

**SOUTH LOGAN STREET 50'**  
(A PUBLIC RIGHT-OF-WAY)

**PLAT OF LOT SPLIT**  
OF  
**ELECTROALLOYS CORPORATION**  
**TAYLOR STREET & ABBE ROAD**  
**ELYRIA, OHIO**

**LEGAL DESCRIPTION**  
NEW PARCEL A

SITUATED IN THE TOWNSHIP OF ELYRIA, COUNTY OF LORAIN AND STATE OF OHIO; AND BEING PART OF ORIGINAL LOT NO. 12, EAST OF THE BLACK RIVER, BOUNDED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTERLINE OF ABBE ROAD (60 FEET WIDE) (ALSO BEING THE EASTERLY LINE OF ORIGINAL LOT NO. 12) AT ITS INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTHERLY LINE OF TAYLOR STREET (60 FEET WIDE); THENCE SOUTH 89° 31' 00" WEST ALONG THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF TAYLOR ROAD, 30.00 FEET TO A 5/8" IRON PIN SET ON THE WESTERLY LINE OF ABBE ROAD;

THENCE SOUTH 00° 15' 00" WEST ALONG THE WESTERLY LINE OF ABBE ROAD, 773.56 FEET TO A 5/8" IRON PIN SET AND THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES HEREIN DESCRIBED;

THENCE SOUTH 00° 15' 00" WEST CONTINUING ALONG THE WESTERLY LINE OF ABBE ROAD, 268.00 FEET TO A 5/8" IRON PIN SET ON THE NORTHERLY LINE OF CLARK STREET (50 FEET WIDE);

THENCE SOUTH 89° 30' 20" WEST ALONG THE NORTHERLY LINE OF CLARK STREET, 127.00 FEET TO A 5/8" IRON PIN SET; THENCE SOUTH 89° 30' 20" WEST ALONG THE WESTERLY LINE OF CLARK STREET, 12.00 FEET TO THE EASTERLY LINE OF THE CHAMBER OF COMMERCE ALLOTMENT AS APPEARS IN PLAT VOLUME 7, PAGE 27 OF THE LORAIN COUNTY RECORD OF PLATS;

THENCE NORTH 00° 04' 44" WEST ALONG THE EASTERLY LINE OF SAID CHAMBER OF COMMERCE ALLOTMENT AND THE WESTERLY LINE OF ORIGINAL LOT NO. 12, 278.00 FEET TO A 5/8" IRON PIN SET;

THENCE SOUTH 89° 27' 46" EAST, 556.19 FEET TO THE PRINCIPAL POINT OF BEGINNING AND CONTAINING 3.4807 ACRES OF LAND AS CALCULATED AND DESCRIBED BY EDWARD B. DUDLEY, P.S. NO. 6747 OF THE RIVERSTONE COMPANY (P.L. 2000-01), BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS;

**LEGAL DESCRIPTION**  
NEW PARCEL B

SITUATED IN THE TOWNSHIP OF ELYRIA, COUNTY OF LORAIN AND STATE OF OHIO; AND BEING PART OF ORIGINAL LOT NOS. 12 AND 13, EAST OF THE BLACK RIVER, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTERLINE OF ABBE ROAD (60 FEET WIDE) (ALSO BEING THE EASTERLY LINE OF ORIGINAL LOT NO. 12) AT ITS INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTHERLY LINE OF TAYLOR STREET (60 FEET WIDE); THENCE SOUTH 89° 31' 00" WEST ALONG THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF TAYLOR ROAD, 30.00 FEET TO A 5/8" IRON PIN SET ON THE WESTERLY LINE OF ABBE ROAD; AND THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES HEREIN DESCRIBED;

THENCE SOUTH 00° 15' 00" WEST ALONG THE WESTERLY LINE OF ABBE ROAD, 773.56 FEET TO A 5/8" IRON PIN SET;

