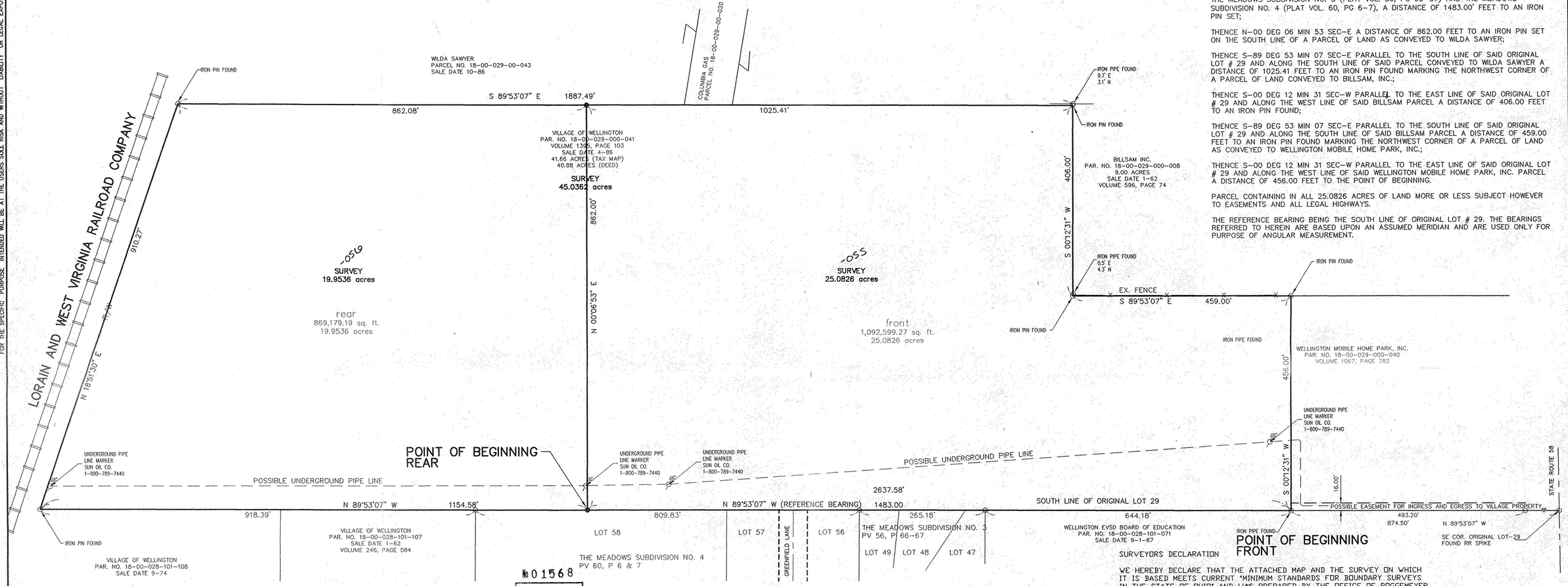
18-00-029-D

ANY INFORMATION OR DATA ON THIS DRAWING IS NOT INTENDED TO BE SUITABLE FOR REUSE BY ANY PERSON, FIRM OR CORPORATION OR ANY OTHERS ON EXTENSIONS OF THIS PROJECT OR FOR ANY USE ON ANY OTHER PROJECT. ANY REUSE WITHOUT WRITTEN VERIFICATION AND ADAPTATION BY THE ENGINEER, ARCHITECT OR SURVEYOR FOR THE SPECIFIC PURPOSE INTENDED WILL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO THE ENGINEER, ARCHITECT OR SURVEYOR.

REPORT OF A SURVEY FOR THE VILLAGE OF WELLINGTON PART OF THE ORIGINAL WELLINGTON TOWNSHIP LOT 29 25.0826 ACRES



LAND DESCRIPTION FOR THE VILLAGE OF WELLINGTON

BEING A PARCEL OF LAND SITUATED IN ORIGINAL LOT # 29, WELLINGTON TOWNSHIP, LORAIN COUNTY, STATE OF OHIO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR THE SAME AT A FOUND RAILROAD SPIKE MARKING THE SOUTHEAST CORNER OF SAID ORIGINAL LOT # 29, SAID CORNER ALSO BEING ON THE CENTERLINE OF STATE ROUTE # 58;

