Northwest Quarter of Section 32 and the Southwest Quarter of Section 32, Township 21-North, Range 18-West, and being a portion of land conveyed to Antrim Properties LLC, by official record volume 1295, page 751 of the Richland County Recorder's records and being more particularly described as follows:

Commencing at a point in a monument box found at the southwest corner of the Northwest Quarter of Section 32, also being Trimble Road (C.R. 281 – R/W Varies) centerline of right-of-way, said point being referenced by a 1" iron pin found North 78 degrees 44 minutes 21 second East, 0.14 feet, in said monument box;

Thence **North 89 degrees 10 minutes 43 seconds East, 55.00 feet** along the south line of the Northwest Quarter of Section 32 to a point on the grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281), and being the **Place of Beginning** of the parcel herein described;

Thence, the following **TEN** courses:

1. **North 00 degrees 59 minutes 00 seconds West, 64.14 feet** along the grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281), to an iron pin set;
2. **North 89 degrees 01 minute 02 seconds East, 28.06 feet** to an iron pin set marking a point of curvature;
3. Southeasterly along a curve to the right having a **radius of 94.00 feet, a delta angle of 89 degrees 53 minutes 53 seconds, an arc length of 147.49 feet, a chord bearing of South 46 degrees 02 minutes 01 second East, and a chord length of 132.82 feet** to an iron pin set marking a point of tangency;
4. **South 01 degree 05 minutes 05 seconds East, 28.07 feet** to an iron pin set marking a point of curvature;

5. Southwesterly along a curve to the right having a **radius of 94.00 feet, a delta angle of 90 degrees 00 minutes 00 seconds, an arc length of 147.65 feet, a chord bearing of South 43 degrees 54 minutes 55 seconds West, and a chord length of 132.94 feet** to an iron pin set marking a point of tangency;
6. **South 88 degrees 54 minutes 55 seconds West, 26.00 feet** to an iron pin set on the grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281);
7. **North 01 degree 05 minutes 05 seconds West, 77.13 feet** along said grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281), to a point;
8. **North 18 degrees 42 minutes 51 seconds East, 26.57 feet** along said grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281), to a point;
9. **North 01 degree 05 minutes 05 seconds West, 25.00 feet** along said grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281), to a point;
10. **North 24 degrees 57 minutes 47 seconds West, 27.18 feet** along said grantor's west property line, also being the east right-of-way line of Trimble Road (C.R. 281), to the **Principal Place of Beginning** containing 0.5013 of an acre more or less.

The above-described area is part of the following Richland County Auditors permanent parcel numbers:

0.1377 of an acre is part of permanent parcel number 027-07-221-94-003 in the Northwest Quarter of Section 32.

0.3636 of an acre is part of permanent parcel number 027-07-221-93-001 in the Southwest Quarter of Section 32.

Bearings are based on grid north of the Ohio State Plan Coordinate System, NAD83(2011), North Zone originating on the ODOT VRS Network and are for the purposes of determining direction variations only.

Iron pins set are 5/8-inch diameter reinforcing rods with a plastic cap stamped "McCartney-7921".

This description is based on a survey in February 2024 completed by K.E. McCartney & Associates, Inc., and right-of-way plan RIC-C.R. 281-0.58 (Trimble Road) dated 11/23/2015.



Brian P. McCartney P.S.
Ohio Registered Surveyor No. S-7957
For K.E. McCartney & Associates, Inc.



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-4-24

INITIAL & DATE

QQ-163