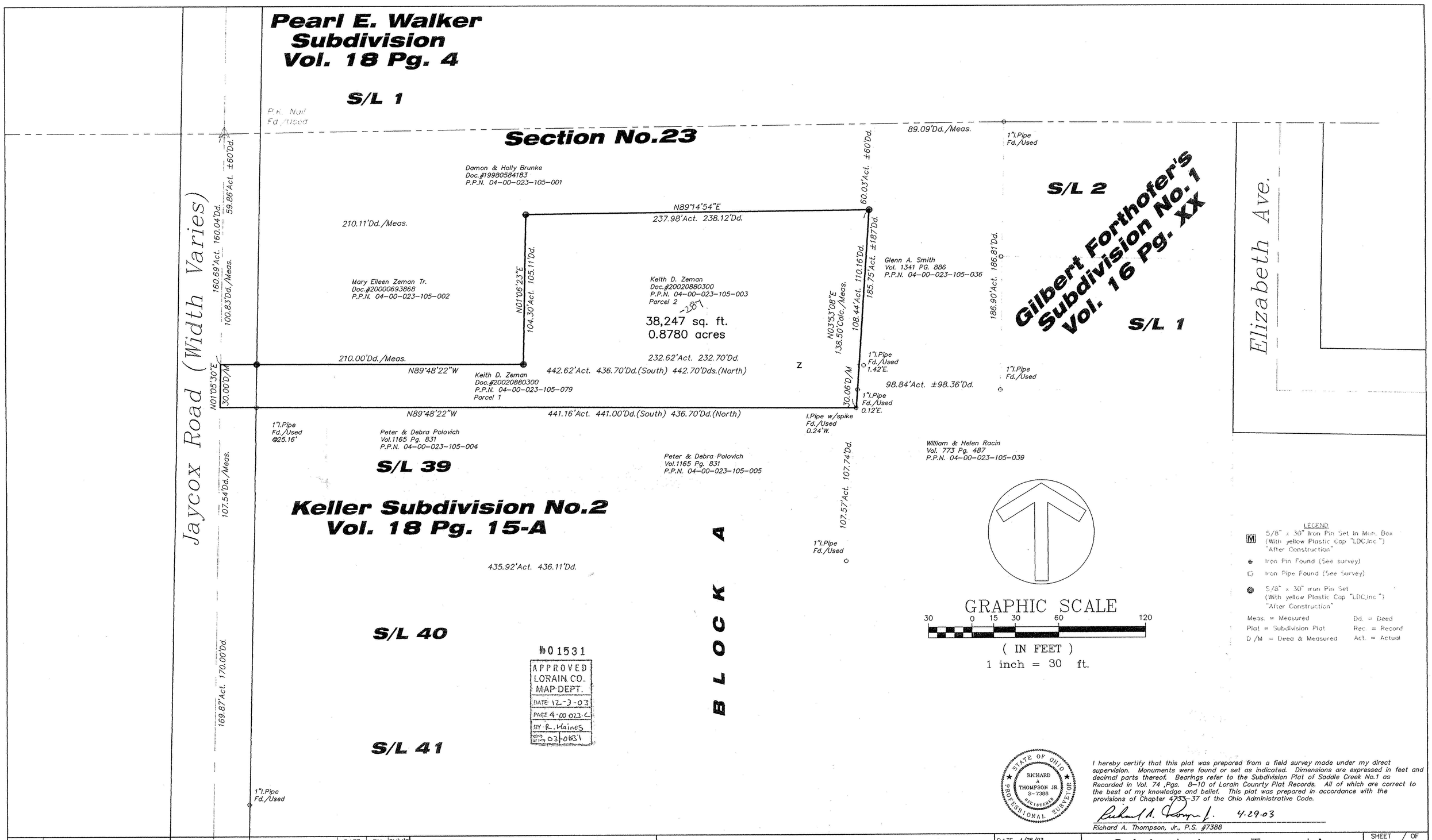
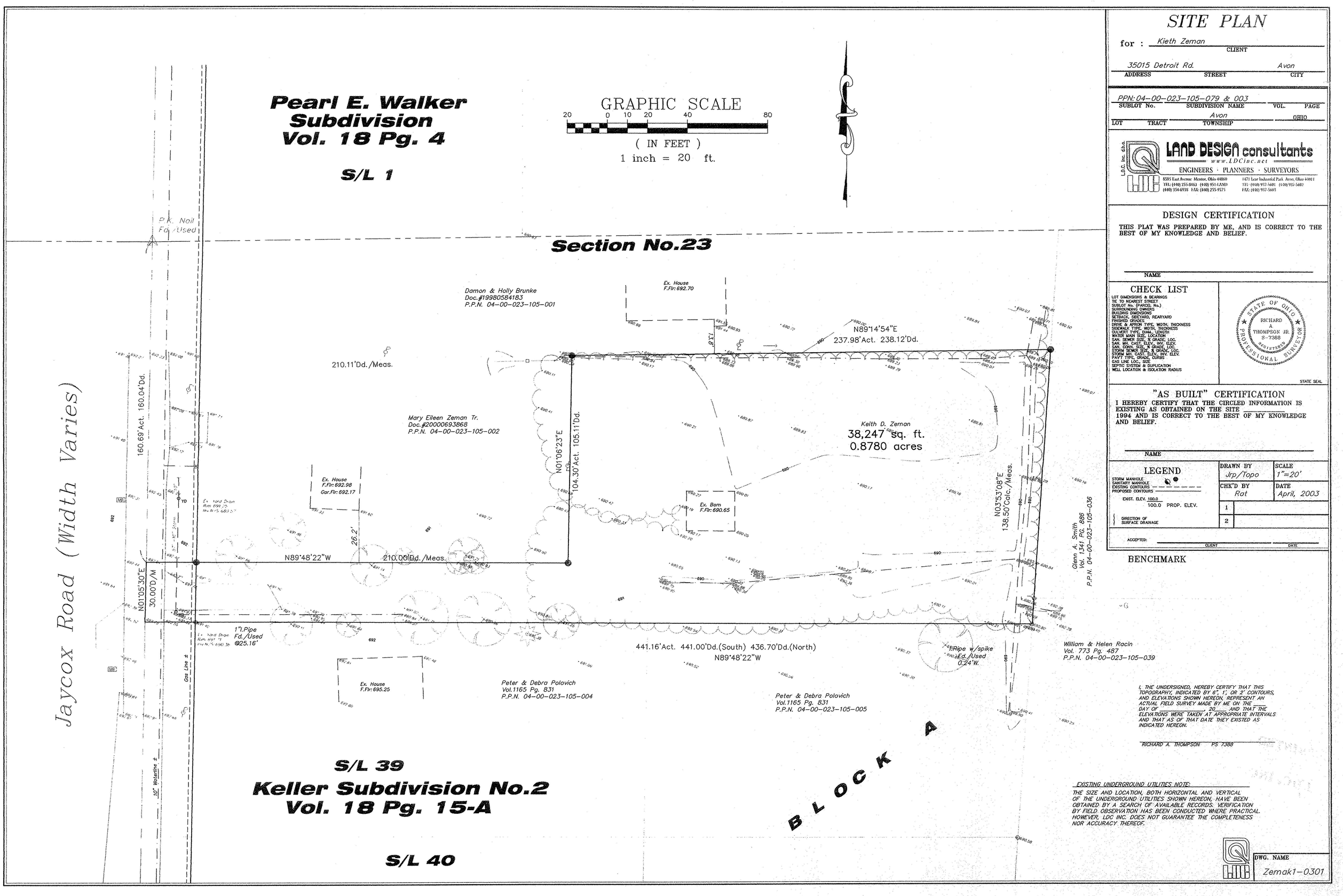

Pearl E. Walker Subdivision Vol. 18 Pg. 4
S/L 1
Section No.23
Jaycox Road (Width Varies)
Elizabeth Ave.
Gilbert Forthofer's Subdivision No.1 Vol. 16 Pg. XX
S/L 2
S/L 1
S/L 39
Keller Subdivision No.2 Vol. 18 Pg. 15-A
S/L 40
S/L 41
BLOCK A
Damon & Holly Brunke Doc.#19980584183 P.P.N. 04-00-023-105-001
Mary Eileen Zeman Tr. Doc.#20000693868 P.P.N. 04-00-023-105-002
Keith D. Zeman Doc.#20020880300 P.P.N. 04-00-023-105-003 Parcel 2
38,247 sq. ft.
