

62-27-02-01-000 A

## Baseline Surveying, Inc.

Land Surveying and Construction Layout

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**THENCE** LEAVING THE SAID HUGGINS LINE (ARCHER LANE) AND WITH THE EAST LINE OF A PARCEL CONVEYED TO STEVEN E. AND CAROL M. DAVIS (DEED VOLUME 963, PAGE 2), NORTH 12 DEGREES 49 MINUTES 56 SECONDS WEST 389.03 FEET TO A POINT IN THE ABOVE SAID RIDGE ROAD, PASSING IRON PINS SET AT 28.90 FEET AND 356.03 FEET;

**THENCE** LEAVING THE SAID DAVIS EAST LINE AND WITH THE CENTER OF SAID RIDGE ROAD THE FOLLOWING THREE COURSES AND DISTANCES:

1. WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 239.00 FEET, CHORD BEARING SOUTH 63 DEGREES 36 MINUTES 27 SECONDS EAST 85.65 FEET, AN ARC DISTANCE OF 86.12 FEET, A DELTA ANGLE OF 20 DEGREES 38 MINUTES 44 SECONDS TO A POINT;
2. SOUTH 53 DEGREES 17 MINUTES 05 SECONDS EAST 121.80 FEET TO A POINT;
3. WITH A CURVE TO THE LEFT HAVING A RADIUS OF 177.74 FEET, CHORD BEARING SOUTH 68 DEGREES 21 MINUTES 23 SECONDS EAST 92.43 FEET, AN ARC DISTANCE OF 93.51 FEET, A DELTA ANGLE OF 30 DEGREES 08 MINUTES 37 SECONDS TO THE **PLACE OF BEGINNING**.

**CONTAINING** 1.546 ACRES. 62-27-02-01-000 (ALL-0.909 ACRES), 62-27-02-02-000 (ALL-0.271 ACRES), 62-27-02-03-000 (ALL-0.366 ACRES).

SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF COUNTY ROAD 34 (RIDGE ROAD) AND TOWNSHIP ROAD 474 (ARCHER LANE) AND SUBJECT TO ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BASELINE PS6923-PS8536).

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983 (2011), OHIO NORTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.

I, MICHAEL D. NICHOLS, PS 6923, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 29TH DAY OF JANUARY 2020, FROM A FIELD SURVEY COMPLETED BY ME ON THE 29TH DAY OF JANUARY 2020.

**OFFICE COPY**

MICHAEL D. NICHOLS  
PROFESSIONAL SURVEYOR 6923

**NOT RECORDABLE**



DESCRIPTION

APPROVED

By: M. Nichols