THENCE N-89 DEG 53 MIN 07 SEC-W ALONG THE SOUTH LINE OF SAID ORIGINAL LOT # 29, SAID LINE ALSO BEING THE NORTH LINE OF A PARCEL OF LAND CONVEYED TO THE WELLINGTON EVSD BOARD OF EDUCATION, A DISTANCE OF 2357.58 FEET TO AN IRON PIPE FOUND MARKING THE POINT OF BEGINNING:

THENCE CONTINUING N-89 DEG 53 MIN 07 SEC-W ALONG THE SOUTH LINE OF SAID ORIGINAL LOT # 29 AND NORTH LINE OF SAID THE MEADOWS SUBDIVISION NO. 4 (PLAT VOL. 60, PG 6-7), A DISTANCE OF 1154.58' FEET TO A IRON PIN FOUND ON THE EASTERLY RIGHT-OF-WAY LINE OF THE LORAIN AND WEST VIRGINIA RAILROAD COMPANY;

THENCE N-18 DEG 51 MIN 30 SEC-E ALONG THE EASTERLY LINE OF SAID RIGHT-OF-WAY A DISTANCE OF 910.27 FEET TO AN IRON PIN FOUND ON THE SOUTH LINE OF A PARCEL OF LAND AS CONVEYED TO WILDA SAWYER;

THENCE S-89 DEG 53 MIN 07 SEC-E PARALLEL TO THE SOUTH LINE OF SAID ORIGINAL LOT # 29 AND ALONG THE SOUTH LINE OF SAID PARCEL CONVEYED TO WILDA SAWYER A DISTANCE OF 862.08 FEET TO AN IRON PIN SET;

THENCE S-00 DEG 06 MIN 53 SEC-W A DISTANCE OF 862.00 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINING IN ALL 19.9536 ACRES OF LAND MORE OR LESS SUBJECT HOWEVER TO EASEMENTS AND ALL LEGAL HIGHWAYS.

THE REFERENCE BEARING BEING THE SOUTH LINE OF ORIGINAL LOT # 29. THE BEARINGS REFERRED TO HEREIN ARE BASED UPON AN ASSUMED MERIDIAN AND ARE USED ONLY FOR PURPOSE OF ANGULAR MEASUREMENT.

№ 01568

APPROVED
LORAIN CO.
MAP DEPT.
DATE 1-9-04
PARCEL 18-00-029-D
BY R. MAINES
OHIO APPROV 03-015168

PREVIOS SURVEYS
KS ASSOCIATES, INC. – MARCH, 1997
POGGEMEYER DESIGN GROUP, INC. – JUNE, 1997

SURVEY LEGEND

FND P.K. NAIL	SET P.K. NAIL
FND I.P. OR ROD	SET I.P. OR ROD
FND MONUMENT	SET MONUMENT
FND R.R. SPIKE	SET R.R. SPIKE
B.M. OR BORE	SET DRILL HOLE OR CUT "X"
PROP CORNER	P.I.

GRAPHIC SCALE
0 100 200 300
(IN FEET)
1 inch = 100 ft.

LAND DESCRIPTION FOR THE VILLAGE OF WELLINGTON

BEING A PARCEL OF LAND SITUATED IN ORIGINAL LOT # 29, WELLINGTON TOWNSHIP, LORAIN COUNTY, STATE OF OHIO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR THE SAME AT A FOUND RAILROAD SPIKE MARKING THE SOUTHEAST CORNER OF SAID ORIGINAL LOT # 29, SAID CORNER ALSO BEING ON THE CENTERLINE OF STATE ROUTE # 58;

THENCE N-89 DEG 53 MIN 07 SEC-W ALONG THE SOUTH LINE OF SAID ORIGINAL LOT # 29, SAID LINE ALSO BEING THE NORTH LINE OF A PARCEL OF LAND CONVEYED TO THE WELLINGTON EVSD BOARD OF EDUCATION, A DISTANCE OF 874.50 FEET TO AN IRON PIPE FOUND MARKING THE POINT OF BEGINNING:

THENCE CONTINUING N-89 DEG 53 MIN 07 SEC-W ALONG THE SOUTH LINE OF SAID ORIGINAL LOT # 29 AND NORTH LINE OF SAID WELLINGTON EVSD BOARD OF EDUCATION, THE MEADOWS SUBDIVISION NO. 3 (PLAT VOL. 56, PG 66-67) AND THE MEADOWS SUBDIVISION NO. 4 (PLAT VOL. 60, PG 6-7), A DISTANCE OF 1483.00' FEET TO AN IRON PIN SET;

THENCE N-00 DEG 06 MIN 53 SEC-E A DISTANCE OF 862.00 FEET TO AN IRON PIN SET ON THE SOUTH LINE OF A PARCEL OF LAND AS CONVEYED TO WILDA SAWYER;

