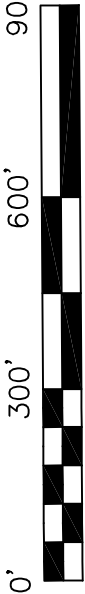


VERBAL APPROVAL FROM MATT THAYER
TROY ZONING INSPECTOR 9-8-26



NORTH

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-9-26



INITIAL & DATE

EAK 9-9-26

INITIAL & DATE

SS-241

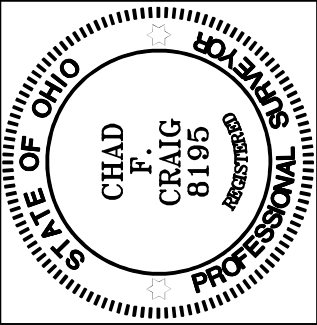
LINE	BEARING	DISTANCE
L1	N 01°14'23" E	60.33'

REF	BEARING	DISTANCE
R1	N 89°00'50" E	30.97'
R2	S 03°58'27" E	1.52'
R3	S 89°14'14" W	15.00'
R4	N 01°07'14" E	30.00'
R5	N 01°07'14" E	25.00'
R6	N 89°36'48" E	2.14'
R7	N 01°14'19" E	20.00'
R8	N 89°08'00" E	30.00'
R9	N 89°05'31" E	30.13'

BASIS OF BEARING IS STATE PLANE
GRID NORTH NAD 83 (2011), GEOID
18A, OHIO NORTH ZONE.

Chad F. Craig

SURVEY BY: CHAD F. CRAIG P.S. #8195
for SEILER & CRAIG SURVEYING INC.
270 PARK AVENUE WEST
MANSFIELD, OHIO 44902
(419) 525-3644
EMAIL:SEILERANDCRAIG@SEILERANDCRAIG.COM



- LEGEND
- IRON PIN FOUND
 - IRON PIPE FOUND
 - CONCRETE MONUMENT FOUND
 - RAILROAD SPIKE SET
 - RAILROAD SPIKE FOUND
 - 5/8" IRON PIN SET WITH CAP
 - STAMPED "CRAIG 8195"

LEGEND

KINGS CORNERS ROAD (C.H. 35)

