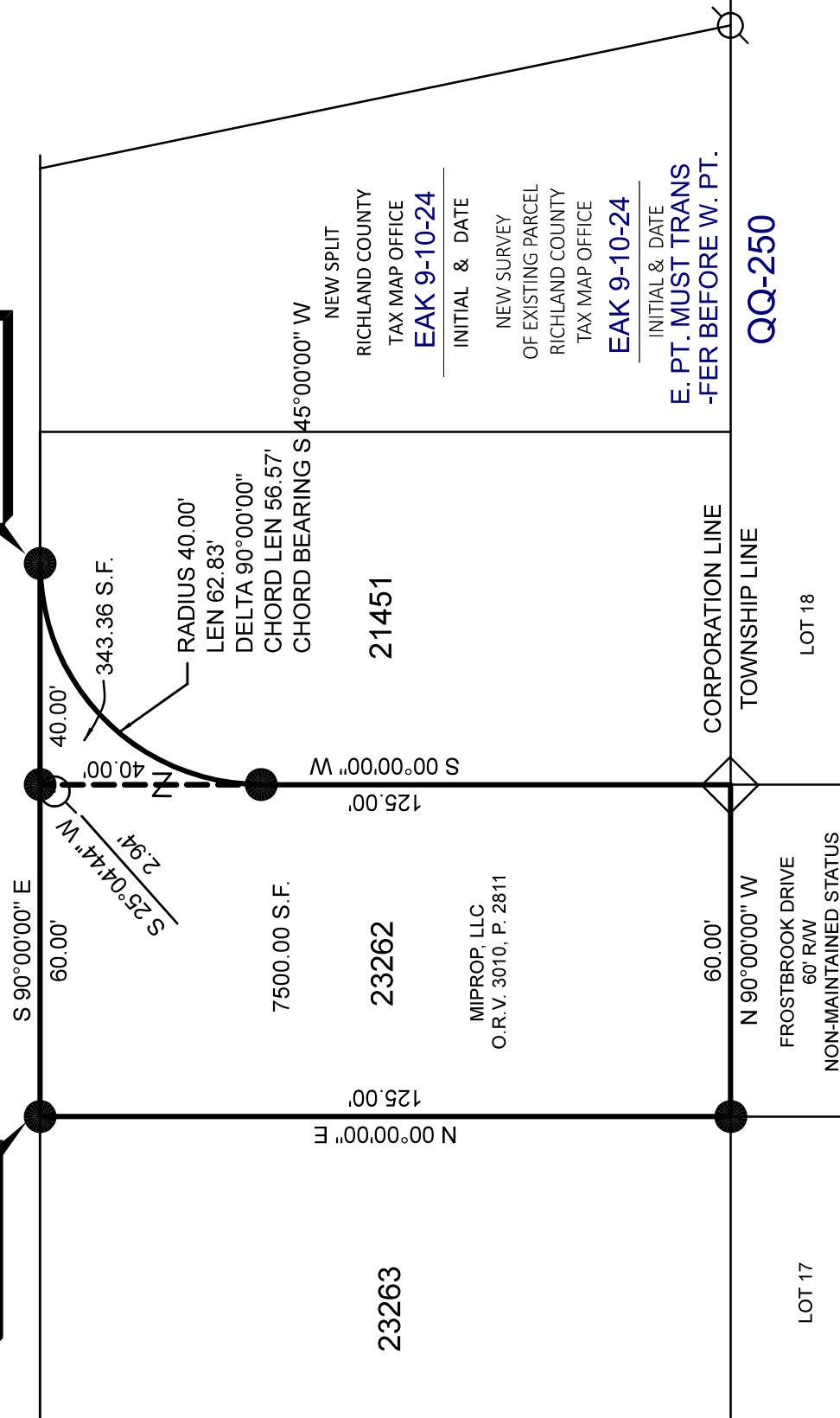


PLAT OF BOUNDARY SURVEY FOR
PROPERTY TRANSFER
 LOT 23262 BRUSHWOOD REPLAT
 PLAT VOLUME 30, PAGE 82
 CITY OF MANSFIELD, RICHLAND COUNTY, OHIO

**P.O.B. W.
 PART 23262**

**P.O.B. E.
 PART 23262**

BRUSHWOOD DRIVE - 60' R/W



NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 9-10-24
 INITIAL & DATE

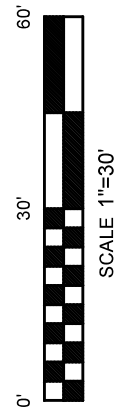
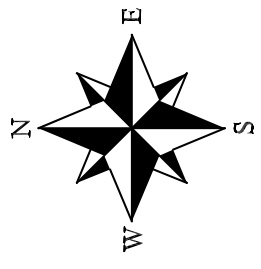
NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 9-10-24
 INITIAL & DATE

**E. PT. MUST TRANS
 -FER BEFORE W. PT.**

QQ-250

LEGEND

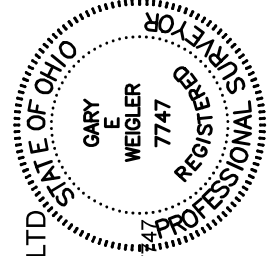
- 5/8" DIA. x 30" LONG REBAR SET WITH
- PLASTIC CAP STAMPED "WEIGLER 7747"
- ⊗ REBAR WITH CAP STAMPED "SJL" FOUND
- ◇ REBAR WITH CAP STAMPED "CLANCY 7178" FOUND



BASIS OF BEARINGS
 BEARINGS ARE BASED ON PLAT VOLUME 23,
 PAGE 82 AND ARE USED TO EXPRESS ANGLES
 ONLY.

