

LOT SPLIT SURVEY

for

USTIN DENES & MARIA ROGERS

Known as being a part of Original Section Number 8:

CITY OF AVON LAKE
COUNTY OF LORAIN - STATE OF OHIO

by

HULL & ASSOCIATES SURVEYING, INC.

LAND SURVEYORS & CONSULTANTS

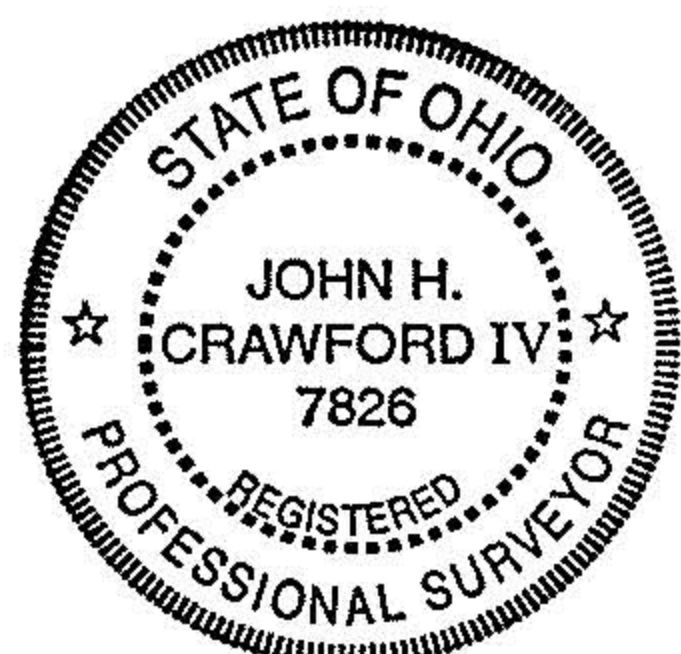
6161 Cochran Road, Suite A
Solon, Ohio 44139
(440) 519-2555

Bearings shown hereon are to an assumed meridian and are used to denote angles only. Distances are given in feet and decimal parts thereof. All iron pins shown as set are 30" long 1/2" rebar with an identification cap stamped "Hull & Assoc".

John H. Crawford
John H. Crawford Registered Professional Surveyor No. 7826
Project No. MIR001

