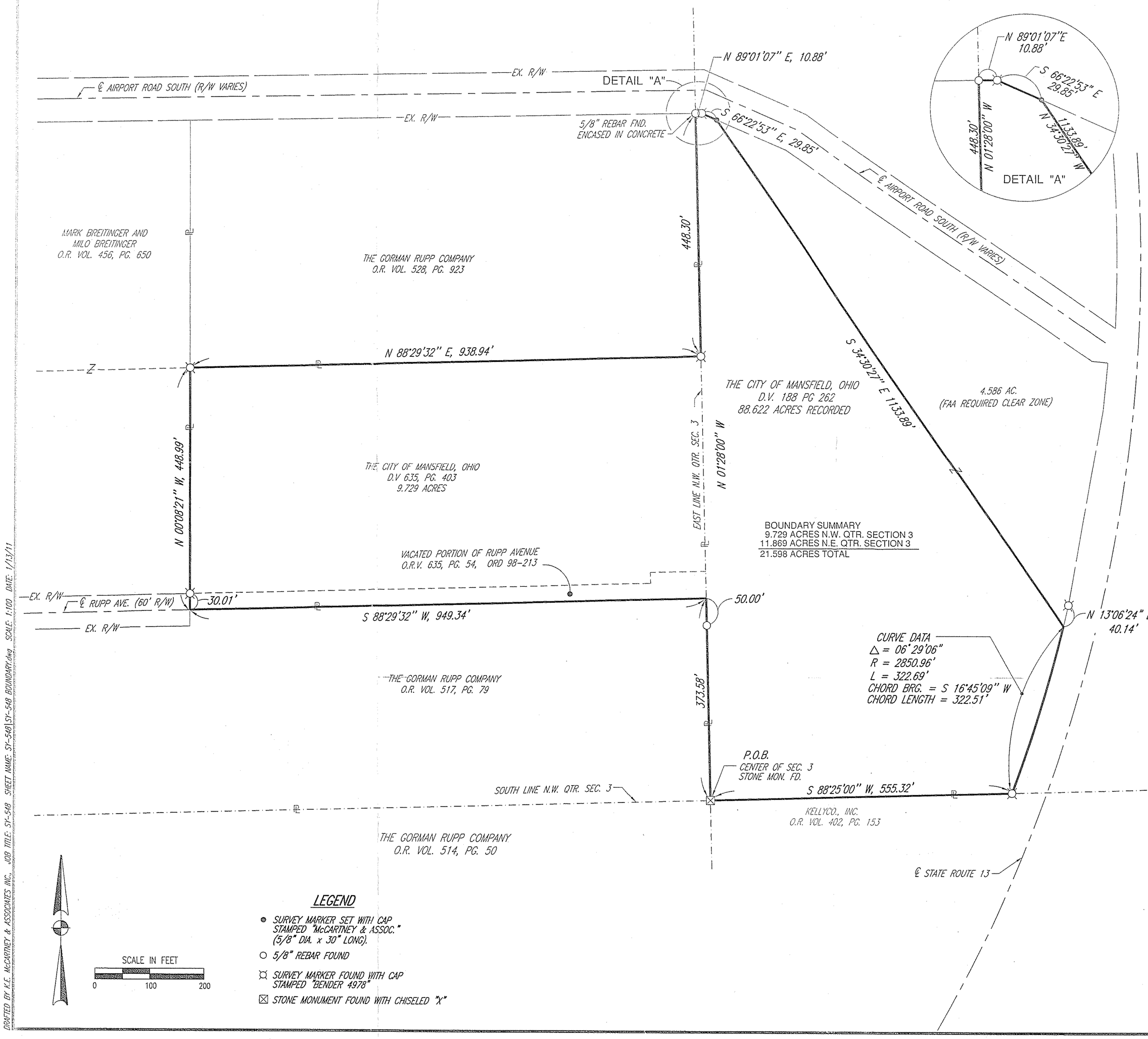
THE GORMAN-RUPP COMPANY SURVEY

SITUATED IN THE CITY OF MANSFIELD, TOWNSHIP OF MANSFIELD (FORMERLY TOWNSHIP OF MADISON), COUNTY OF RICHLAND, STATE OF OHIO, AND BEING KNOWN AS PART OF THE NORTHWEST AND NORTHEAST QUARTERS OF SECTION NO. 3, TOWNSHIP-21-NORTH, RANGE-18-WEST.



LEGAL DESCRIPTION

SITUATED IN THE CITY OF MANSFIELD (FORMERLY TOWNSHIP OF MADISON), COUNTY OF RICHLAND, STATE OF OHIO AND BEING A PART OF THE NORTHWEST AND NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 21, RANGE 18 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR THE SAME AT A STONE FOUND WITH A CHISELED "X" MARKING THE CENTER OF SAID SECTION 3;

1) THENCE ALONG THE PROPERTY LINES OF LAND CONVEYED TO THE GORMAN RUPP COMPANY BY O.R.V. 517, PG. 79 THE FOLLOWING TWO COURSES:
   - 1.a) N 01°28'00" W, A DISTANCE OF 373.58 FEET TO A POINT AND PASSING FOR REFERENCE A 5/8" REBAR FOUND AT 323.58 FEET;
   - 1.b) S 88°29'32" W, A DISTANCE OF 949.34 FEET TO A POINT ON THE CENTERLINE OF RIGHT OF WAY FOR RUPP AVENUE;

2) THENCE N 00°08'21" W, A DISTANCE OF 448.99 FEET ALONG THE EAST PROPERTY LINE OF LAND CONVEYED TO MARK BREITINGER AND MILO BREITINGER BY O.R.V. 456, PG. 650 TO A SURVEY MARKER FOUND WITH CAP STAMPED "BENDER 4978" AND PASSING FOR REFERENCE A SURVEY MARKER FOUND WITH CAP STAMPED "BENDER 4978" AT 30.01 FEET;