REFERENCE MATERIAL
 TAX MAP
 PLAT VOLUME 23, PAGE 82
 PLAT VOLUME 30, PAGE 82

CERTIFICATION: I HEREBY CERTIFY THAT THE
 FOREGOING SURVEY WAS PREPARED FROM ACTUAL
 FIELD MEASUREMENTS IN ACCORDANCE WITH CHAPTER
 4733-37, OHIO ADMINISTRATIVE CODE.



PREPARED BY
WEIGLER LAND SURVEYING, LTD.
 GARY E. WEIGLER
 OHIO REGISTERED SURVEYOR NO. 7747
 DATE: AUGUST 29, 2024
 FILE NO. 20024



Weigler Land Surveying, Ltd.

513 Amoy East Road, Mansfield, Ohio 44903

Phone (419) 747-7155

20024

**DESCRIPTION
EAST PART LOT 23262**

Situated in the State of Ohio, County of Richland, City of Mansfield, being part of Lot 23262 of the consecutively numbered lots in said City as recorded in Plat Volume 30, Page 82 and being more particularly described as follows;

Beginning at a 5/8" rebar with cap stamped "Weigler 7747" set marking the northeast corner of said Lot 23262, said rebar being in the south right-of-way line of Brushwood Drive (60 feet in width);

Thence with the following Three (3) courses;

1. with a curve to the left with a radius of 40.00 feet, an arc length of 62.83 feet, a delta angle of 90°00'00", and a chord bearing South 45°00'00" West, 56.57 feet, to a 5/8" rebar with cap stamped "Weigler 7747" set;
2. North 00°00'00" East, 40.00 feet, to a 5/8" rebar with cap stamped "Weigler 7747" set in the south right-of-way line of said Brushwood Drive;
3. South 90°00'00" East, 40.00 feet with the south line of said Brushwood Drive, to the point of beginning, containing 343.36 square feet, being subject to all legal easements, restrictions and rights-of-way now on record.

The Grantees, his heirs and assigns do hereby covenant and agree that the above described parcel of land or any portion thereof does not constitute a principal building site under the applicable zoning and will not be conveyed by said grantees, heirs and assigns independent and separate from any adjoining or contiguous parcel fronting on a public highway or street.

Bearings are based on Plat Volume 23, Page 82, and are used to express angles only.

I hereby certify that this description is based upon an actual field survey made by Gary E. Weigler, Registered Surveyor No. 7747 and all monumentation was set or found as indicated.

Prior Deed Reference: Official Record Volume 3010, Page 2811

prepared by:
Weigler Land Surveying, Ltd.

Gary E. Weigler
Registered Surveyor No. 7747
Date: August 29, 2024



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-10-24

INITIAL & DATE

QQ-250



Weigler Land Surveying, Ltd.

513 Amoy East Road, Mansfield, Ohio 44903

Phone (419) 747-7155

20024

**DESCRIPTION
WEST PART LOT 23262**

Situated in the State of Ohio, County of Richland, City of Mansfield, being part of Lot 23262 of the consecutively numbered lots in said City as recorded in Plat Volume 30, Page 82 and being more particularly described as follows;

Beginning at a 5/8" rebar with cap stamped "Weigler 7747" set marking the northwest corner of said Lot 23262, said rebar being in the south rights-of-way line of Brushwood Drive (60 feet in width);

Thence with the following Four (4) courses;

1. South 90°00'00" East, 60.00 feet with the south right-of-way line of said Brushwood Drive, to a 5/8" rebar with cap stamped "Weigler 7747" set;
2. South 00°00'00" West, 125.00 feet to a rebar with cap stamped "Clancy 7178" found marking the southeast corner of said Lot 23262, said rebar being the south line of Brushwood Subdivision;
3. North 90°00'00" West, 60.00 feet with the south line of said Brushwood Subdivision to a 5/8" rebar with cap stamped "Weigler 7747" set marking the southwest corner of said Lot 23262;
4. North 00°00'00" East, 125.00 feet with the west line of said Lot 23262 to the point of beginning, containing 7,500 square feet, being subject to all legal easements, restrictions and rights-of-way now on record.

Bearings are based on Plat Volume 23, Page 82, and are used to express angles only.

I hereby certify that this description is based upon an actual field survey made by Gary E. Weigler, Registered Surveyor No. 7747 and all monumentation was set or found as indicated.

Prior Deed Reference: Official Record Volume 3010, Page 2811

prepared by:
Weigler Land Surveying, Ltd.

Gary E. Weigler
Registered Surveyor No. 7747
Date: August 29, 2024



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-10-24

INITIAL & DATE
QQ-250

**EAST PART OF LOT 23262 MUST
TRANSFER BEFORE THIS PARCEL**