

PEARSON SURVEYING, LLC

(330) 296-9200 OFFICE OFFICE@PEARSONSURVEYING.COM

ANNEXATION PARCEL
PROPERTY DESCRIPTION
0.2619 ACRE TRACT

Situated in the Township of Newton, County of Trumbull, and the State of Ohio, being part of Lot 9 in said Township, and being part of the tract of land transferred to Lyle A. & Marilyn F. Waddell as recorded in Inst. #202011230023342, and further described as follows to wit:

Beginning at a pk nail set at the southeast corner of Lot 8 in the McCullagh's Riverview Plat (Plat Book 12, Page 88), which is on the centerline of State Route 534 – Milton Blvd – r/w varies, thence **South 26°40'45" East**, along the centerline of St. Rt 534, a distance of **182.09** feet to an angle point, thence **South 24°10'39" East**, along the centerline of St. Rt 534, a distance of **321.27** feet to an angle point, thence **South 10°25'45" East**, along the centerline of St. Rt 534, a distance of **512.53** feet to a point, thence **South 79°22'37" West**, across to west right of way line of St. Rt. 534, a distance of **40.10** feet to a capped rebar set, thence **South 10°25'45" East**, along the west right of way line of St. Rt 534, a distance of **150.01** feet to a capped rebar set, thence **South 79°20'21" West**, along the north line of a tract of land now or formerly owned by Lyle A. & Marilyn F. Waddell (Inst. #202011230023343), a distance of **469.55** feet to a capped rebar set, which is the True Place of Beginning for the property herein described;

1. Thence **South 00°51'14" East**, along the west line of the aforesaid Waddell tract, a distance of **26.31** feet to a capped rebar set;
2. Thence **South 89°14'42" West**, along the north line of the City of Newton Falls and the north line of a tract of land now or formerly owned Joseph & Cynthia Chick (Inst. #200906290012801), (and passing over a capped rebar set at a distance of **291.97** feet), a total distance of **361.97** feet to a point in the center of the Mahoning River;
3. Thence **North 27°42'47" East**, along the center of the Mahoning River, a distance of **20.00** feet to a point;
4. Thence **North 84°31'25" East**, along the south line of a tract of land now or formerly owned by Janet E. Stewart (Inst. #202011230023344, (and passing over a capped rebar set at a distance of **70.00** feet), a total distance of **353.56** feet to a capped rebar set;
5. Thence **South 00°51'14" East**, along a west line of the aforesaid Stewart tract, a distance of **20.38** feet to the True Place of Beginning of the herein described parcel.

Containing **0.2619** acres of land, based on a field survey by Beth A. Pearson, P.S. #8430 in September of 2020.

0.2619 acre parcel -- page 2

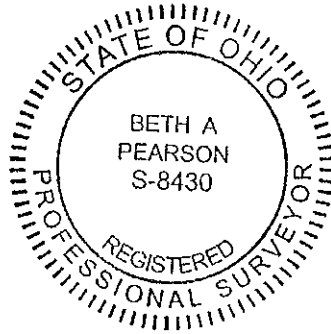
The basis of bearing is Grid North, Ohio State Plane Coordinate System, North Zone, NAD83.

Subject to all legal highways and any easements or restrictions of record.

Capped rebar set are 5/8" x 30" with "Pearson PS-8430.

Beth A. Pearson 09/18/2020
Beth A. Pearson, PS
Registered Surveyor #8430

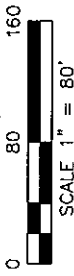
C:\2020\P200126 - Annexation Parcel



PROPOSED ANNEXATION OF 0.2619 ACRES FROM NEWTON TOWNSHIP TO THE CITY OF NEWTON FALLS

BEING PART OF LOT 9 IN THE TOWNSHIP OF NEWTON,
COUNTY OF TRUMBULL, STATE OF OHIO
SEPTEMBER 2020

THE BASIS OF BEARING IS GRID NORTH,
OHIO STATE PLANE COORDINATE SYSTEM,
NORTH ZONE, NAD83.



LEGEND

These standard symbols will be found in the drawing.

- ⊙ 5/8" x 30" CAPPED REBAR SET
- ⊙ 1/2" IRON PIPE FOUND
- ⊙ 1" IRON PIPE FOUND
- ⊙ 5/8" IRON ROD FOUND
- ⊙ 1/2" IRON ROD FOUND
- ▲ PK NAIL SET
- ▨ CONTIGUOUS BORDER WITH CITY OF NEWTON FALLS
- ▨ PROPOSED TERRITORY TO BE ANNEXED

REFERENCES

DEEDS AND PLATS AS NOTED
H.S. MCKIBBEN SURVEY - NOV. 1931
STATE OF OHIO - CENTERLINE PLAT
TRU-534-(0.76-3.87) 1967

CONTIGUITY NOTE

TOTAL PERIMETER OF THE ANNEXATION TERRITORY IS 782.22 FEET.
THE CONTIGUOUS BOUNDARY WITH NEWTON FALLS IS 99.52 FEET GIVING 12.72% CONTIGUITY.

