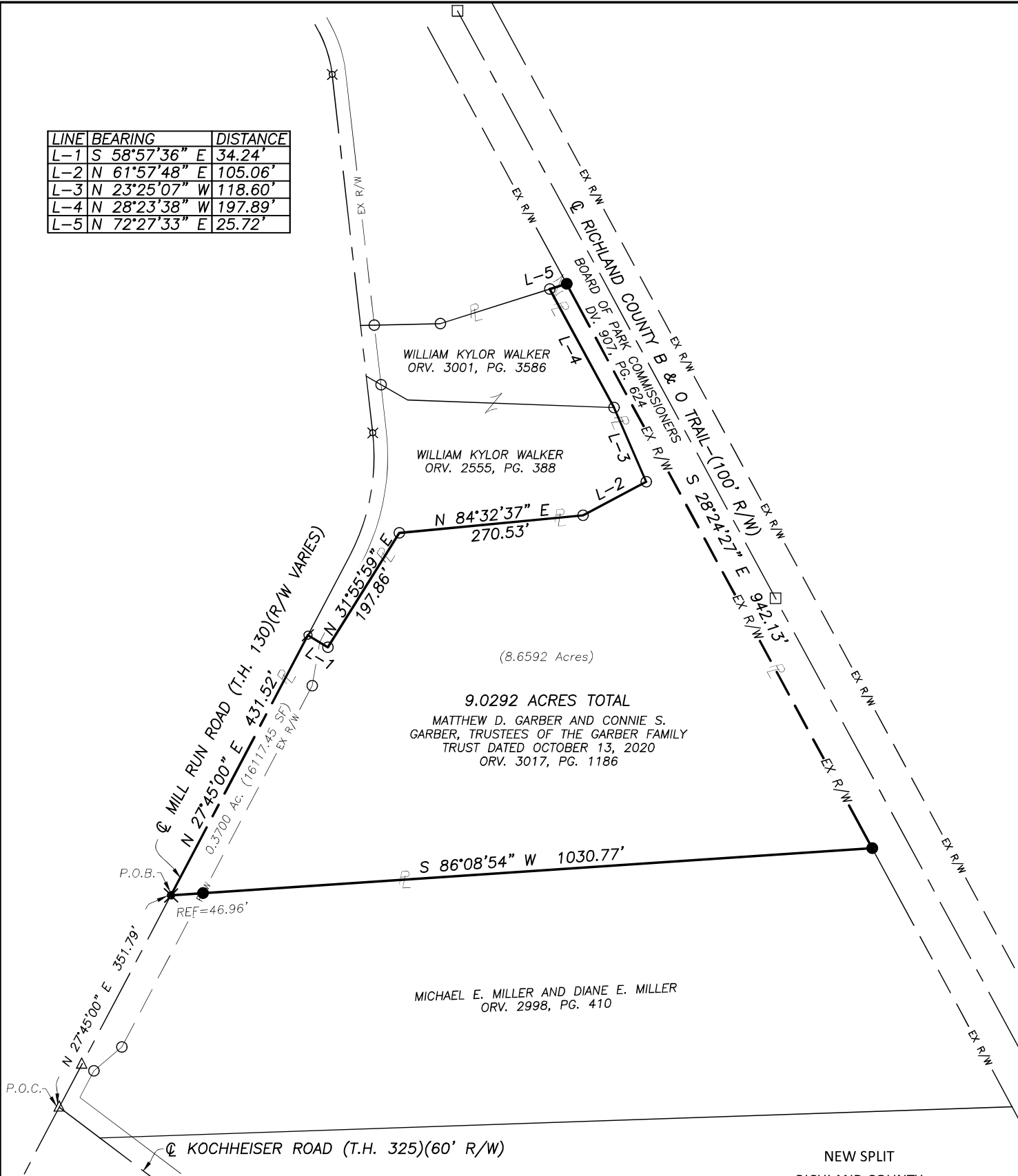


LINE	BEARING	DISTANCE
L-1	S 58°57'36" E	34.24'
L-2	N 61°57'48" E	105.06'
L-3	N 23°25'07" W	118.60'
L-4	N 28°23'38" W	197.89'
L-5	N 72°27'33" E	25.72'



- LEGEND**
- IRON PIN FOUND
 - △ MAGNAIL SPIKE FOUND
 - 1" IRON BAR IN MONUMENT BOX FOUND
 - ✕ SURVEY SPIKE FOUND
 - ∅ RAILROAD SPIKE FOUND
 - ✱ MAGNAIL SPIKE SET
 - IRON PIN SET-5/8" REBAR SET WITH I.D. CAP STAMPED "RAMSEY S-8396"

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

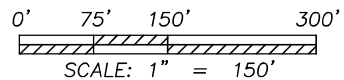
Bearings are to an assumed meridian and are used to express angles only.

