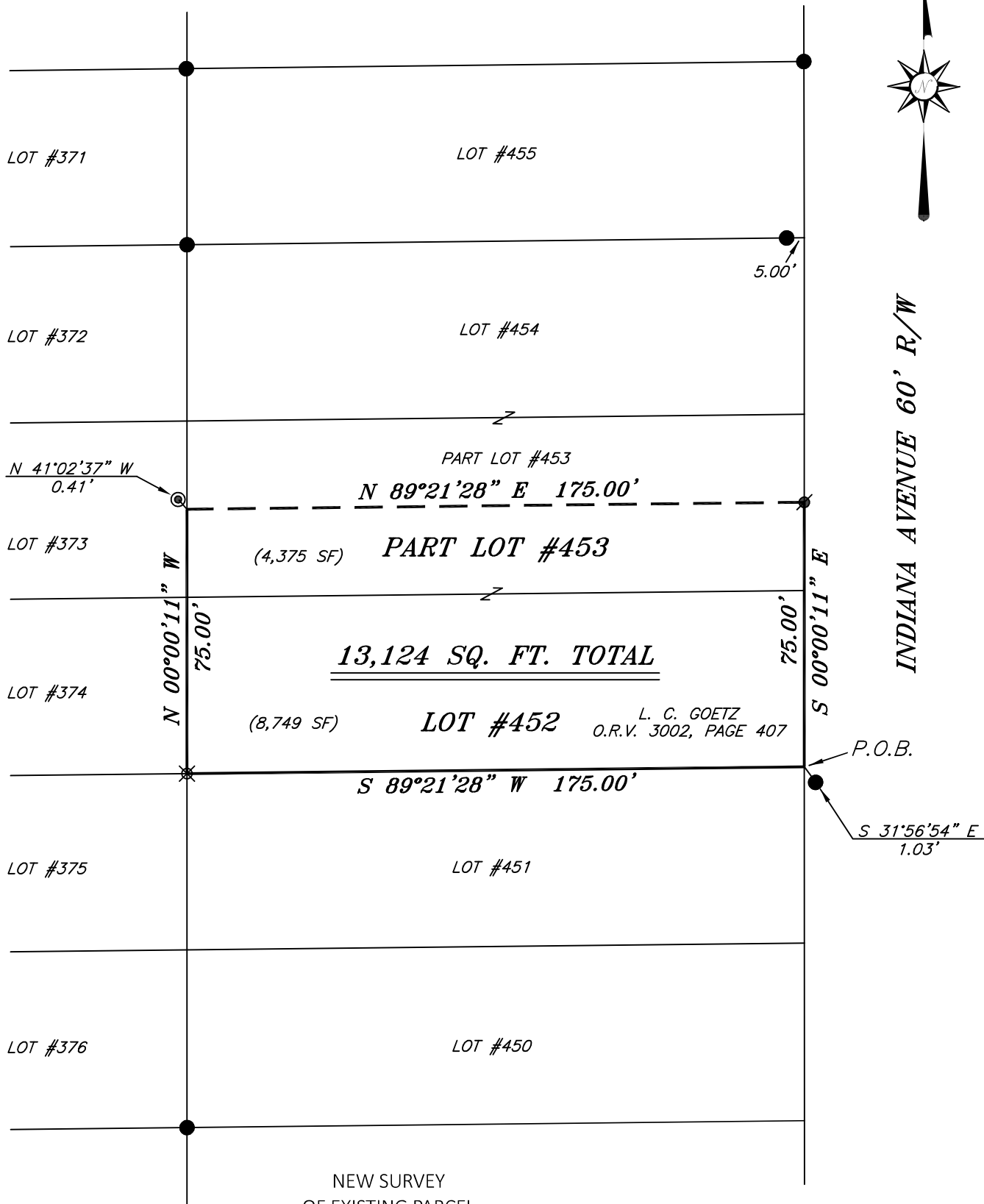




SCALE: 1" = 40'

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

NORTH



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-21-24

INITIAL & DATE
QQ-185



LEGEND

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

PLAT VOL. 12, PG. 20

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	
LOT #452 & PART LOT #453 LINCOLN HEIGHTS #2, MADISON TOWNSHIP RICHLAND COUNTY, OHIO	
DATE: JUNE 18, 2024	SCALE: 1"=40'
INDIANA_AVE_371	

SURVEY DESCRIPTION

LOT #452 AND PART LOT #453
LINCOLN HEIGHTS #2 ALLOTMENT
MADISON TOWNSHIP,
RICHLAND COUNTY, OHIO

Situated in Lincoln Heights #2 Allotment, Township of Madison, County of Richland, State of Ohio and being known as Lot #452 and part Lot #453 of the consecutively numbered lots in said allotment and being more particularly described as follows:

Beginning for the same at a point marking the southeast corner of Lot #452, the same as being a point on the west line of Indiana Avenue (60' R/W) and being referenced by an iron pin found on a bearing of South 31 degrees 56 minutes 54 seconds East and at a distance of 1.03 feet, Thence, South 89 degrees 21 minutes 28 seconds West with the south line of said lot 175.00 feet to an iron pin set on the southwest corner of said lot;

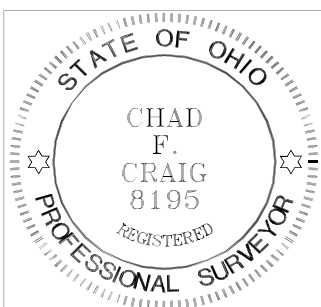
Thence, North 00 degrees 00 minutes 11 seconds West with the west line of said lot and the northerly prolongation thereof 75.00 feet to a point on the west line of Lot #453 and being referenced by an iron pipe found on a bearing of North 41 degrees 02 minutes 37 seconds West and at a distance of 0.41 feet;

Thence, North 89 degrees 21 minutes 28 seconds East 175.00 feet to a mag nail found in pavement on the east line of said lot and on the west line of Indiana Avenue;

Thence, South 00 degrees 00 minutes 11 seconds East with the west line of Indiana Avenue and the east line of said lot and the southerly prolongation thereof 75.00 feet to the place of beginning, containing a total of 13,124 square feet, of which 8,749 square feet are in Lot #452 and 4,375 square feet are in Part Lot #453, according to survey by Chad F. Craig P.S. 8195 on June 18, 2024, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

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.



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

EAK 6-21-24

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A handwritten signature in black ink that reads "Chad F. Craig".

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