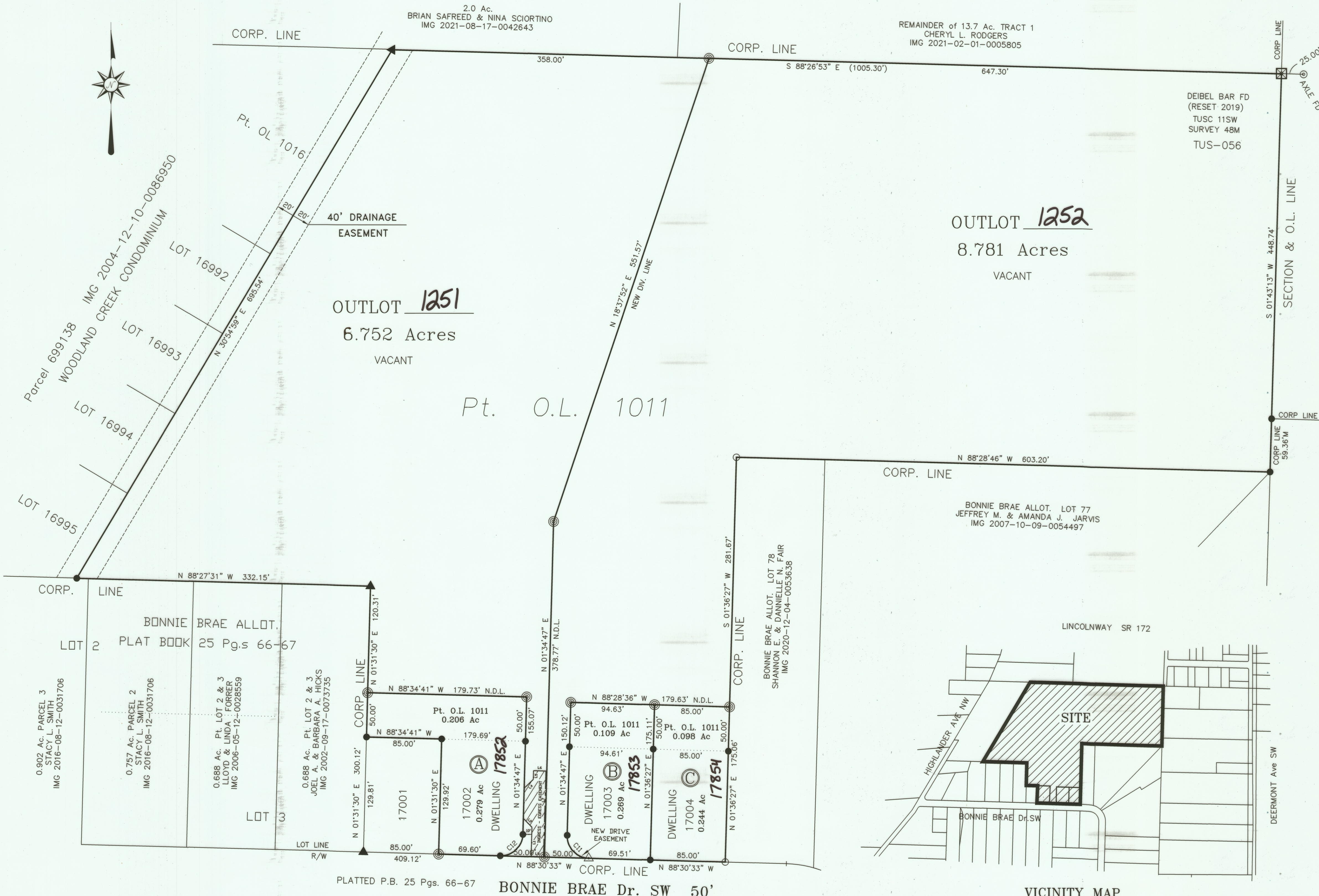


REPLAT and COMBINATION for OUTLOT 1011 RECORDED IN PLAT IMG 2004-12-10-0086950 &
LOTS 17002-17004 RECORDED IN PLAT IMG. 2005-07-13-0045496
CITY of MASSILLON, STARK CO, OHIO
MARCH 2023

BEARING BASIS:

BEARINGS ARE GRID NORTH NAD83(2010)
OHIO NORTH ZONE FROM GPS OBSERVATIONS
TAKEN IN MARCH 2023.



PROPERTY DATA

CURVE	ARC	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD
C11	39.31'	25.00'	90°05'20"	N 43°27'53" W	35.38'
C12	39.23'	25.00'	89°54'40"	N 46°32'07" E	35.33'

A	LOT 17002	JOHN D. WILSON & BRENDA J. GRASS	PARCEL 619001	IMG 2020-05-29-0021254	LOT 17852
	Pt. OL 1011	JOHN D. WILSON & BRENDA J. GRASS	PT. PARCEL 618998	IMG	AREA 0.486 Ac.
B	LOT 17003	DOUGLAS W. & SANDRA D. BELLROSE	PARCEL 619002	IMG 2021-01-29-0005343	LOT 17853
	Pt. OL 1011	DOUGLAS W. & SANDRA D. BELLROSE	PT. PARCEL 618998	IMG	AREA 0.377 Ac.
C	LOT 17004	PAUL ERIC MARSHALL & LINDA CAROL MARSHALL	PARCEL 619003	IMG 2018-10-31-0043986	LOT 17854
	Pt. OL 1011	PAUL ERIC MARSHALL & LINDA CAROL MARSHALL	PT. PARCEL 618998	IMG	AREA 0.342 Ac.
	Pt. OL 1011	TRIDOC DEVELOPMENT, Inc.	PARCEL 618998	OIR 2001-004284	