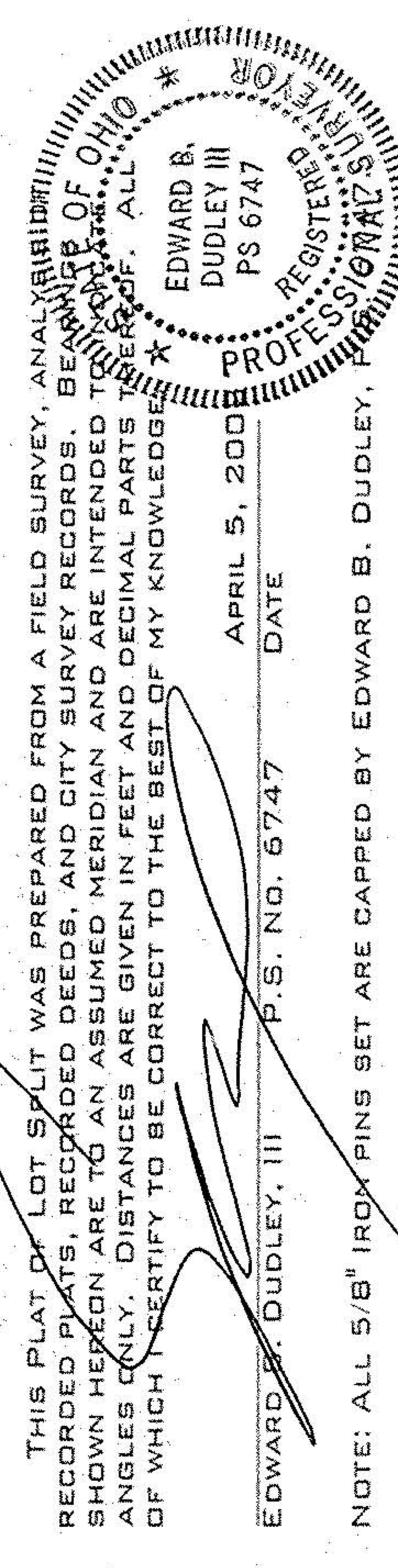
THENCE NORTH 89° 27' 46" WEST, 556.19 FEET TO A 5/8" IRON PIN SET IN THE CENTERLINE OF CLARK STREET (50 FEET WIDE); THENCE NORTH 89° 30' 20" WEST ALONG THE WESTERLY LINE OF CLARK STREET, 127.00 FEET TO A 5/8" IRON PIN SET; THENCE SOUTH 89° 30' 20" WEST ALONG THE WESTERLY LINE OF CLARK STREET, 12.00 FEET TO THE EASTERLY LINE OF THE CHAMBER OF COMMERCE ALLOTMENT AS APPEARS IN PLAT VOLUME 7, PAGE 27 OF THE LORAIN COUNTY RECORD OF PLATS;

THENCE NORTH 00° 04' 44" WEST ALONG THE EASTERLY LINE OF SAID CHAMBER OF COMMERCE ALLOTMENT AND THE WESTERLY LINE OF ORIGINAL LOT NO. 12, 89.25 FEET TO A 5/8" IRON PIN SET AT THE SOUTHEASTERLY CORNER OF SUBLT NO. 17 IN SAID ALLOTMENT;

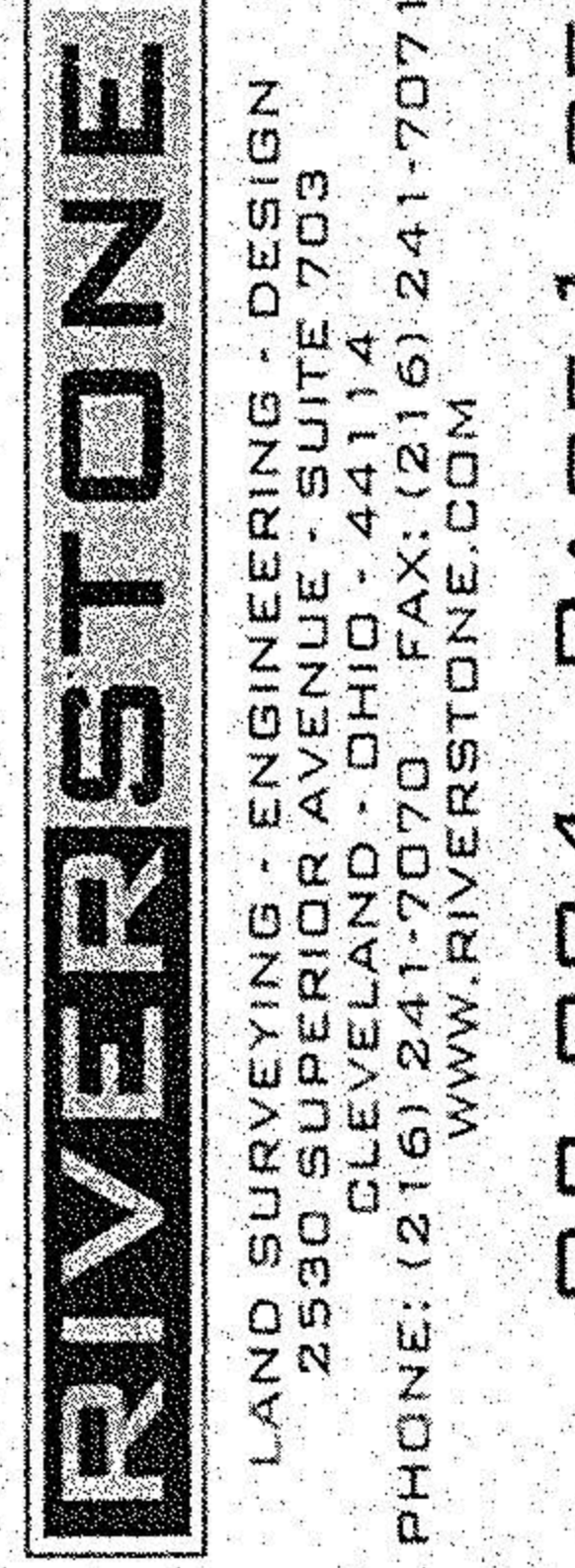
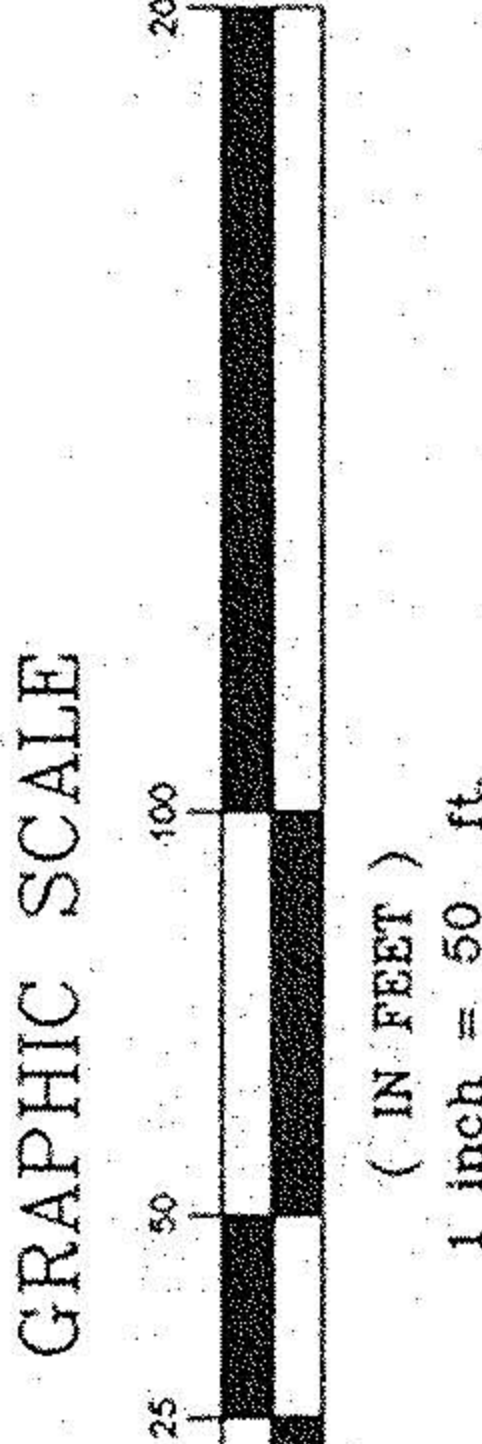
THENCE SOUTH 89° 37' 30" WEST ALONG THE SOUTHERLY LINE OF SUBLT NO. 17, 138.00 FEET TO A 5/8" IRON PIN SET IN THE EASTERLY LINE OF SOUTH LOGAN STREET (50 FEET WIDE);

