

# Douglas C. Seiler

Professional Land Surveyor

52½ North Main • Mansfield, Ohio 44902  
(419) 525-3644 • FAX (419) 525-3696

## SURVEY DESCRIPTION

### PARCEL "A"

PART OF THE NW QUARTER OF SECTION 35  
MADISON TOWNSHIP  
RICHLAND COUNTY, OHIO

Situated in the Township of Madison, County of Richland, State of Ohio and being a part of the Northwest Quarter of Section 35, of Township 21 North, Range 18 West, and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the northwest corner of Lot #40 of the Maple Hill Allotment (plat reference: Volume 17, page 115); Thence, South 19 degrees 56 minutes 06 seconds West with the westerly line of said lot and the southerly prolongation thereof, a distance of 460.39 feet to an iron pin set;

Thence, North 70 degrees 06 minutes 30 seconds West a distance of 99.83 feet to an iron pin set on the east line of a parcel currently owned by M. Miley (deed reference: Volume 338, page 419);

Thence, North 19 degrees 53 minutes 30 seconds East with said east line, a distance of 428.48 feet to a brass capped concrete monument found on the north line of said quarter;

Thence, South 87 degrees 46 minutes 28 seconds East with said north line, a distance of 105.14 feet to the place of beginning, containing 1.02 acres, according to survey by Douglas C. Seiler, Professional Surveyor #6869 on April 21, 2004.

The grantee, his heirs and assigns do hereby covenant and agree that the parcel of land described by this instrument will not be conveyed by said grantee, heirs, or assigns independently from a contiguous parcel of land without the approval of the Richland County Regional Planning Commission.

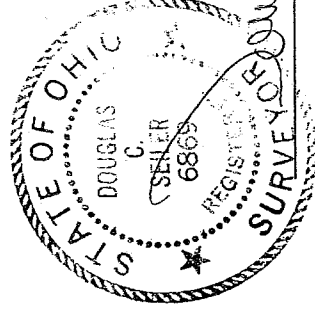
Iron pins set are 5/8" rods with caps stamped "SEILER 6869".

Bearings are based on Survey D-108 on file at the Richland County Tax Map Office and are intended to be used for angular determination only.

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE

MS 4-23-04  
INITIAL DATE

This parcel  
must transfer  
before Parcel 'B'



*Douglas C. Seiler*  
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Professional Surveyor #6869

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H.40

## SURVEY DESCRIPTION

### PARCEL "B"

PART OF THE NW QUARTER OF SECTION 35  
MADISON TOWNSHIP  
RICHLAND COUNTY, OHIO

Situated in the Township of Madison, County of Richland, State of Ohio and being a part of the Northwest Quarter of Section 35, of Township 21 North, Range 18 West, and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the northwest corner of Lot #40 of the Maple Hill Allotment (plat reference: Volume 17, page 115); Thence, South 19 degrees 56 minutes 06 seconds West with the westerly line of said lot and the southerly prolongation thereof, a distance of 460.39 feet to an iron pin set, the place of beginning of the parcel herein described;

Thence, North 70 degrees 06 minutes 30 seconds West a distance of 99.83 feet to an iron pin set on the east line of a parcel currently owned by M. Miley (deed reference: Volume 338, page 419);

Thence, South 19 degrees 53 minutes 30 seconds West with said east line, a distance of 95.02 feet to an iron pin found;

Thence, South 39 degrees 35 minutes 32 seconds West, continuing with said east line, passing through a brass capped concrete monument found at 203.20 feet, a total distance of 233.67 feet to a point on the centerline of the Mansfield Lucas Road (County Highway 300);

Thence, South 40 degrees 23 minutes 57 seconds East with said centerline, a distance of 69.31 feet to a point;

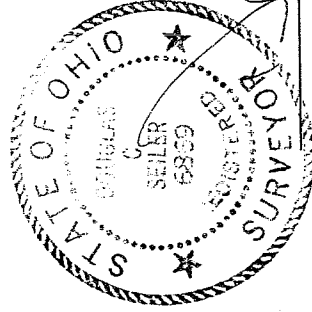
Thence, North 50 degrees 50 minutes 33 seconds East, passing through a brass capped concrete monument found at 30.00 feet, a total distance of 230.00 feet to a concrete monument found;

Thence, North 19 degrees 56 minutes 06 seconds East a distance of 152.11 feet to the place of beginning, containing 0.77 of an acre, according to survey by Douglas C. Seiler, Professional Surveyor #6869 on April 21, 2004, but subject to the right of way of the Mansfield-Lucas Road.

Iron pins set are 5/8" rods with caps stamped "SEILER 6869".

Bearings are based on Survey D-108 on file at the Richland County Tax Map Office and are intended to be used for angular determination only.

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE



*Douglas C. Seiler*  
Douglas C. Seiler  
Professional Surveyor #6869

MSB 4-23-04  
INITIAL DATE Parcel "A"  
Must transfer First!

