

WASHINGTON NORTH RD.
(C.H. 313)

KEEFER RD.
(TH 318)

PLAT OF PROPERTY SURVEY FOR
MICHAEL PROCKER
PART OF THE NORTHWEST & SOUTHWEST QUARTER
OF SECTION TWELVE (12)
TOWNSHIP TWENTY NORTH (20N),
RANGE EIGHTEEN WEST (18W)
WASHINGTON TOWNSHIP, RICHLAND COUNTY, OHIO

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| (A) D.R. & F.M. SMITH
3.57 ACRES
ORV 1011, P 207 | (H) J.K. KAPLE
2 ACRES
ORV 537, P 322 |
| (B) D.E. & L.M. WAGGLE
1.24 ACRES
ORV 1957, P 70 | (J) K.B. & L.R. CROSS
0.783 ACRE
DV 912, P 121 |
| (C) P.V. BROOKS, P.V. COOK
& R.R. BROOKS
0.726 ACRE
ORV 2720, P 680 | (K) J.K. RAMSEY, JR.
0.78 ACRE
ORV 2229, P 555 |
| (D) C.D. & R.L. ROBERTSON
2.44 ACRES
DV 858, P 291 | (L) L.S. & P.L. GLEISINGER
1 ACRE
ORV 1237, P 694 |
| (E) C.D. & R.L. ROBERTSON
1.00 ACRE
ORV 25, P 471 | (M) E.E. & V.R. EWERS
1.434 ACRES
ORV 456, P 883 |
| (F) C.A. WOOD
2.127 ACRES
ORV 2573, P 51 | (N) S.K. SCHEURER &
J.D. STEINER
2.20 ACRES
ORV 2044, P 219 |
| (G) E.M. & R.K. BYUS
4.43 ACRES
ORV 2735, P 27 | |

LEGEND

- 5/8 INCH REBAR 30" LONG SET WITH
CAP STAMPED "HANNING PS 8568"
- ◇ RAILROAD SPIKE SET
- 5/8" REBAR FOUND (UNLESS NOTED)
- ⊕ CAPPED "CRAIG 8195" IRON PIN FOUND
- ⊙ CAPPED "BLUNK 6320" FOUND
- CAPPED "SJL, INC." FOUND
- ⊙ CAPPED "STEVENS 7054" IRON PIN FOUND
- ▼ MAG NAIL FOUND
- ▲ IRON PIPE FOUND
- ◆ RAILROAD SPIKE FOUND
- BRASS TOP MONUMENT FOUND
- WOOD POST FOUND
- (C) CALCULATED (M) MEASURED (R) RECORD
- (D) DEED (S) SURVEY

NOTE: THIS SURVEY WAS PREPARED USING
DOCUMENTS OF RECORD, EXISTING TAX
MAPS, AERIAL PHOTOS AND PRIOR PLATS OF
SURVEY INCLUDING:
-ENG. SURVEYS: I-89, K-147, V-312, EE-203,
HH-123, JJ-318, KK-94, KK-182, LL-277 & F-3-293
- 1 AC SURVEY BY CHARLES BLOSSER DATED
APRIL 1951
- 3.57 AC SURVEY BY S. HORN DATED
OCTOBER 1964
- 2.58 AC SURVEY BY RAYMOND HELMER
DATED JUNE 1979
- 2.82 AC SURVEY BY LARRY BLUNK DATED
MAY 1977, REV. SEPT. 1985
- 2.091 AC SURVEY BY ROBERT LITTLE DATE
AUGUST 1989
- 1.00 AC SURVEY BY DOUGLAS SEILER DATED
AUGUST 1989
- 2.127 AC SURVEY BY ROBERT LITTLE DATED
APRIL 1992
- 77.93 AC SURVEY BY DON BORCHARDT
- ORV. 545, P. 130

76.643 TOTAL ACRES

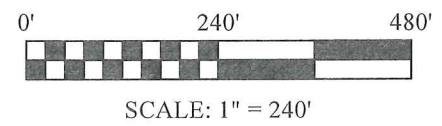
M.J. PROCKER
ORV 545, P 130

E.S. MOYER
37.003 ACRES
ORV 2602,
P 558

NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-12-20
INITIAL DATE
MM-251

CERTIFICATION: I HEREBY CERTIFY THAT THIS PLAT AND THE
FIELD SURVEY THAT IT REPRESENTS ARE TRUE TO THE BEST OF
MY KNOWLEDGE, INFORMATION, AND BELIEF.
PREPARED BY
HANNING SURVEYING, LLC.
2565 TAPPAN DR., ONTARIO, OHIO 44906
(419) 528-8118

MATTHEW T. HANNING
OHIO REGISTERED SURVEYOR NO. 8568
DATE: AUGUST 4, 2020



BASIS OF BEARINGS
THE BEARINGS HEREIN ARE BASED ON
STATE PLANE GRID NORTH NAD83 (2011),
GEOID 12B, OHIO NORTH ZONE.