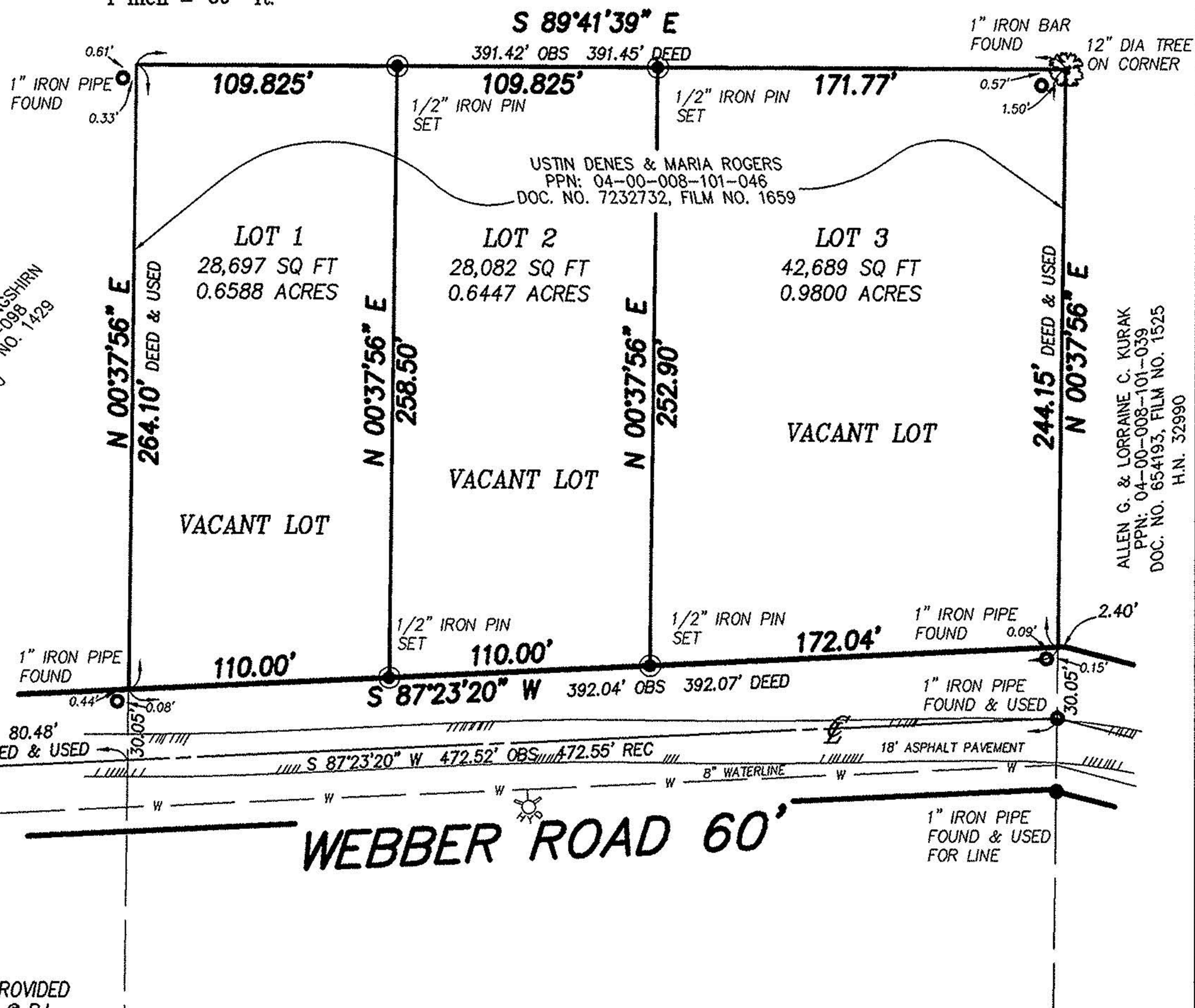
05-14-2001
Revised 06-06-2001
Revised 06-14-2001

ALLAN A. & BARBARA A. KLINGSHIRN
PPN: 04-00-008-104-098
DOC. NO. 595288, FILM NO. 1429
H.N. 33050



(IN FEET)
1 inch = 60 ft.

KOPF CONSTRUCTION CORP.
PPN: 04-00-008-101-047
DOC. NO. 714436, FILM NO. 1642



MOORE ROAD 70'

S 89°22'40" E
2669.43'

N 70°33'20" E
916.80'

N 77°20'50" E
455.35'

N 81°47'20" E
281.12'

R.R. SPIKE
FOUND & USED

80.48'
DEED & USED

WEBBER ROAD 60'

S 87°23'20" W
392.04' OBS 392.07' DEED

S 87°23'20" W
472.52' OBS 472.55' REC

18" ASPHALT PAVEMENT

1" IRON PIPE
FOUND & USED
FOR LINE

ZONING		
	R-1 SINGLE FAMILY RESIDENTIAL	
	REQUIRED	MIN. PROVIDED
MINIMUM LOT WIDTH	100' @ B.L.	110' @ B.L.
MINIMUM LOT AREA	15,000 SQ FT	28,000 SQ FT
MAXIMUM LOT COVERAGE	35%	-
MINIMUM LOT DEPTH	150'	244'
FRONT SETBACK	50'	-
REAR YARD	35'	-
SIDE YARD	10'	-

UTILITY NOTE: The utility and sewer information shown hereon either on or above ground was physically located in the field and is accurate. All underground information shown was taken from plans provided by their respective utility companies and received by the date May 23, 2001, and we cannot guarantee their accuracy or completeness. If and when we receive any additional utility or sewer plans, we will revise our survey and issue new prints accordingly.