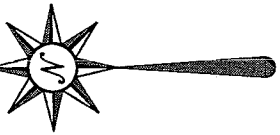
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T. 40

AVORCA

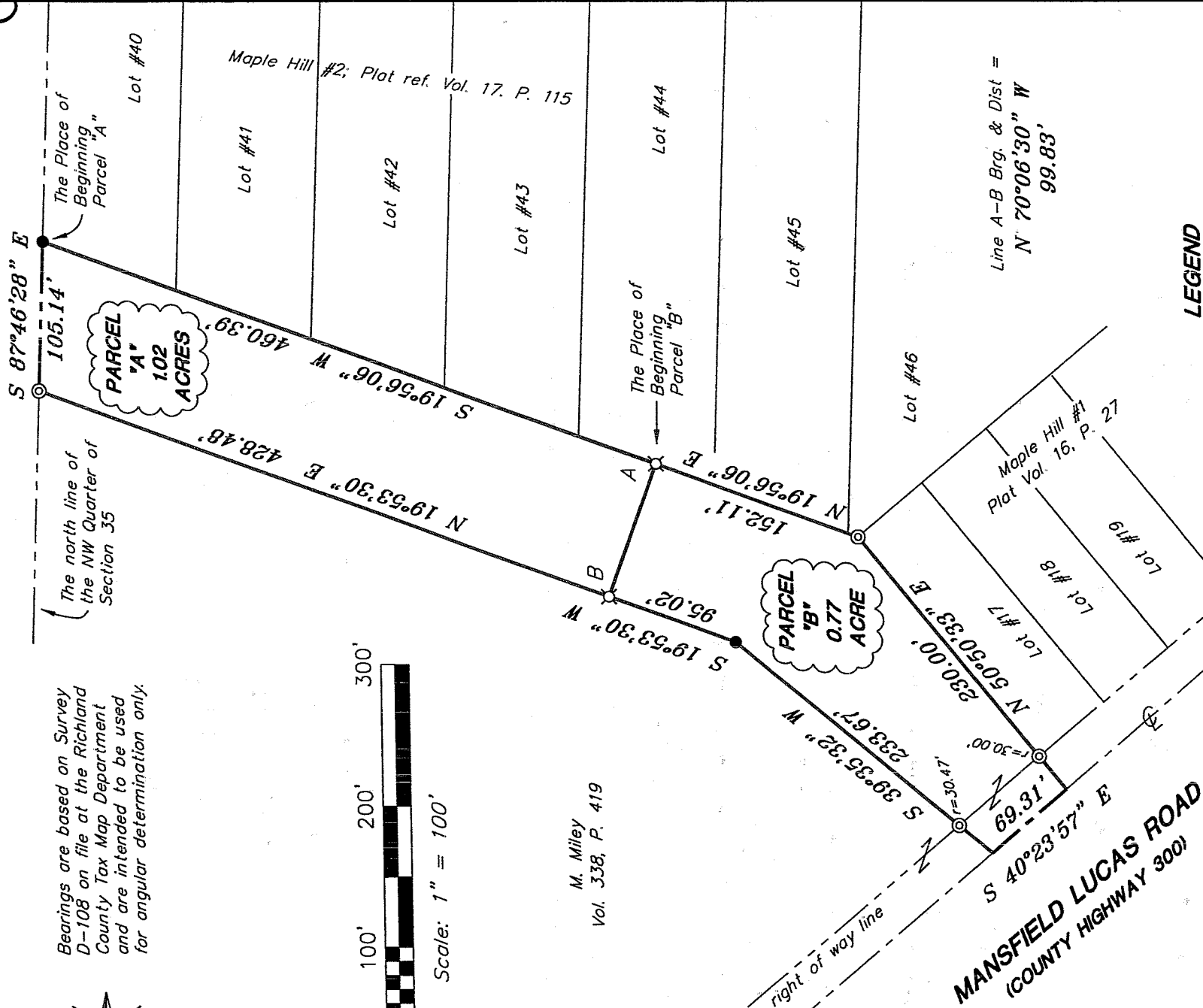
NOTE: Parcel "A" is intended to be transferred to M. Miley, the owner of the contiguous parcel to the east.

Bearings are based on Survey D-108 on file at the Richland County Tax Map Department and are intended to be used for angular determination only.



Scale: 1" = 100'

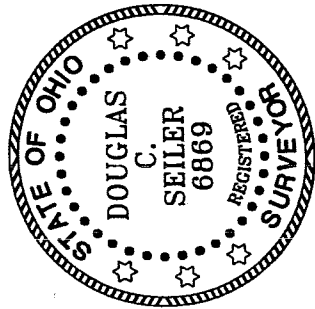
M. Miley  
Vol. 338, P. 419



**LEGEND**

- ⊙ brass capped concrete monument, found
- iron pin, found
- ⌘ 5/8" iron pin with cap stamped "SEILER 6869", set

NEW SPLIT  
RICHLAND COUNTY  
TAX MAP OFFICE



INITIAL DATE  
MM/DD 4-23-04  
As to Parcel "A"  
this parcel must transfer  
before Parcel "B"

NEW SURVEY  
OF EXISTING PARCEL  
RICHLAND COUNTY  
TAX MAP OFFICE

MM/DD 4-23-04  
INITIAL DATE  
As to Parcel "B"  
Parcel "A" must  
transfer first

SURVEY PLAT FOR PROPERTY TRANSFER	
MILEY	
PT. NW QTR. SECT. 35, T-21 N; R-18 W	
MADISON TOWNSHIP	
RICHLAND COUNTY, OHIO	
DATE: APRIL 21, 2004	SCALE: 1" = 100'
633mird.asc/.dwg	

SURVEY BY:   
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