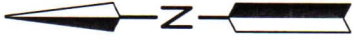


SURVEY FOR SHARON NEFF



LEGEND

○ IRON PIN FOUND

SCALE 1"=40'

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK 6-14-24

INITIAL & DATE
QQ-175



**PART OF OUTLOT 220 SD 6
& PART OF VACATED ALLEY
IN THE CITY OF MANSFIELD,
RICHLAND CO., OHIO.**

Roger L. Stevens

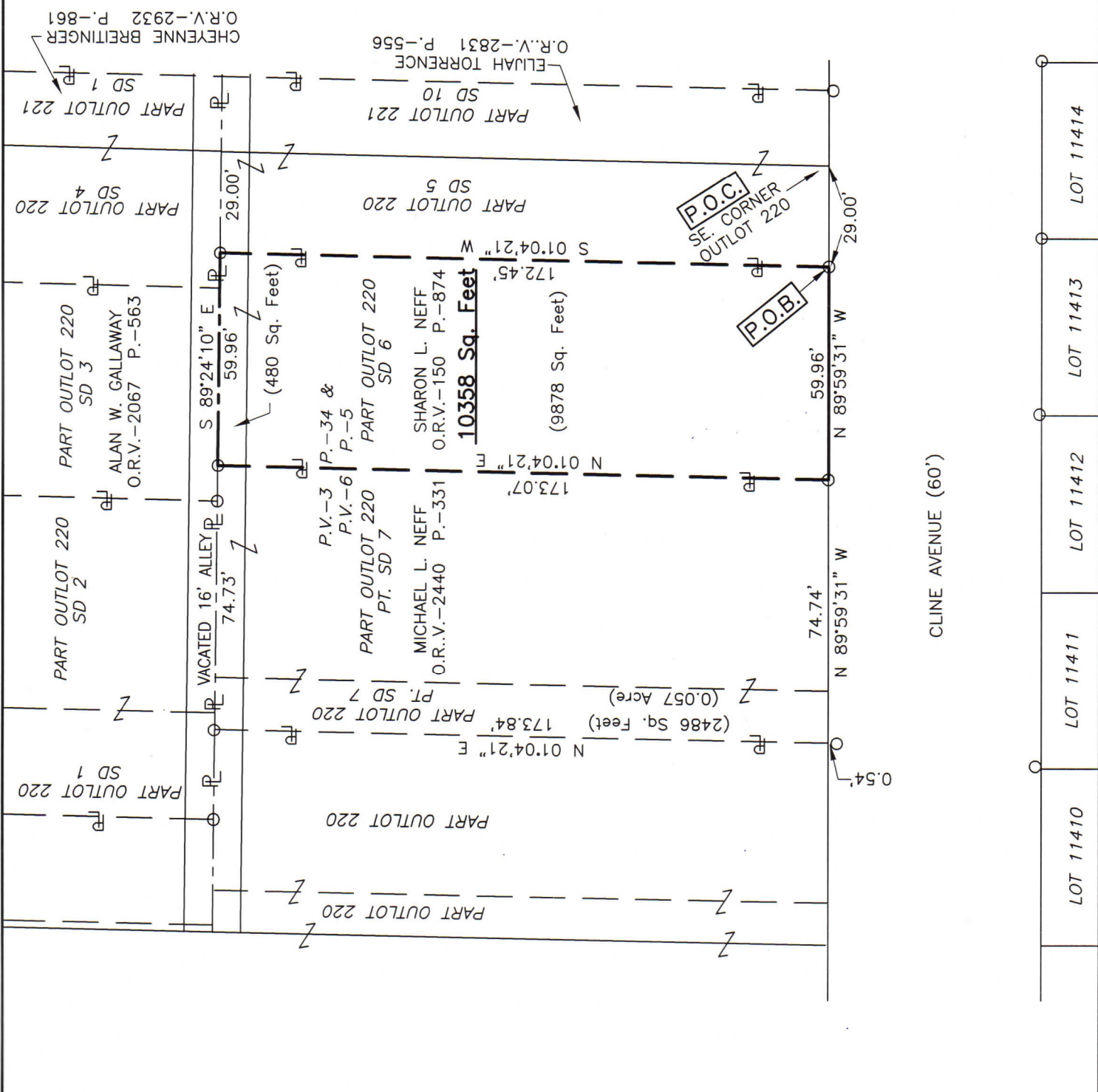
Roger L. Stevens, P.S. #7052

Date 6-7-24
MANSFIELD 220 O.L.

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

Basis of bearings: Survey II-7.

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



CLINE AVENUE (60')

SURVEYOR'S DESCRIPTION FOR SHARON NEFF

10,358 SQ. FT.

Situated in the City of Mansfield, County of Richland, State of Ohio, being part of Outlot 220 SD 6 as shown in plat volume 3, page 34 and plat volume 6, page 5 and part of vacated alley and being more particularly described as follows:

Commencing at a point being the southeast corner of said Outlot 220, said point also being in the north line of Cline Avenue and being referenced by an iron pin found N 89° 59' 31" W, 29.00 feet from said point;

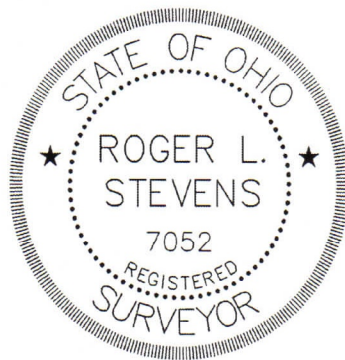
Thence N 89° 59' 31" W, 29.00 feet along the south line of said Outlot 220, also being along said north line of Cline Avenue to an iron pin found in the southwest corner of a parcel of land conveyed to Elijah Torrence by official records volume 2831, page 556, said iron pin being the **true place of beginning**;

Thence with the following **FOUR** courses:

- 1) **N 89° 59' 31" W, 59.96 feet** and continuing along said south line of said Outlot 220, and along said north line of Cline Avenue to an iron pin found in the southeast corner of a parcel of land conveyed to Michael L. Neff by official records volume 2440, page 331;
- 2) **N 01° 04' 21" E, 173.07 feet** along the east line of said land of Michael L. Neff to an iron pin found in the northwest corner of said land, said iron pin also being in the south line of a parcel of land conveyed to Alan W. Gallaway by official records volume 2067, page 563 and being in the center of a vacated alley;
- 3) **S 89° 24' 10" E, 59.96 feet** along said south line of said land of Alan W. Gallaway and along the south line of a parcel of land conveyed to Cheyenne Breitingner by official records volume 2932, page 861 to an iron pin found in the northwest corner of aforementioned land of Elijah Torrence;
- 4) **S 01° 04' 21" W, 172.45 feet** along the west line of said land of Elijah Torrence to the **true place of beginning** and containing **10,358 square feet**, more or less, of which 9,878 square feet are in part of Outlot 220 and 480 square feet are in vacated alley and subject to all legal highways and easements of record.

Basis of bearings: Survey II-7

According to a survey made in June 2024 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens
 Roger L. Stevens
 Registered Surveyor No. 7052
 MANSFIELD 220 O.L.A

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 6-14-24

INITIAL & DATE

QQ-175