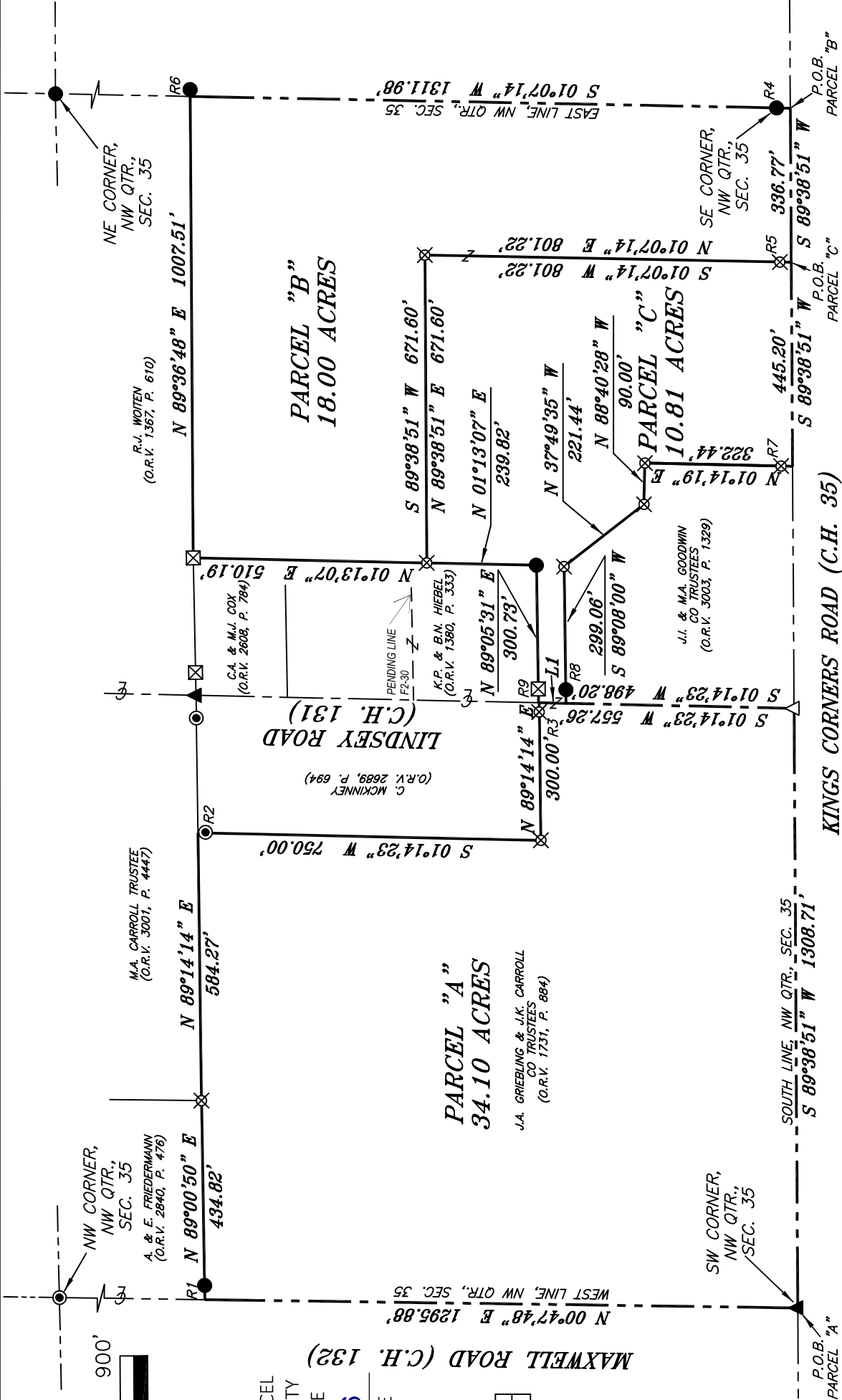
SURVEY PLAT FOR

CARROLL

PART NW QTR., SEC. 35, T-20, R19,
TROY TOWNSHIP
RICHLAND COUNTY, OHIO

DATE: AUGUST 3, 2026 SCALE: 1"=300'

KINGS_CORNERS_RD_2430



SURVEY DESCRIPTION

PARCEL "A"

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

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northwest quarter of Section 35 of Township 20 North, Range 19 West, and being more particularly described as follows:

Beginning for the same at a railroad spike found and accepted as marking the southwest corner of said quarter, the same being the intersection of the centerline of Kings Corners Road (C.H. 35) and the centerline of Maxwell Road (C.H. 132), Thence, North 00 degrees 47 minutes 48 seconds East with the west line of said quarter and with the centerline of Maxwell Road 1295.88 feet to a point referenced by an iron pin found on a bearing of North 89 degrees 00 minutes 50 seconds East and at a distance of 30.97 feet, said point being the southwest corner of a parcel currently owned by A. & E. Friedermann (O.R.V. 2840, Page 476);

Thence, North 89 degrees 00 minutes 50 seconds East with the south line of said Friedermann parcel, passing through said iron pin found a total distance of 434.82 feet to an iron pin set marking the southeast corner of said Friedermann parcel, the same being the southwest corner of a parcel currently owned by M.A. Carroll Trustee (O.R.V. 3001, P. 4447);

Thence, North 89 degrees 14 minutes 14 seconds East with the south line of said Carol parcel 584.27 feet to a point marking the northwest corner of a parcel currently owned by C. McKinney (O.R.V. 2689, P. 694), said point being referenced by an iron pipe found on a bearing of South 03 degrees 58 minutes 27 East and at a distance of 1.52 feet;

Thence, South 01 degrees 14 minutes 23 seconds West with the west line of said McKinney parcel 750.00 feet to an iron pin set marking the southwest corner thereof;

