LOT SPLIT

for

GLEN A. FRIDENSTINE

SITUATED IN THE TOWNSHIP OF HENRIETTA, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO GLEN A. FRIDENSTINE AS RECORDED IN DOCUMENT NUMBER 1998056884 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 53.2826 ACRES OF LAND IN ORIGINAL HENRIETTA TOWNSHIP LOT NUMBERS 8 & 13, TRACT NUMBER 14, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS.

GRAPHIC SCALE

0 40 80 160

(IN FEET)
SCALE: 1"=80'

OHIO TURNPIKE

STATE ROUTE 113

GARFIELD ROAD

BAIRD ROAD

BECKER ROAD

LORAIN COUNTY

MEDINA COUNTY

LOCATION MAP NTS

BASIS OF BEARINGS:
CENTERLINE OF GARFIELD ROAD (WEST OF BAIRD ROAD)
WHICH WAS ASSUMED TO BE: N 88°41'50" W BETWEEN 8" & 7" WEST

GARFIELD ROAD (60' R/W)
N 88°41'50" W
1716.76'(REC.) 1716.89' (MEAS.)

P.O.C.
N 1°42'10" E
217.74'(REC.)

EXISTING FENCE
N 88°41'50" W
152.04'

RALPH BERG
08-14-008-000-001
DOC. # 1998038844
18.83 ACRES (DESC.)

1729.00' (REC.) 1731.82' (MEAS.)
1323.36' (N) 1420.52' (M)
S 88°41'50" E

34" IRON PIPE FND. 0.45' (N)

COSTIN FAMILY LIMITED PARTNERSHIP
08-14-008-000-004
DOC. # 1999048984
17.63 ACRES (DESC.)

ROY L Sr. & HELEN HASTINGS
08-14-008-000-005
VOLUME 1414, PAGE 533
5.00 ACRES (DESC.)
4.2043 ACRES (CALC.)

GLEN A. FRIDENSTINE
08-14-008-000-004
DOC. # 1998056884
10.2121 ACRES (DESC.)
10.0051 ACRES (CALC.)

N 1°42'10" E
1772.17' (REC.)
1780.63' (MEAS.)

S 1°42'10" W
1772.17' (REC.)

680.41' (MEAS.)

DUE EAST 590.77' (R&M)

34" IRON PIPE FND. 0.19' (N)

283.93' (N) 283.93' (M)

223.40' (R&M)
274.45' (M) 273.41' (M)
DUE EAST

S 71°51'00" E
253.57' (REC.)
253.57' (MEAS.)

477.83'

REMAINDER "B"
9.3887 ACRES

SPLIT "B"
0.7068 OF AN ACRE
472.70'

GARFIELD ROAD (60' R/W)

T.P.O.B.
REMAINDER "B"

T.P.O.B.
COMBINATION "B"

COMBINATION "A"
49.6080 ACRES

COMBINATION "B"
3.6746 ACRES
(0.2074 OF AN ACRE IN R/W)

SPLIT "A"
2.9678 ACRES

S 8°58'19" E
1266.83'
1739.53'

1568.39'
853.75'
N 0°05'57" E

GLEN A. FRIDENSTINE
08-14-013-000-001
DOC. # 1998038844
DOC. # 1998056884
22.1071 ACRES (CALC.)

REMAINDER "A"
19.2193 ACRES

S 8°58'19" E
472.70'

EXISTING BARN

T.P.O.B.
REMAINDER "A"
COMBINATION "A"

T.P.O.B.
BEGINNING

N 88°10'55" W
1746.42'

WILLIAM F. & JEAN S. BONNETT
08-14-013-000-003
DOC. # 2001076078
21.00 ACRES (DESC.)
21.6680 ACRES (CALC.)

628.87'

BAIRD ROAD (60' R/W)

553.53'

N 88°10'55" W
1763.04'

WILLIAM F. & JEAN S. BONNETT
08-14-013-000-003
DOC. # 2001076078
37.23 ACRES (DESC.)

TABLE OF OWNERSHIP

08-14-008-000-004	COSTIN FAMILY LIMITED PARTNERSHIP
08-14-008-000-005	ROY L. Sr. & HELEN HASTINGS
08-14-013-000-001	RALPH BERG
08-14-013-000-002	GLEN A. FRIDENSTINE
08-14-013-000-003	WILLIAM F. & JEAN S. BONNETT

TABLE OF LINES

LINE	BEARING	DISTANCE
L1	S 78°39'04" E	17.71' (MEAS.)
L2	S 78°39'04" E	17.71' (MEAS.)
L3	S 82°20'00" E	30.00'
L4	S 0°05'57" E	30.00'
L5	DUE SOUTH	26.00'
L6	S 8°58'19" E	30.00'
L7	S 88°10'55" W	30.00'