3) THENCE ALONG THE PROPERTY LINES OF LAND CONVEYED TO THE GORMAN RUPP COMPANY BY O.R.V. 528, PG. 923 THE FOLLOWING TWO COURSES:
   - 3.a) N 88°29'32" E, A DISTANCE OF 938.94 FEET TO A SURVEY MARKER FOUND WITH CAP STAMPED "BENDER 4978";
   - 3.b) N 01°28'00" W, A DISTANCE OF 448.30 FEET TO A 5/8" REBAR FOUND ENCASED IN CONCRETE ON THE EXISTING SOUTHERLY RIGHT OF WAY LINE OF AIRPORT ROAD SOUTH;

4) THENCE ALONG SAID EXISTING SOUTHERLY RIGHT OF WAY LINE OF AIRPORT ROAD SOUTH THE FOLLOWING TWO COURSES:
   - 4.a) N 89°01'07" E, A DISTANCE OF 10.88 FEET TO A SURVEY MARKER FOUND WITH CAP STAMPED "BENDER 4978";
   - 4.b) S 66°22'53" E, A DISTANCE OF 29.85 FEET TO A SURVEY MARKER SET;

5) THENCE S 34°30'27" E, A DISTANCE OF 1133.89 FEET TO A POINT ON THE EXISTING WESTERLY RIGHT OF WAY LINE OF S.R. 13, SAID POINT REFERENCED BY A SURVEY MARKER FOUND WITH CAP STAMPED " BENDER 4978" N 13°06'24" E, A DISTANCE OF 40.14 FEET;

6) THENCE ALONG SAID WESTERLY RIGHT OF WAY LINE OF S.R. 13 WITH A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 06°29'06", A RADIUS OF 2850.96 FEET, AN ARC LENGTH OF 322.69 FEET, A CHORD BEARING OF SOUTH 16°45'09" WEST AND A CHORD LENGTH OF 322.51 FEET TO A SURVEY MARKER FOUND WITH CAP STAMPED "BENDER 4978";

7) THENCE S 88°25'00" W, A DISTANCE OF 555.32 FEET ALONG THE NORTHERLY PROPERTY LINE OF LAND CONVEYED TO KELLEYCO. INC. BY O.R.V. 402, PG. 153 TO THE PRINCIPAL POINT OF BEGINNING. ENCLOSING AN AREA OF 21.598 ACRES, MORE OR LESS, OF WHICH 9.729 ACRES ARE IN THE NORTHWEST QUARTER OF SAID SECTION 3 AND 11.869 ACRES ARE IN THE NORTHEAST QUARTER OF SAID SECTION 3. SUBJECT TO ALL PUBLIC RIGHT OF WAY, USE RESTRICTIONS AND EASEMENTS NOW ON RECORD.

THIS DESCRIPTION WAS PREPARED AND REVIEWED IN JANUARY 2011 BY BRIAN P. McCARTNEY, P.E., P.S. S-7957, FROM AN ACTUAL FIELD SURVEY PERFORMED BY K.E. McCARTNEY & ASSOCIATES, INC.
SURVEY MARKERS SET ARE 5/8" DIA. BY 30" LONG REBAR WITH CAP STAMPED "McCARTNEY S-7921".
PRIOR DEED REFERENCES: DEED VOLUME 635, Pg. 403 AND DEED VOLUME 188, PG. 262.
BEARINGS REFERRED TO HEREIN ARE TO AN ASSUMED MERIDIAN AND USED TO DELINEATE ANGLES ONLY.

LEGEND

- ● SURVEY MARKER SET WITH CAP STAMPED "McCARTNEY & ASSOC." (5/8" DIA. x 30" LONG).
- ○ 5/8" REBAR FOUND
- ⌑ SURVEY MARKER FOUND WITH CAP STAMPED "BENDER 4978"
- ⊠ STONE MONUMENT FOUND WITH CHISELED "X"

"The grantor, grantee and all subsequent owners or assignees taking title from, under or through the [illegible] hereby agrees that any use or improvements on this land shall be in conformity with [illegible] valid zoning, platting, health, or other lawful rules and regulations."

APPROVED BY THE MANSFIELD CITY PLANNING COMMISSION. NO PLAT REQUIRED.
SIGNED: [illegible]
SECRETARY, CITY PLANNING COMMISSION
DATE 1/20/11

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 1-20-11
INITIAL DATE
F-4-129

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 1-20-11
INITIAL DATE
F-4-129

STATE OF OHIO
BRIAN P. McCARTNEY S-7957
REGISTERED PROFESSIONAL SURVEYOR

BRIAN P. McCARTNEY, P.E., P.S.
OHIO REGISTERED SURVEYOR NO. S-7957

1-20-11
DATE

526 E. Broad Street
Elyria, Ohio 44035
Phone: 440/323-9908
Fax: 440/323-3944

52 N. Diamond Street
Mansfield, Ohio 44902
Phone: 419/522-4003
Fax: 419/525-0635

KEM

K.E. McCartney & Associates, Inc.
Engineers · Planners · Surveyors

JOB TITLE:
THE GORMAN-RUPP COMPANY
BOUNDARY SURVEY

K.E.M. JOB NO. SY-548

1/1

DRAFTED BY K.E. McCARTNEY & ASSOCIATES, INC. JOB TITLE: SY-548 SHEET NAME: SY-548\SY-548 BOUNDARY.dwg SCALE: 1:100 DATE: 1/13/11