THENCE S-89 DEG 53 MIN 07 SEC-E PARALLEL TO THE SOUTH LINE OF SAID ORIGINAL LOT # 29 AND ALONG THE SOUTH LINE OF SAID PARCEL CONVEYED TO WILDA SAWYER A DISTANCE OF 1025.41 FEET TO AN IRON PIN FOUND MARKING THE NORTHWEST CORNER OF A PARCEL OF LAND CONVEYED TO BILLSAM, INC.;

THENCE S-00 DEG 12 MIN 31 SEC-W PARALLEL TO THE EAST LINE OF SAID ORIGINAL LOT # 29 AND ALONG THE WEST LINE OF SAID BILLSAM PARCEL A DISTANCE OF 406.00 FEET TO AN IRON PIN FOUND;

THENCE S-89 DEG 53 MIN 07 SEC-E PARALLEL TO THE SOUTH LINE OF SAID ORIGINAL LOT # 29 AND ALONG THE SOUTH LINE OF SAID BILLSAM PARCEL A DISTANCE OF 459.00 FEET TO AN IRON PIN FOUND MARKING THE NORTHWEST CORNER OF A PARCEL OF LAND AS CONVEYED TO WELLINGTON MOBILE HOME PARK, INC.;

THENCE S-00 DEG 12 MIN 31 SEC-W PARALLEL TO THE EAST LINE OF SAID ORIGINAL LOT # 29 AND ALONG THE WEST LINE OF SAID WELLINGTON MOBILE HOME PARK, INC. PARCEL A DISTANCE OF 456.00 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINING IN ALL 25.0826 ACRES OF LAND MORE OR LESS SUBJECT HOWEVER TO EASEMENTS AND ALL LEGAL HIGHWAYS.

THE REFERENCE BEARING BEING THE SOUTH LINE OF ORIGINAL LOT # 29. THE BEARINGS REFERRED TO HEREIN ARE BASED UPON AN ASSUMED MERIDIAN AND ARE USED ONLY FOR PURPOSE OF ANGULAR MEASUREMENT.

SURVEYORS DECLARATION

WE HEREBY DECLARE THAT THE ATTACHED MAP AND THE SURVEY ON WHICH IT IS BASED MEETS CURRENT 'MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO' AND WAS PREPARED BY THE OFFICE OF POGGEMEYER DESIGN GROUP, INC DURING June 2003. ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF. THAT THE SURVEY WAS MADE UNDER MY SUPERVISION AND THAT OUR LIABILITY FOR THIS SURVEY IS LIMITED TO THE COST OF SAID SERVICES. IRON PINS IF SET ARE 5/8 INCH X 30 INCH REBAR WITH ID CAP AND THE BEARINGS REFERRED TO HEREIN ARE BASED UPON AN ASSUMED MERIDIAN AND ARE USED ONLY FOR THE PURPOSE OF ANGULAR MEASUREMENT.

POGGEMEYER DESIGN GROUP, INC.
ENGINEERS-ARCHITECTS-PLANNERS
1168 NORTH MAIN STREET
BOWLING GREEN, OHIO 43402
(419) 352-7537

STATE OF OHIO
LARRY D. ASKINS
S-06254
REGISTERED PROFESSIONAL SURVEYOR

Larry D. Askins
LARRY D. ASKINS, PROFESSIONAL SURVEYOR NO. 6254

NOTES:
1. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENT OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
2. THE LOCATION AND/OR EXISTENCE OF UTILITY SERVICE LINES TO THE PROPERTY SURVEYED ARE UNKNOWN AND ARE NOT SHOWN.
3. ALL BUILDINGS AND SURFACE AND SUBSURFACE IMPROVEMENTS ON AND ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN HEREON.
4. SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED AS A PART OF THIS SURVEY. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND OR OVERHEAD CONTAINERS OR FACILITIES THAT MAY AFFECT THE USE OR DEVELOPMENT OF THIS TRACT.

POGGEMEYER DESIGN GROUP, INC.
ARCHITECTS • ENGINEERS • PLANNERS
1168 NORTH MAIN STREET (419) 352-7537 BOWLING GREEN, OHIO 43402

REPORT OF SURVEY FOR VILLAGE OF WELLINGTON, OHIO

PARCEL SPLIT SURVEY

DRAWN BY	CHECKED BY
DAN	LDA

REVISION 7/14/03

1 OF 1

JOB NUMBER 1972-002

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