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

By: Nathaniel B. Ramsey 10/29/2024
 Nathaniel B. Ramsey, P.S. #8396 Date
 For Ramsey Surveying



NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 11-7-24
 INITIAL & DATE
VERBAL APPROVAL BY MATT THAYER
TROY ZONING INSPECTOR 1-1-24
QQ-317



RAMSEY SURVEYING Professional Land Surveying Services			
<small>283 Eby Road Shiloh, Ohio 44878 TEL (419) 512-2596 FAX (419) 522-0399 EMAIL nramsey@ramsey-surveying.com</small>			
SURVEY MADE FOR PROPERTY TRANSFER			
PART OF THE NORTHEAST QUARTER OF SECTION 25, TROY TOWNSHIP T-20 N, R-19 W RICHLAND COUNTY, OHIO			
<small>DRAWN SDS</small>	<small>CHECKED NBR</small>	<small>SCALE 1" = 150'</small>	<small>DATE 10/29/2024</small>
<small>JOB NO: SM-6100</small>		<small>SHEET 1 OF 1</small>	

RAMSEY SURVEYING
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EMAIL nramsey@ramsey-surveying.com

LEGAL DESCRIPTION

**PART NE 1/4 SECTION 25
T-20 N, R-19 W
TROY TOWNSHIP
RICHLAND COUNTY, OHIO**

October 29, 2024

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northeast Quarter of Section 25, Township 20-North, Range 19-West, being a portion of the lands conveyed to Matthew D. Garber and Connie S. Garber, Trustees of the Garber Family Trust dated October 13, 2020 by official record volume 3017, page 1186, being more particularly described as follows:

Commencing at a Magnail spike found and accepted as marking the intersection of Mill Run Road (T.H. 130)(R/W Varies) and Kochheiser Road (T.R. 325)(60' R/W);

Thence, **North 27 degrees 45 minutes 00 seconds East, 351.79 feet** along the centerline of said Mill Run Road to a 2" Magnail spike set, being the **Place of Beginning** of the parcel herein described;

Thence, the following **TEN** courses:


1. **North 27 degrees 45 minutes 00 seconds East, 431.52 feet** along said centerline of Mill Run Road to a railroad spike found, being a southwest corner of a parcel conveyed to William Kylor Walker by official record volume 2555, page 388;
2. **South 58 degrees 57 minutes 36 seconds East, 34.24 feet** along a south line of said Walker parcel to an iron pin found;
3. **North 31 degrees 55 minutes 59 seconds East, 197.86 feet** along an east line of said Walker parcel to an iron pin found;
4. **North 84 degrees 32 minutes 37 seconds East, 270.53 feet** along a south line of said Walker parcel to an iron pin found;
5. **North 61 degrees 57 minutes 48 seconds East, 105.06 feet** along a southerly line of said Walker parcel to an iron pin found;
6. **North 23 degree 25 minutes 07 seconds West, 118.60 feet** along an east line of said Walker parcel to an iron pin found, also being in the southeast corner of a parcel conveyed to William Kylor Walker by official record volume 3001, page 3586;

7. **North 28 degrees 23 minutes 38 seconds West, 197.89 feet** along the east line of said Walker parcel to an iron pin found, in the northeast corner thereof;
8. **North 72 degrees 27 minutes 33 seconds East, 25.72 feet** traversing aforementioned Garber lands to an iron pin set on the west existing right of way line of the Richland County B & O Bikeway (100' R/W) as conveyed to the Board of Park Commissioners by deed volume 907, page 624;
9. **South 28 degrees 24 minutes 27 seconds East, 942.13 feet** along said west existing right of way line of said B & O Bikeway, said Board of Park Commissioners parcel, to an iron pin set, also being the northeast corner of a parcel conveyed to Michael E. Miller and Diane E. Miller by official record volume 2998, page 410;
10. **South 86 degrees 08 minutes 54 seconds West, 1030.77 feet** along the north line of said Miller parcel, passing through an iron pin set for reference at 983.81 feet, to the **Place of Beginning**, containing 9.0292 acres, more or less, and subject to all legal highways, leases, servitudes, use restrictions, and easements of record.

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

Iron pins set are 5/8" diameter rod with plastic cap stamped "Ramsey S-8396".

According to a survey made in October 2024 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.


 Nathaniel B. Ramsey
 Professional Surveyor No. 8396
 For Ramsey Surveying
 SM-6100_Parcel.docx



NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 11-7-24

INITIAL & DATE
QQ-317