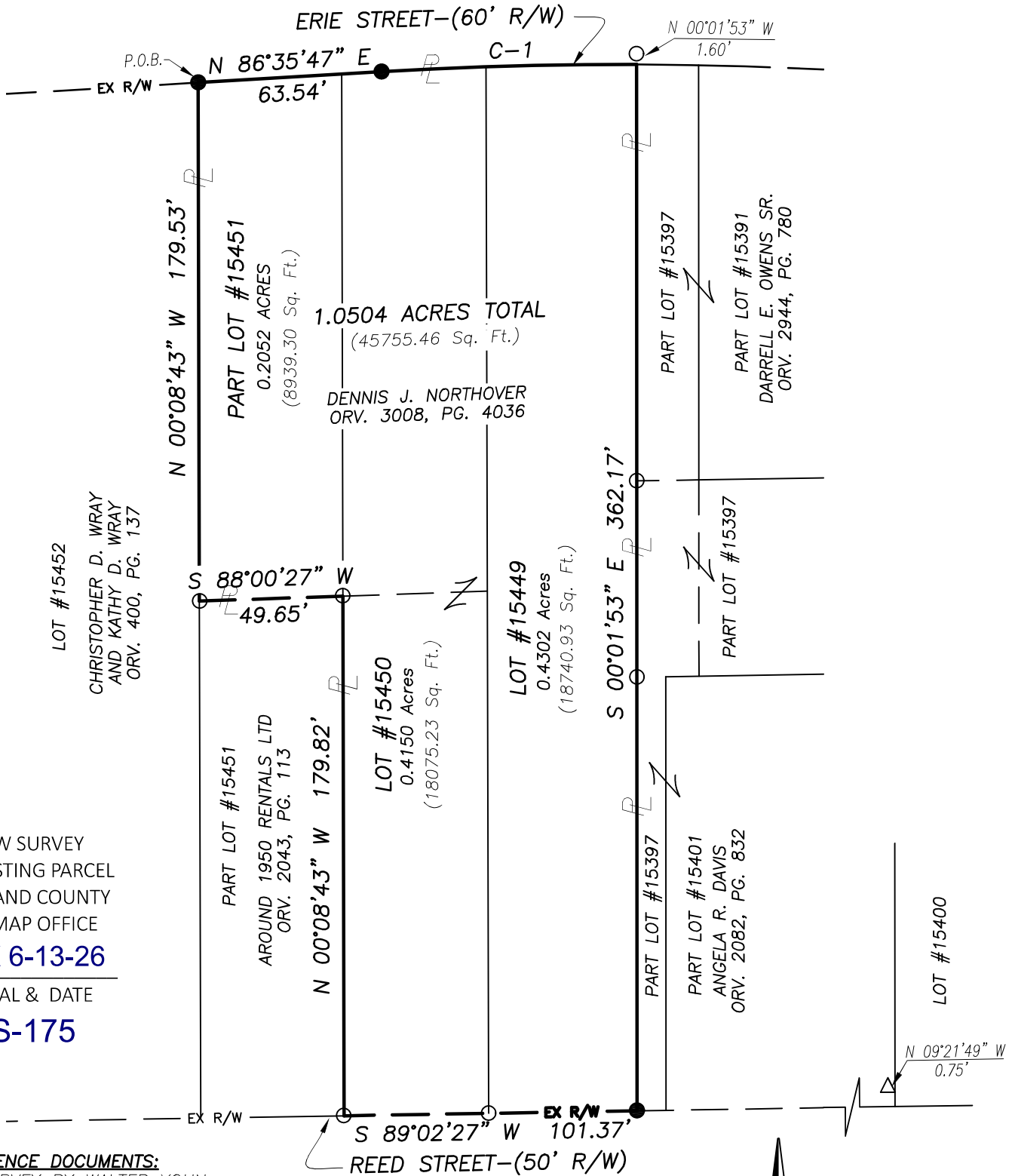


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C-1	1402.38'	88.31'	88.29'	N 88°24'01" E	3°36'29"



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 6-13-26

INITIAL & DATE
SS-175

REFERENCE DOCUMENTS:

- SURVEY BY WALTER YOHN
DATED 6/18/43
- SURVEY BY ROGER
STEVENS DATED 7/8/94
- F-4-293
- V-142
- JJ-196
- H-450

LEGEND

- IRON PIN FOUND
- △ RAILROAD SPIKE FOUND
- IRON PIN SET-5/8" REBAR
SET WITH I.D. CAP STAMPED
"RAMSEY S-8396"