Thence, North 89 degrees 14 minutes 14 seconds East with the south line of said McKinney parcel, passing through an iron pin set at 285.00 feet, a total distance of 300.00 feet to a point in the centerline of Lindsey Road (C.H. 131);

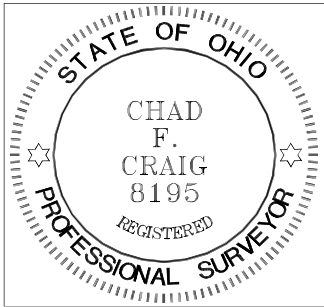
Thence, South 01 degree 14 minutes 23 seconds West with said centerline 557.26 feet to a railroad spike set on the south line of said quarter, and marking the intersection of the centerline of Lindsey Road and Kings Corners Road;

Thence, South 89 degrees 38 minutes 51 seconds West with the south line of said quarter and with the centerline of Kings Corners Road 1308.71 feet to the place of beginning, containing 34.10 acres according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 3, 2026, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8” rods with caps stamped “CRAIG 8195”.

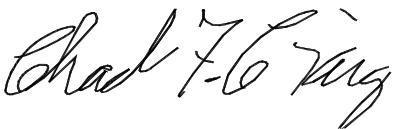
Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.

Prior Deed Reference: O.R.V. 1731, Page 884



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-9-26

INITIAL & DATE
SS-241


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.

SURVEY DESCRIPTION

PARCEL "B"

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

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northwest quarter of Section 35 of Township 20 North, Range 19 West, and being more particularly described as follows:

Beginning for the same at a point marking the southeast corner of said quarter section and being referenced by an iron pin found on a bearing of North 01 degrees 07 minutes 14 seconds East and at a distance of 30.00 feet, said point being in the centerline of Kings Corners Road (C.H. 35), Thence, South 89 degrees 38 minutes 51 seconds West with the south line of said quarter section and with said centerline 336.77 feet to a point referenced by an iron pin set on a bearing of North 01 degree 07 minutes 14 seconds East and at a distance of 25.00 feet;

Thence, North 01 degree 07 minutes 14 seconds East passing through said iron pin set, a total distance of 801.22 feet to an iron pin set;

Thence, South 89 degrees 38 minutes 51 seconds West 671.60 feet to an iron pin set on the east line of a parcel currently owned by K.P. & B.N. Hiebel (O.R.V. 1380, P. 333);

Thence, North 01 degree 13 minutes 07 seconds East with the east line of said Hiebel parcel and the northerly prolongation thereof 510.19 feet to a concrete monument found and accepted as marking the northeast corner of a parcel currently owned by C.A. & M.J. Cox (O.R.V. 2608, P. 784), the same being a point on the south line of a parcel currently owned by R.J. Woiten (O.R.V. 1367, Page 610);

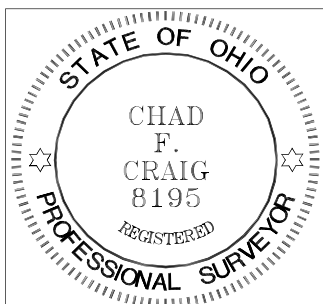
Thence, North 89 degrees 36 minutes 48 seconds East with the south line of said Woiten parcel 1007.51 feet to a point on the east line of said quarter section and referenced by an iron pin found on a bearing of North 89 degrees 36 minutes 48 seconds East and at a distance of 2.14 feet;

Thence, South 01 degree 07 minutes 14 seconds West with the east line of said quarter 1311.98 feet to the place of beginning, containing 18.00 acres according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 3, 2026, but subject to all easements, right of ways and highways of record.

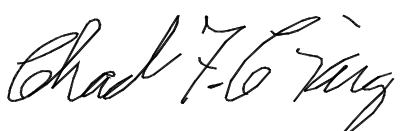
Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.

Prior Deed Reference: O.R.V. 1731, Page 884



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-9-26
INITIAL & DATE
SS-241


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.

