

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, WE HAVE SURVEYED AND PLATTED COMMERCE DRIVE INDUSTRIAL PARK EAST AS SHOWN HEREON. NORTH IS SHOWN TO AN ASSUMED MERIDIAN WITH BEARINGS USED TO DESCRIBE ANGLES ONLY. DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. IRON PIN MONUMENTATION WAS EITHER FOUND OR SET AS NOTED. PERMANENT CENTER-LINE MONUMENTATION SHOWN THUS: ——— SHALL BE SET UPON COMPLETION OF PAVEMENT CONSTRUCTION. THIS PLAT AS INDICATED BY THE HEAVY LINE EMBRACES 57.2128 ACRES OF LAND OF WHICH 59.6941 ACRES LIE IN O.L. 66 AND 8.5185 ACRES LIE IN O.L. 67. THERE ARE 2.8279 ACRES IN DEDICATED STREETS AND 54.3849 ACRES IN BUILDING LOTS, ALL OF WHICH WE CERTIFY TO BE CORRECT.

LAUNDON • SIMON • CAHL & ASSOC. INC.
PROFESSIONAL LAND SURVEYORS

APPROVED
LORAIN CO. MAP DEPT.
DATE 7-30-96
PAGE 500/62
BY *Rodger G. Simon*
REGISTERED LAND SURVEYOR

#21858

NOTE #1
A 10' (TEN) FOOT WIDE EASEMENT CONTIGUOUS AND ADJACENT TO EACH RIGHT-OF-WAY OR AS SHOWN HAS BEEN RESERVED FOR ALLTEL, POWER AND CABLE TELEVISION. ALL OTHER EASEMENTS ARE SHOWN WITH SPECIFIC USES ON THE PLAT.

NOTE #2
MINIMUM BUILDING SETBACK LINE TO BE TYPICALLY 50' THROUGHOUT AS SHOWN

OUT OF
15-00-066-000-018 58.48 A.
INTO PLAT 57.21 A.
REMAINDER 15-00-066-000-035 1.27 A.

OWNER'S CERTIFICATE

SITUATED IN THE TOWNSHIP OF LAGRANGE, COUNTY OF LORAIN, STATE OF OHIO AND BEING PART OF ORIGINAL LOTS 66 & 67 OF SAID TOWNSHIP CONTAINING 58.7312 ACRES OF LAND AND BEING THE SAME LAND AS CONVEYED TO R.A. WEST LAND DEVELOPMENT COMPANY BY DEED RECORDED IN OFFICIAL RECORD VOLUME 1293 PAGE 402 OF THE LORAIN COUNTY RECORDS THE UNDERSIGNED DOES HEREBY CERTIFY THAT THE PLAT SHOWN HEREON DOES CORRECTLY REPRESENT THEIR 'COMMERCE DRIVE INDUSTRIAL PARK EAST' AND DO HEREBY DEDICATE TO PUBLIC USE THE STREETS AND EASEMENTS AS SHOWN ON THIS 18TH DAY OF JUNE 1996.

Richard A. West Pres. Witness
Richard A. West Vice-Pres. Witness

NOTARIAL SEAL

STATE OF OHIO
COUNTY OF LORAIN S.S.
THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR THE OWNERS AS SIGNED ABOVE WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR FREE ACT AND DEED, IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 18TH DAY OF JUNE 1996.

