

**PART OUTLOT 23**  
 JOSEPH J. BRINKMEIER AND  
 SANDRA L. BRINKMEIER  
 ORV. 2403, PG. 396  
 BETHANY BRINKMEIER  
 (LAND CONTRACT)  
 ORV. 2786, PG. 431

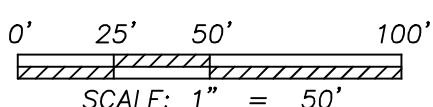
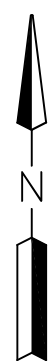
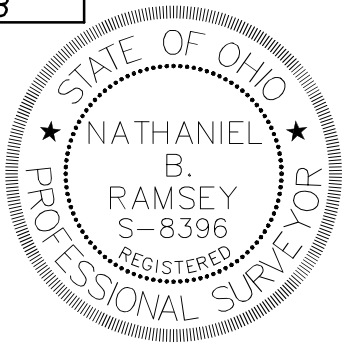
**PART OUTLOT 23**  
 ROUTE 224 LLC  
 ORV. 3002, PG. 2479  
 0.9883 ACRES  
 TOTAL

NEW SURVEY  
 OF EXISTING PARCEL  
 RICHLAND COUNTY  
 TAX MAP OFFICE  
**EAK 11-20-24**  
 INITIAL & DATE  
**QQ-332**

LINE	BEARING	DISTANCE
R-1	S 00°11'53" E	30.00'
R-2	S 02°43'48" W	30.62'

**PART OUTLOT 23**  
 RIEMAN FARMS, INC.  
 ORV. 2895, PG. 809

LINE	BEARING	DISTANCE
L-1	S 88°45'39" W	20.53'
L-2	S 89°22'40" E	4.78'



**LEGEND**

- IRON PIPE FOUND
- ⊙ IRON PIN FOUND FOUND
- 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* 11/07/2024  
 Nathaniel B. Ramsey, P.S. #8396 Date  
 For Ramsey Surveying

**RAMSEY SURVEYING**  
 Professional Land Surveying Services  
 283 Eby Road  
 Shiloh, Ohio 44878  
 TEL (419) 512-2596 FAX (419) 522-0399  
 EMAIL nramsey@ramsey-surveying.com

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**SURVEY MADE FOR PROPERTY TRANSFER**

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**PART OF OUTLOT #23  
 PLAT VOLUME 5, PAGE 14  
 VILLAGE OF PLYMOUTH,  
 RICHLAND COUNTY, OHIO**

DRAWN SDS	CHECKED NBR	SCALE 1" = 50'	DATE 11/07/2024
JOB NO: SM-6096			SHEET 1 OF 1

**RAMSEY SURVEYING**  
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283 Eby Road  
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EMAIL nramsey@ramsey-surveying.com

**LEGAL DESCRIPTION**

November 8, 2024

**Situated** in the Village of Plymouth, County of Richland, State of Ohio, being part of Out Lot #23 as recorded in plat volume 5, page 14 and conveyed to Route 224 LLC by official record volume 3002, page 2479, being more particularly described as follows:

**Commencing** at a point marking the northeast corner of Out Lot #20, also on the centerline of Broadway Street-(60' R/W), being referenced by an iron pin found South 00 degrees 11 minutes 53 seconds East, 30.00 feet therefrom;

Thence, **North 89 degrees 22 minutes 40 seconds West, 1055.18 feet** along the centerline of said Broadway Street to a point, being referenced by an iron pipe found South 02 degrees 43 minutes 48 seconds West, 30.62 feet therefrom, said point being the **Place of Beginning** of the parcel herein described;


Thence, the following **EIGHT** courses:

1. **South 00 degrees 27 minutes 31 seconds West, 204.86 feet** traversing the right of way of Broadway Street and along a west line of a parcel conveyed to Rieman Farms by official record volume 2895, page 809 to an iron pin found in an existing interior corner thereof;
2. **South 88 degrees 45 minutes 39 seconds West, 20.53 feet** along a north line of said Rieman Farms parcel to an iron pin found in a northwest corner thereof;
3. **South 00 degrees 20 minutes 08 seconds West, 97.22 feet** along a west line of said Rieman Farms parcel to an iron pin found in an existing interior corner thereof;
4. **North 88 degrees 59 minutes 45 seconds West, 131.56 feet** along a north line of said Rieman Farms parcel to an iron pin found in an existing interior corner thereof;
5. **North 00 degrees 21 minutes 00 seconds East, 118.28 feet** along an east line of said Rieman farms parcel to an iron pipe found in a northeast corner thereof, also being on the south line of parcel conveyed to Joseph J. Brinkmeier and Sandra L. Brinkmeier by official record volume 2403, page 396;
6. **South 89 degrees 22 minutes 40 seconds East, 4.78 feet** along the south line of said Brinkmeier parcel to a point in the southeast corner thereof;

7. **North 00 degrees 39 minutes 08 seconds East, 183.60 feet** along the east line of said Brinkmeier parcel to a point in the northeast corner thereof, said point also being on the centerline of the aforementioned Broadway Street, and passing through iron pins found for reference at 0.22 feet and at 153.50 feet, respectively;
8. **South 89 degrees 22 minutes 40 seconds East, 146.69 feet** along said centerline of Broadway Street, to the **Place of Beginning**, and containing 0.9883 of an acre, 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.

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

  
Nathaniel B. Ramsey  
Professional Surveyor No. 8396  
For Ramsey Surveying  
SM-6096\_Legal.docx



NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE  
**EAK 11-20-24**

INITIAL & DATE  
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