SURVEY DESCRIPTION

PARCEL "C"

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

Situated in the Township of Troy, County of Richland, State of Ohio and being a part of the Northwest quarter of Section 35 of Township 20 North, Range 19 West, and being more particularly described as follows:

Commencing at a point marking the southeast corner of said quarter and being referenced by an iron pin found on a bearing of North 01 degree 07 minutes 14 seconds East and at a distance of 30.00 feet, said point being a point in the centerline of Kings Corners Road (C.H. 35), Thence, South 89 degrees 38 minutes 51 seconds West with the south line of said quarter and with said centerline 336.77 feet to a point referenced by an iron pin set on a bearing of North 01 degree 07 minutes 14 seconds East and at a distance of 25.00 feet, the same being the place of beginning of the parcel herein described;

Thence, continuing South 89 degrees 38 minutes 51 seconds West with the south line of said quarter and with said centerline 445.20 feet to a point marking the southeast corner of a parcel currently owned by J.I. & M.A. Goodwin (O.R.V. 3003, P. 1329) and being referenced by an iron pin set on a bearing of North 01 degree 14 minutes 19 seconds East and at a distance of 20.00 feet;

Thence, with a line common to said Goodwin parcel the following four (4) courses and distances:

1. North 01 degree 14 minutes 19 seconds East passing through said iron pin set, a total distance of 322.44 feet to an iron pin set;
2. North 88 degrees 40 minutes 28 seconds West 90.00 feet to an iron pin set;
3. North 37 degrees 49 minutes 35 seconds West 221.44 feet to an iron pin set;
4. South 89 degrees 08 minutes 00 seconds West passing through an iron pin found at 269.06 feet, a total distance of 299.06 feet to a point in the centerline of Lindsey Road (C.H. 131);

Thence, North 01 degree 14 minutes 23 seconds East with said centerline 60.33 feet to a point marking the southwest corner of a parcel currently owned by K.P. & B.N. Hiebel (O.R.V. 1380, P. 333) and being referenced by a concrete monument found on a bearing of North 89 degrees 05 minutes 31 seconds East and at a distance of 30.13 feet;

Thence, North 89 degrees 05 minutes 31 seconds East with the south line of said Hiebel parcel, passing through said iron pin found, a total distance of 300.73 feet to an iron pin found marking the southeast corner thereof;

Thence, North 01 degree 13 minutes 07 seconds East with the east line of said Hiebel parcel 239.82 feet to an iron pin set;

Thence, North 89 degrees 38 minutes 51 seconds East 671.60 feet to an iron pin set;

Thence, South 01 degree 07 minutes 14 seconds West 801.22 feet to the place of beginning, containing 10.81 acres according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on August 3, 2026, but subject to all easements, right of ways and highways of record.

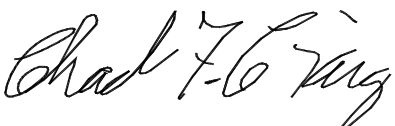
Iron pins set are 5/8” rods with caps stamped “CRAIG 8195”.

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.

Prior Deed Reference: O.R.V. 1731, Page 884



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 9-9-26
INITIAL & DATE
SS-241


Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.



Tax Map <taxmap@richlandcountyoh.gov>

Re: NEW SPLIT KINGS CORNERS RD

1 message

Matt Thayer <mthayer@troyrichlandohio.com>
To: Tax Map <taxmap@richlandcountyoh.gov>

Tue, Sep 8, 2026 at 2:44 PM

Looks good!

On Tue, Sep 8, 2026 at 12:54 PM Tax Map <taxmap@richlandcountyoh.gov> wrote:

GOOD AFTERNOON MATT,

PLEASE LOOK AT THE ATTACHED NEW SPLIT TO SEE IF IT MEETS YOU ZONING REQUIREMENTS. IF THIS SURVEY MEETS YOUR REQUIREMENTS, PLEASE EMAIL BACK THAT IT IS OK, AND I WILL MARK THE SURVEY THAT I RECEIVED A "VERBAL APPROVAL" FROM YOU.
IF IT IS NOT OK PLEASE LET ME KNOW AND I WILL INFORM THE SURVEYOR.

THANK YOU,
ELAINE A. KIEFER
TAXMAP SUPERVISOR
[419-774-5620](tel:419-774-5620)

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