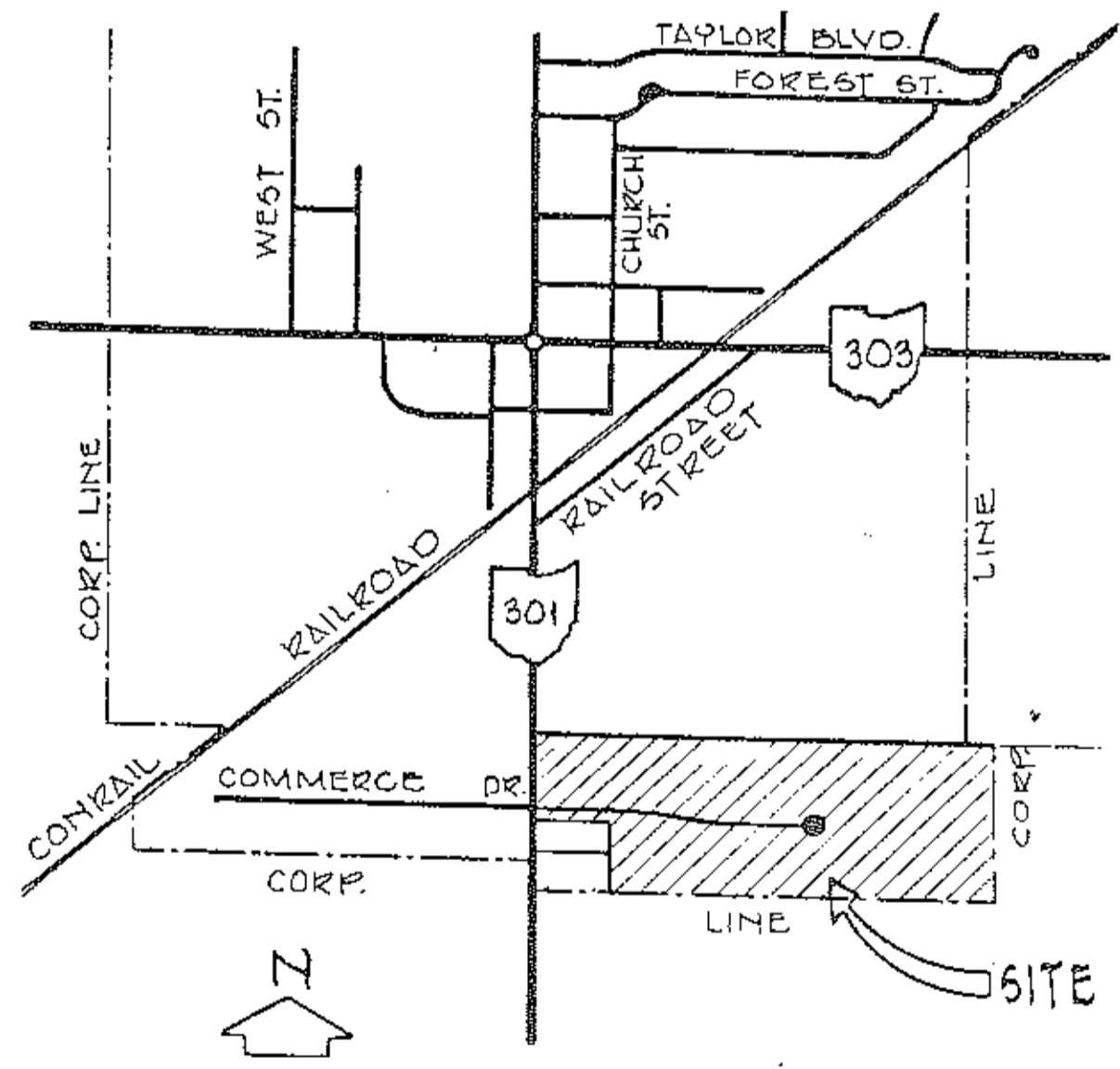
Hail A. Puckert
NOTARY PUBLIC
June 16, 1996
MY COMMISSION EXPIRES

MARK	RADIUS	DELTA	ARC	TANGENT	CHORD	BEARING
1	40.00	90°25'30"	63.13	40.30	56.78	S.45°12'45"E.
2	2434.35	7°01'41"	298.60	149.49	298.42	N.86°54'40"W.
3	2434.35	2°36'06"	110.54	55.28	110.53	N.82°05'46"W.
4	2314.35	5°39'56"	228.85	114.52	228.76	N.88°37'41"W.
5	2314.35	3°57'51"	160.12	80.09	160.09	N.88°26'35"W.
6	50.00	43°20'30"	37.82	19.87	36.93	N.67°54'15"E.
7	60.00	133°20'30"	139.63	139.12	110.19	S.66°14'45"W.
8	60.00	133°20'30"	139.63	139.12	110.19	S.66°14'45"W.
9	50.00	43°20'30"	37.82	19.87	36.93	N.68°45'15"W.
10	2374.35	7°15'31"	300.80	150.60	300.60	N.86°47'44"W.
11	2374.35	2°22'16"	98.26	49.14	98.25	N.81°58'51"W.
12	2374.35	1°31'07"	62.93	31.47	62.93	N.81°58'16"W.
13	2374.35	6°01'45"	249.85	125.04	249.73	N.85°19'43"W.
14	2374.35	2°04'55"	86.28	43.14	86.27	N.89°23'03"W.
15	40.00	89°34'30"	62.53	39.70	56.36	S.44°47'15"W.

APPROVALS

PLANNING COMMISSION FOR THE VILLAGE OF LAGRANGE
James A. G. ...
VICE-CHAIRMAN GREGORY A. HEBBLE
Julian H. ...
SECRETARY-LAVERNE BRINKHOFF
DATE July 1, 1996

COUNCIL FOR THE VILLAGE OF LAGRANGE
Edwin J. ...
MAYOR-EDWIN GOLF II
Rita K. ...
CLERK-RITA K. RUOT
DATE JULY 11, 1996



VICINITY MAP
NO SCALE

COUNTY AUDITOR
COUNTY RECORDER

COMMERCE DRIVE INDUSTRIAL PARK EAST

PART OF ORIGINAL LOTS 66 & 67 OF THE TOWNSHIP OF LAGRANGE
VILLAGE OF LAGRANGE STATE OF OHIO
MAP, 1996
LAUNDON • SIMON • CAHL & ASSOC.
PROFESSIONAL LAND SURVEYORS
110 MIDDLE AVE. ELPRIDA, OHIO 44035



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