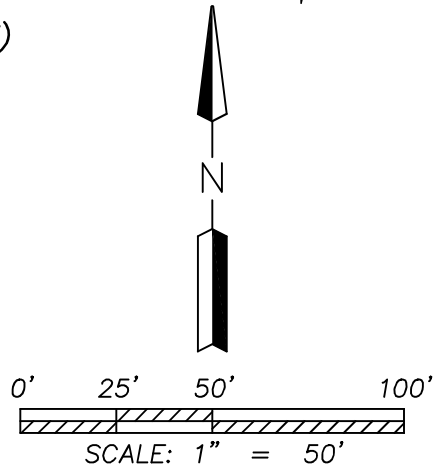
Distances shown hereon are expressed in feet and decimal parts thereof.

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, P.S. #8396
For Ramsey Surveying

07/13/2026
Date



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

**SURVEY MADE AT THE REQUEST OF
SAVALAS TAYLOR**

**LOT #15449, #15450, PART LOT #15451
CITY OF MANSFIELD
T-21 N, R-18 W
RICHLAND COUNTY, OHIO**

DRAWN JTB	CHECKED NBR	SCALE 1" = 50'	DATE 06/11/2026
JOB NO: SM-6423			SHEET 1 OF 1



RAMSEY
SURVEYING

283 Eby Road
Shiloh, Ohio 44878
TEL (419) 522-0399
EMAIL qramsey@ramsey-surveying.com

LEGAL DESCRIPTION

June 11, 2026

Situated in the City of Mansfield, County of Richland, State of Ohio, being Lot #15449, #15450, and part of Lot #15451, as conveyed to Dennis J. Northover by official record volume 3008, page 4036, being more particularly described as follows:

Beginning for the same at an iron pin set marking the northwest corner of said Lot #15451, and being on the south existing right of way line of Erie Street-(60' R/W);

Thence, the following **SEVEN** Courses:

1. **North 86 degrees 35 minutes 47 seconds East, 63.54 feet** along the north line of said Lot #15451 and Lot #15450, also being on said south existing right of way line of Erie Street to an iron pin set marking a point of curvature;
2. Easterly along a curve to the right, having a **radius of 1402.38 feet, a delta angle of 3 degrees 36 minutes 29 seconds, an arc length of 88.31 feet, a chord bearing North 88 degrees 24 minutes 01 second East, and a chord distance of 88.29 feet** continuing along said north line of Lot #15450, the north line of the aforementioned Lot #15449, said south existing right of way line of Erie Street to a point in the northeast corner of said Lot #15449, and being referenced by an iron pin found North 00 degrees 01 minute 53 seconds West, 1.60 feet therefrom;
3. **South 00 degrees 01 minute 53 seconds East, 362.17 feet** along the east line of said Lot #15449 to an iron pin set in the southeast corner thereof, said iron pin also being on the north existing right of way line of Reed Street-(50' R/W);
4. **South 89 degrees 02 minutes 27 seconds West, 101.37 feet** along said north existing right of way line of Reed Street to an iron pin found in the southwest corner of Lot #15450, said iron pin also being in the southeast corner of a parcel conveyed to Around 1950 Rentals LTD by official record volume 2043, page 113;
5. **North 00 degrees 08 minutes 43 seconds West, 179.82 feet** along the west line of said Lot #15450, and the east line of said Around 1950 Rentals parcel, to an iron pin found in the northeast corner thereof;

6. **South 88 degrees 00 minutes 27 seconds West, 49.65 feet** along the north line of said Around 1950 Rentals parcel to an iron pin found in the northwest corner thereof, said iron pin also being on the west line of the aforementioned Lot #15451;
7. **North 00 degrees 08 minutes 43 seconds West, 179.53 feet** along the west line of said Lot #15451 to the **Place of Beginning**, containing a total of 1.0504 Acres (45755.46 Sq. Ft.) of which 0.2052 of an acre (8939.30 Sq. Ft.) is in Part Lot #15451, 0.4150 of an acre (18075.23 Sq. Ft.) is in Lot #15450, and 0.4302 of an acre (18740.93 Sq. Ft.) is in Lot #15449, more or less, and subject to all legal highways, easements, leases, and use restrictions of record.

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

Iron pins set are 5/8” diameter rebar with plastic cap stamped “Ramsey S-8396”

According to a survey made in June 2026 by Nathaniel B. Ramsey, Ohio Registered Professional Surveyor No. 8396.


Nathaniel B. Ramsey
Professional Surveyor No. 8396
For Ramsey Surveying
SM-6423_Legal.docx



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 7-13-26

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SS-175