0.8780 acres
Keith D. Zeman Doc.#20020880300 P.P.N. 04-00-023-105-079 Parcel 1
Glenn A. Smith Vol. 1341 PG. 886 P.P.N. 04-00-023-105-036
Peter & Debra Polovich Vol.1165 Pg. 831 P.P.N. 04-00-023-105-004
Peter & Debra Polovich Vol.1165 Pg. 831 P.P.N. 04-00-023-105-005
William & Helen Racin Vol. 773 Pg. 487 P.P.N. 04-00-023-105-039
N89°14'54"E 237.98'Act. 238.12'Dd.
N01°06'23"E 104.30'Act. 105.11'Dd.
N03°53'08"E 138.50'Calc./Meas.
N89°48'22"W 441.16'Act. 441.00'Dd.(South) 436.70'Dd.(North)
N01°05'30"E 30.00'D/M
210.00'Dd./Meas.
210.11'Dd./Meas.
442.62'Act. 436.70'Dd.(South) 442.70'Dds.(North)
232.62'Act. 232.70'Dd.
435.92'Act. 436.11'Dd.
GRAPHIC SCALE
30 0 15 30 60 120
(IN FEET)
1 inch = 30 ft.
LEGEND
5/8" x 30" Iron Pin Set In Mon. Box (With yellow Plastic Cap "LDC,Inc.") "After Construction"
Iron Pin Found (See survey)
Iron Pipe Found (See Survey)
5/8" x 30" Iron Pin Set (With yellow Plastic Cap "LDC,Inc.") "After Construction"
Meas. = Measured
Dd. = Deed
Plat = Subdivision Plat
Rec. = Record
D/M = Deed & Measured
Act. = Actual
STATE OF OHIO RICHARD A THOMPSON JR. S-7388 REGISTERED PROFESSIONAL SURVEYOR
I hereby certify that this plat was prepared from a field survey made under my direct supervision. Monuments were found or set as indicated. Dimensions are expressed in feet and decimal parts thereof. Bearings refer to the Subdivision Plat of Saddle Creek No.1 as Recorded in Vol. 74 ,Pgs. 8-10 of Lorain Counrty Plat Records. All of which are correct to the best of my knowledge and belief. This plat was prepared in accordance with the provisions of Chapter 4733-37 of the Ohio Administrative Code.
Richard A. Thompson, Jr., P.S. #7388
4.29.03
APPROVED LORAIN CO. MAP DEPT. DATE 12-3-03 PAGE 4-00 023.C BY R. Haines
No 01531
REV. No. | DATE | BY | CH'K'D
LAND DESIGN consultants www.LDCinc.net ENGINEERS · PLANNERS · SURVEYORS
8585 East Avenue Mentor, Ohio 44060 TEL: (440) 253-8463 (440) 951-LAND (440) 354-6938 FAX: (440) 255-9575
1471 Lear Industrial Park Avon, Ohio 44011 TEL: (440) 937-5601 (440) 937-5602 FAX: (440) 937-5603
Plat of Survey & Consolidation
City of Avon - Lorain County - Ohio
DATE 4/26/03
SCALE: HOR 1"=30'
VERT
FILENAME
COMPUTER Server
FIELD CREW TJS
Original Avon Township Part of Section 23
SHEET 1 OF 1
CONTRACT No. Zemak1-0301


SITE PLAN
for : Kieth Zeman
CLIENT
35015 Detroit Rd. Avon
ADDRESS STREET CITY
PPN: 04-00-023-105-079 & 003
SUBLOT No. SUBDIVISION NAME VOL. PAGE
Avon OHIO
LOT TRACT TOWNSHIP
LAND DESIGN consultants www.LDCinc.net ENGINEERS · PLANNERS · SURVEYORS
8585 East Avenue Mentor, Ohio 44060 TEL: (440) 253-8463 (440) 951-LAND (440) 354-6938 FAX: (440) 255-9575
1471 Lear Industrial Park Avon, Ohio 44011 TEL: (440) 937-5601 (440) 937-5602 FAX: (440) 937-5603
DESIGN CERTIFICATION
THIS PLAT WAS PREPARED BY ME, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
NAME
CHECK LIST
LOT DIMENSIONS & BEARINGS
TIE TO NEAREST STREET
SUBLOT No. (PARCEL No.)