2020-06-23-0025099
DRIVE EASEMENT

LINE	BEARING	DISTANCE
L1	N 00°33'16" W	33.04'
L2	N 45°33'16" W	14.14'
L3	N 00°33'16" W	34.00'
L4	N 44°26'44" E	14.14'
L5	N 00°33'16" W	10.00'
L6	N 89°26'44" E	14.00'
L7	S 00°33'16" E	97.04'
L8	S 89°26'44" W	14.00'

NEW DRIVE EASEMENT

LINE	BEARING	DISTANCE
L27	N 01°25'06" E	2.31'
L28	S 76°06'36" E	10.74'
L29	N 88°30'33" W	10.48'

ACKNOWLEDGEMENTS

KNOWN AS BEING ALL OF LOTS 17002, 17003, 17004 AND THE REMAINDER OF OUTLOT 1011
IN THE CITY OF MASSILLON, OHIO

OWNER'S ACCEPTANCE
I (WE) THE UNDERSIGNED OWNER(S) AND HOLDERS OF LIENS AND OTHER INTERESTS
IN AND TO THE LANDS EMBRACED WITHIN THIS SUBDIVISION IN THE CITY OF MASSILLON,
STARK COUNTY, OHIO, DO HEREBY DECLARE THIS PLAT TO BE OUR FREE ACT AND DEED,
BOTH INDIVIDUALLY AND AS AN OFFICER OF THE CORPORATION.

OWNER(S) OUTLOT 1011
David E. Daugherty, President
OWNER SIGNATURE - TRIDOC DEVELOPMENT, Inc. DAVID E. DAUGHERTY, PRESIDENT

OWNER(S) LOT 17002
John D. Wilson Brenda J. Wilson
OWNER SIGNATURE - JOHN D. WILSON BRENDA J. GRASS
aka Brenda J. Wilson

OWNER(S) LOT 17003
Douglas W. Bellrose Sandra D. Bellrose
OWNER SIGNATURE - DOUGLAS W. BELLROSE SANDRA D. BELLROSE

OWNER(S) LOT 17004
Paul Eric Marshall Linda Carol Marshall
OWNER SIGNATURE - PAUL ERIC MARSHALL LINDA CAROL MARSHALL

STATE OF OHIO
COUNTY OF STARK
BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED
THE AFORE NAMED David E. Daugherty, President of Tri Doc Development Inc.,
John D. Wilson and Brenda J. Wilson, Douglas W.
Bellrose and Sandra D. Bellrose, Paul Eric Marshall
and Linda Carol Marshall

WHO ACKNOWLEDGE THAT HE/SHE DID SIGN THE FOREGOING INSTRUMENT AND THE SAME
IS HIS/HER FREE ACT AND DEED. THIS 25th DAY OF MAY, 2023.

NOTARY PUBLIC
MY COMMISSION EXPIRES Expiration
Nancy J. Rothermel, Attorney at Law
Notary Public - State of Ohio
My Commission Has No Expiration Date.
Sec. 147.03 R.C.

APPROVED BY THE MASSILLON PLANNING COMMISSION THIS 8th DAY OF February, 2023.

CHAIRMAN C. Todd Locke

SECRETARY David Mady

LOT NUMBER(S) 17852-54, Out Lots 1251, 1252 ASSIGNED BY
THE CITY OF MASSILLON THIS 13 DAY OF June, 2023.

CITY OF MASSILLON

ENTERED FOR TRANSFER THIS 29th DAY OF JUNE, 2023.

STARK COUNTY AUDITOR Alan Harold by Jason Frost

RECEIVED FOR RECORD THIS 29th DAY OF JUNE, 2023
RECORDED IN RECORDER'S IMAGE NO. 2023062900211A2

STARK COUNTY RECORDER

I HEREBY STATE THIS PLAT ACCURATELY REPRESENTS A
SURVEY MADE UNDER MY SUPERVISION IN ACCORDANCE
WITH THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS
IN OHIO, PUBLISHED IN CHAPTER 4733-37 OF THE OHIO
ADMINISTRATIVE CODE.

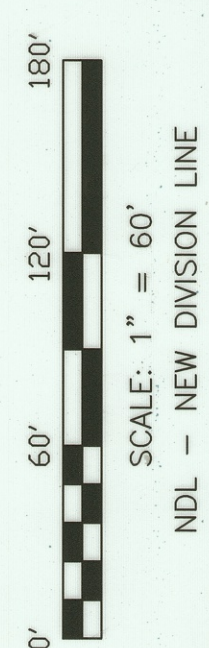
Jerry L. Nichols 05/08/2023
JERRY L. NICHOLS DATE
REGISTERED PROFESSIONAL SURVEYOR # 7349

TEL (330) 453-6688
e-mail: info@nfsi.com
NFSI 3135

NICHOLS FIELD SERVICES, INC
707 NAVARRE ROAD SW
CANTON, OHIO 44707

DRILL HOLE IN CONC. DRIVE SET
5/8" IRON BAR FD. UNLESS NOTED
STARK CO. MONUMENT FD. & USED

CONCRETE CAPPED BAR FD. & USED
1/2" IRON PIPE FOUND & USED
#5 REBAR W/JLN 7349 CAP SET



LEGEND