THENCE NORTH 00° 19' 20" WEST ALONG THE EASTERLY LINE OF SOUTH LOGAN STREET, 674.11 FEET TO A 5/8" IRON PIN SET IN THE SOUTHERLY LINE OF TAYLOR STREET;

THENCE NORTH 89° 31' 00" EAST ALONG THE SOUTHERLY LINE OF TAYLOR STREET, 687.25 FEET TO THE PLACE OF BEGINNING AND CONTAINING 11.7901 ACRES OF LAND, OF WHICH 9.8521 ACRES LIE IN ORIGINAL LOT NO. 12 AND 1.9380 ACRES OF LAND LIE IN ORIGINAL LOT NO. 13, AS CALCULATED AND DESCRIBED BY EDWARD B. DUDLEY, P.S. NO. 6747 OF THE RIVERSTONE COMPANY (P.L. 2000-01), BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS;



NOTE: ALL 5/8" IRON PINS SET ARE CAPPED BY EDWARD B. DUDLEY, PROFESSIONAL ENGINEER, STATE OF OHIO, LICENSE NO. PS 6747, DATED APRIL 5, 2000. BASIS OF BEARINGS: CENTERLINE BEARINGS OF TAYLOR STREET (NORTH 89° 31' 00" EAST) AS DESCRIBED IN DEED CONVEYED TO ASSET SALES INC., DATED DECEMBER 26, 2001 AND RECORDED IN INSTRUMENT NO. 20010800192. DEED OF REFERENCE: DEED CONVEYED TO ASSET SALES INC., DATED DECEMBER 28, 2001 AND RECORDED IN INSTRUMENT NO. 20010800192.



**LEGEND**

MONUMENT BOX	IRON PIN FOUND FOR PIN SET	AREA	VOL	PAGE	DATE	REMARKS
SHALL HOLE		ACRES	NO.	NO.	NO.	NO.
CENTERLINE	LINE					
RIGHT-OF-WAY	LINE					
ORIGINAL	PROF. LINE					
MEAS./N	MEAS./S	MEAS./E	MEAS./W	MEAS./N	MEAS./S	MEAS./E
MEAS./W	MEAS./N	MEAS./S	MEAS./E	MEAS./W	MEAS./N	MEAS./S
MEAS./E	MEAS./W	MEAS./N	MEAS./S	MEAS./E	MEAS./W	MEAS./N
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