SURROUNDING OWNERS
BUILDING DIMENSIONS
SETBACK, SIDEYARD, REARYARD
FINISHED GRADES
DRIVE & APRON TYPE, WIDTH, THICKNESS
SIDEWALK TYPE, WIDTH, THICKNESS
STREET TYPE, WIDTH, LENGTH
WATER MAIN SIZE, LOCATION
SAN. SEWER SIZE, & GRADE LOC.
SAN. MH. CAST, ELE. INV. ELEV.
SAN. CONN. SIZE, & GRADE LOC.
STORM SEWER SIZE, & GRADE LOC.
STORM MH. CAST, ELEV. INV. ELEV.
PAVT TYPE, GRADE, CURBS
GAS LINE LOC., SIZE
SEPTIC SYSTEM & DUPLICATION
WELL LOCATION & ISOLATION RADIUS
STATE OF OHIO RICHARD A THOMPSON JR. S-7388 REGISTERED PROFESSIONAL SURVEYOR
STATE SEAL
"AS BUILT" CERTIFICATION
I HEREBY CERTIFY THAT THE CIRCLED INFORMATION IS EXISTING AS OBTAINED ON THE SITE _____ 1994 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
NAME
LEGEND
STORM MANHOLE
SANITARY MANHOLE
EXISTING CONTOURS
PROPOSED CONTOURS
EXIST. ELEV. 100.0
100.0 PROP. ELEV.
DIRECTION OF SURFACE DRAINAGE
DRAWN BY Jrp/Topo
SCALE 1"=20'
CHK'D BY Rat
DATE April, 2003
ACCEPTED: CLIENT DATE
BENCHMARK
Pearl E. Walker Subdivision Vol. 18 Pg. 4
S/L 1
GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.
Section No.23
Jaycox Road (Width Varies)
Damon & Holly Brunke Doc.#19980584183 P.P.N. 04-00-023-105-001
Ex. House F.Flr: 692.70
N89°14'54"E 237.98'Act. 238.12'Dd.
210.11'Dd./Meas.
Mary Eileen Zeman Tr. Doc.#20000693868 P.P.N. 04-00-023-105-002
Keith D. Zeman
38,247 sq. ft.
0.8780 acres
Ex. House F.Flr: 692.98 Gar.Flr: 692.17
Ex. Barn F.Flr: 690.65
N01°06'23"E 104.30'Act. 105.11'Dd.
N03°53'08"E 138.50'Calc./Meas.
Glenn A. Smith Vol. 1341 PG. 886 P.P.N. 04-00-023-105-036
N89°48'22"W 210.00'Dd./Meas.
N01°05'30"E 30.00'D/M
1"I.Pipe Fd./Used @25.16'
441.16'Act. 441.00'Dd.(South) 436.70'Dd.(North)
N89°48'22"W
I.Pipe w/spike Fd./Used 0.24'W.
William & Helen Racin Vol. 773 Pg. 487 P.P.N. 04-00-023-105-039
Ex. House F.Flr: 695.25
Peter & Debra Polovich Vol.1165 Pg. 831 P.P.N. 04-00-023-105-004
Peter & Debra Polovich Vol.1165 Pg. 831 P.P.N. 04-00-023-105-005
Gas Line ±
10" Waterline ±
BLOCK A
S/L 39
Keller Subdivision No.2 Vol. 18 Pg. 15-A
S/L 40
I, THE UNDERSIGNED, HEREBY CERTIFY THAT THIS TOPOGRAPHY, INDICATED BY 6", 1', OR 2' CONTOURS, AND ELEVATIONS SHOWN HEREON, REPRESENT AN ACTUAL FIELD SURVEY MADE BY ME ON THE ____ DAY OF _____, 20____ AND THAT THE ELEVATIONS WERE TAKEN AT APPROPRIATE INTERVALS AND THAT AS OF THAT DATE THEY EXISTED AS INDICATED HEREON.
RICHARD A. THOMPSON PS 7388
EXISTING UNDERGROUND UTILITIES NOTE:
THE SIZE AND LOCATION, BOTH HORIZONTAL AND VERTICAL OF THE UNDERGROUND UTILITIES SHOWN HEREON, HAVE BEEN OBTAINED BY A SEARCH OF AVAILABLE RECORDS. VERIFICATION BY FIELD OBSERVATION HAS BEEN CONDUCTED WHERE PRACTICAL. HOWEVER, LDC INC. DOES NOT GUARANTEE THE COMPLETENESS NOR ACCURACY THEREOF.
DWG. NAME Zemak1-0301