SURVEYORS CERTIFICATE

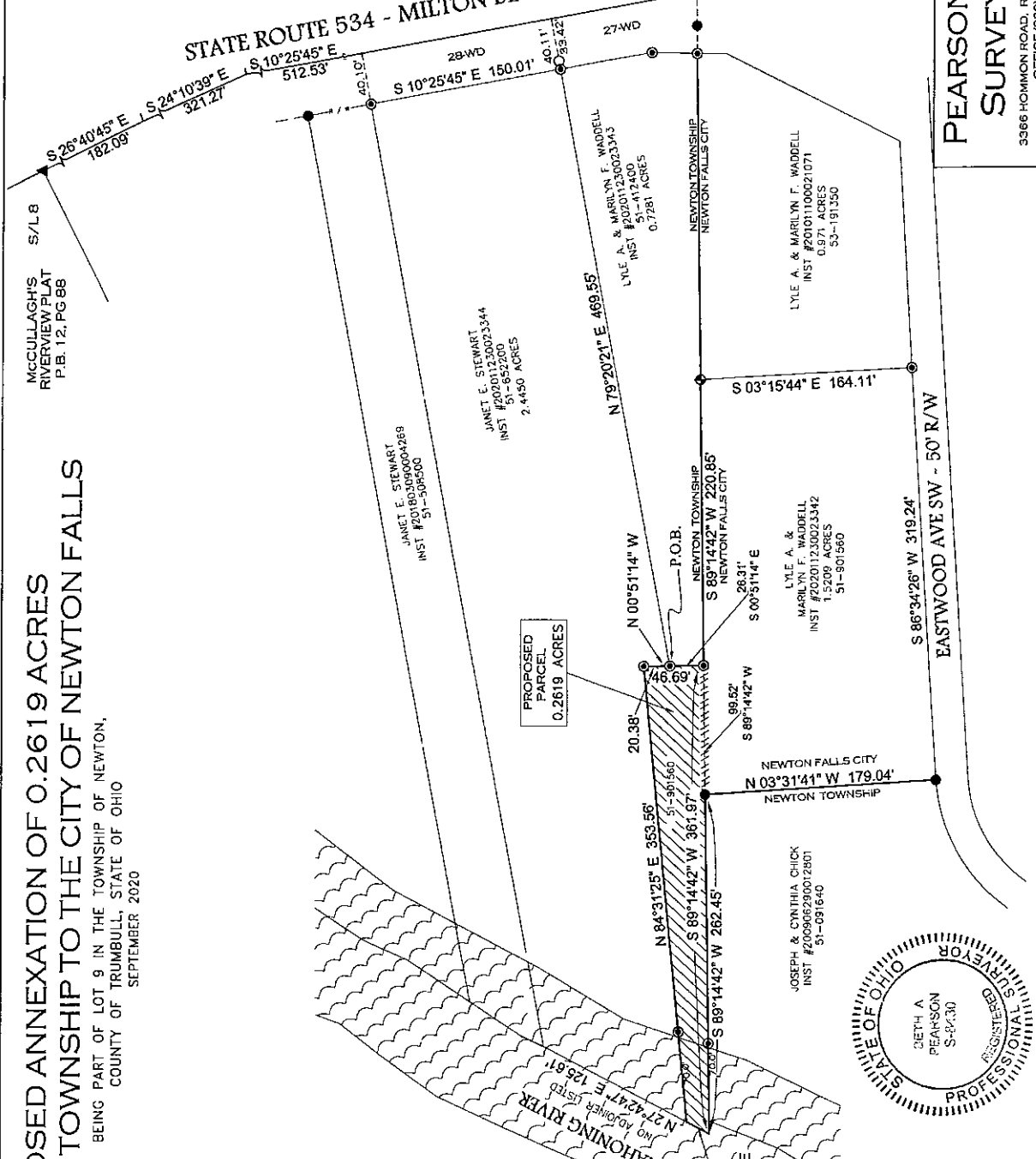
I HEREBY CERTIFY THIS DRAWING TO BE A CORRECT DELINEATION OF AN ACTUAL FIELD SURVEY MADE BY ME ACCORDING TO CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE, AND ALL MONUMENTATION HAS BEEN FOUND OR SET AS SHOWN HEREON.

Beth A. Pearson 09/18/2020
BETH A. PEARSON P.S. #8430 DATE

MCCULLAGH'S
RIVERVIEW PLAT
P.B. 12, PG 88

S/L 8

STATE ROUTE 534 - MILTON BLVD - R/W VARIES



Annexation
Petition
EXHIBIT B

PEARSON

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