**DESCRIPTION OF 76.643 ACRE PARCEL
MICHAEL PROCKER**

Situated in the State of Ohio, County of Richland, Township of Washington, lying in the Northwest and Southwest Quarter of Section Twelve (12), Township Twenty North (20N), Range Eighteen West (18W), of a tract of land conveyed to M.J. Procker by deed of record in Official Record 545, Page 130 (all references are to the records of the Recorder's Office, Richland County, Ohio) and being more particularly described as follows:

BEGINNING at a railroad spike found at the southwest corner of the Northwest Quarter of Section 12 and the northwest corner of the Southwest Quarter of Section 12 and the centerline of Washington North Road (County Highway 313);

thence North 00°50'17" West, with the west line of said Northwest Quarter and the centerline of said Washington North Road, a distance of 352.15 feet to a MAG Nail found, referenced by a capped "SJL, Inc." iron pin found, North 87°12'36" East, a distance of 30.00 feet;

thence the following two (2) courses and distances, across said tract of land conveyed to M.J. Procker;

1. North 87°12'36" East, a distance of 340.51 feet to an iron pin set;
2. North 00°50'17" West, a distance of 320.11 feet to a point on the centerline of Keefer Road (Township Highway 318), passing a capped "SJL, Inc." iron pin found, a distance of 290.11 feet and passing a MAG nail found, a distance of 320.04 feet;

thence North 87°11'31" East, with the centerline of said Keefer Road, a distance of 1037.24 feet to a railroad spike set on the northwest corner of a 3.57 acre tract conveyed to D.R. & F.M. Smith by deed of record in Official Record 1011, Page 207, referenced by a 1/2" pin found, South 00°25'35" East, a distance of 15.45 feet;

thence South 00°25'35" East, with the west line of said 3.57 acre tract, a distance of 669.40 feet to an iron pin set on the southwest corner of said 3.57 acre tract, south line of said Northwest Quarter and the north line of said Southwest Quarter;

thence North 87°04'11" East, with the south line of said Northwest Quarter and the north line of said Southwest Quarter, a distance of 1231.68 feet to a pinched pipe found on the northeast corner of said Southwest Quarter;

thence South 03°10'59" East, with the east line of said Southwest Quarter, a distance of 772.47 feet to an iron pin set on the northeast corner of a 37.003 acre tract conveyed to E.S. Moyer by deed of record in Official Record 2602, Page 558;

thence South 86°34'53" West, with the north line of said 37.003 acre tract, a distance of 954.27 feet to a wood post found on the northwest corner of said 37.003 acre tract;

thence South 02°30'41" East, with the west line of said 37.003 acre tract, a distance of 442.91 feet to a wood post found on the northeast corner of a 13 acre tract conveyed to J.T. Dillon and J.M. Tackla by deed of record in Official Record 1652, Page 586;

thence South 86°49'44" West, with the north line of said 13 acre tract and the north line of a 2 acre tract conveyed J.K. Kaple by deed of record in Official Record 537, Page 322, a distance of 1351.81 feet to a wood post found on the southeast corner of a 0.783 acre tract conveyed to K.B. & L.R. Cross by deed of record in Deed Volume 912, Page 121;

thence North 00°59'52" West, parallel with the west line of said Southwest Quarter and with the east lines of said 0.783 acre tract, 0.78 acre tract conveyed to J.K. Ramsey, Jr. by deed of record in Official Record 2229, Page 555, 1 acre tract conveyed to L.S. & P.L. Gleisinger by deed of record in Official Record 1237, Page 694, 1.434 acre tract conveyed to E.E. & V.R. Ewers by deed of record in Official Record 456, Page 883 and 2.20 acre tract conveyed to S.K. Scheurer and J.D. Steiner by deed of record in Official Record 2044, Page 219, a distance of 788.31 feet to an iron pin set on the northeast corner of said 2.20 acre tract;

thence South 86°49'38" West, with the north line of said 2.20 acre tract, a distance of 340.38 feet to a railroad spike set on the northwest corner of said 2.20 acre tract, the west line of said Southwest Quarter and the centerline of said Washington North Road, passing a 1" iron pipe found, a distance of 314.92 feet;

thence North 00°59'52" West, with the west line of said Southwest Quarter and the centerline of said Washington North Road, a distance of 443.01 feet to the POINT OF BEGINNING, containing 76.643 total acres of land, more or less, of which 18.663 acres of land are in the Northwest Quarter and 57.980 acres of land are in the Southwest Quarter;

Subject, however, to all legal rights-of-ways and/or easements of record.

Iron pins set, where indicated, are iron rebar, five/eighths (5/8) inch diameter, thirty (30) inches long with a plastic cap on top stamped "HANNING PS 8568".

The bearings herein are based on State Plane Grid North NAD83 (2011), GEOID 12B, Ohio North Zone.

Prior Deed References: ORV 545, P 130

The above description was prepared by me, Matthew T. Hanning, Registered Surveyor No. 8568 from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code in July & August 2020.

Prepared by:
Hanning Surveying, LLC.



Matthew T. Hanning
Registered Surveyor No. 8568
Dated: August 4, 2020



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE

INITIAL EAK DATE 8-12-20
MM-251