TABLE OF MONUMENTS

NO.	DESCRIPTION
P-1	1" IRON PIPE FND. & USED 0.19' (N)
P-2	1" IRON PIPE FND. & USED

LEGEND OF SYMBOLS AND LINETYPES

- CENTERLINE OF RIGHT-OF-WAY
- IRON PIPE OR PIN FOUND AS INDICATED
- 1/2" REBAR W/CAP STAMPED "BRAMHALL, 8972" SET
- P.K.S. — P.K. NAIL SET
- P.O.C. — POINT OF COMMENCEMENT
- T.P.O.B. — TRUE PLACE OF BEGINNING
- —x— — FENCE
- (F) (FND.) — FOUND
- (R) (REC.) — RECORD
- (M) (MEAS.) — MEASURED
- (C) (CALC.) — CALCULATED
- — RIGHT-OF-WAY LINE
- ⊠ — MONUMENT BOX WITH CAPPED REBAR FOUND & USED

EXISTING BUILDING

PRE-SPLIT SURVEY

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED THE BOUNDARY SURVEY AS SHOWN HEREON, SITUATED IN THE TOWNSHIP OF HENRIETTA, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO GLEN A. FRIDENSTINE AS RECORDED IN DOCUMENT NUMBER 1998056884 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 53.2826 ACRES OF LAND IN ORIGINAL HENRIETTA TOWNSHIP LOT NUMBERS 8 & 13, TRACT NUMBER 14, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS. AT ALL POINTS THUS DESCRIBED ● IRON RODS OR MONUMENTS WERE FOUND AND AT ALL POINTS THUS DESCRIBED ★ IRON RODS WERE SET. DISTANCES ARE SHOWN IN MONUMENTS WERE FOUND AND AT ALL POINTS THUS DESCRIBED ★ IRON RODS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF. BEARINGS ARE BASED ON THE CENTERLINE OF GARFIELD ROAD (WEST OF BAIRD ROAD) WHICH WAS ASSUMED TO BE: N 88°41'50" W BETWEEN 8" & 7" WEST AS DESCRIBED IN SURVEY ON WHICH A TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND EACH BLOCK COMPUTED FROM FIELD MEASUREMENTS OF GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

Christopher M. Stigall 10/01/2003
CHRISTOPHER M. STIGALL, P.S.
REGISTERED SURVEYOR NO. 8081 DATE

STATE OF OHIO
CHRISTOPHER M. STIGALL
8081
REGISTERED SURVEYOR

08-14-008-000-004
10.0051 ACRES

08-14-013-000-001
22.1071 ACRES

08-14-013-000-002
21.6680 ACRES

SPLIT PARCEL "A" 2.9678 ACRES
SPLIT PARCEL "B" 0.7068 OF AN ACRE
COMBINATION "B" 3.6746 ACRES

REMAINDER "A" 19.2193 ACRES
+ REMAINDER "B" 9.3887 ACRES
+ 08-14-013-000-001 21.0000 ACRES
COMBINATION "A" 49.6080 ACRES

POST-SPLIT SURVEY

COMBINATION "B"
3.6746 ACRES

COMBINATION "A"
49.6080 ACRES

POST-SPLIT SURVEY

BRAMHALL
ENGINEERING AND SURVEYING CO., INC.
37307 HARVEST DRIVE AVON, OHIO 44011
(440) 934 - 7878 (440) 934 - 7879 FAX

DRAWN BY: BDA
CHECKED BY: CMS

SHEET 2 OF 2

JOB NO. 03-1640

LOT SPLIT
GLEN A. FRIDENSTINE

SITUATED IN THE TOWNSHIP OF HENRIETTA, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO GLEN A. FRIDENSTINE AS RECORDED IN DOCUMENT NUMBER 1998056884 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 53.2826 ACRES OF LAND IN ORIGINAL HENRIETTA TOWNSHIP LOT NUMBERS 8 & 13, TRACT NUMBER 14, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS.

BRAMHALL
ENGINEERING AND SURVEYING CO., INC.
37307 HARVEST DRIVE AVON, OHIO 44011
(440) 934 - 7878 (440) 934 - 7879 FAX

SHEET 1 OF 2
JOB NO. 03-1640

BASIS OF BEARINGS:
CENTERLINE OF GARFIELD ROAD (WEST OF BAIRD ROAD)
WHICH WAS ASSUMED TO BE: N 88°41'50" W BETWEEN 8" & 7" WEST

GRAPHIC SCALE
0 40 80 160
(IN FEET)
SCALE: 1"=80'

LOCATION MAP NTS

LEGEND OF SYMBOLS AND LINETYPES

- CENTERLINE OF RIGHT-OF-WAY
- IRON PIN FOUND
- 5/8" REBAR W/CAP STAMPED "BRAMHALL 8972" SET
- P.K.S. — P.K. NAIL SET
- P.O.C. — POINT OF COMMENCEMENT
- T.P.O.B. — TRUE PLACE OF BEGINNING
- —x— — FENCE
- (F) (FND.) — FOUND
- (R) (REC.) — RECORD
- (M) (MEAS.) — MEASURED
- (C) (CALC.) — CALCULATED
- — RIGHT-OF-WAY LINE
- ⊠ — MONUMENT BOX WITH CAPPED REBAR FOUND & USED

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED THE BOUNDARY SURVEY AS SHOWN HEREON, SITUATED IN THE TOWNSHIP OF HENRIETTA, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO GLEN A. FRIDENSTINE AS RECORDED IN DOCUMENT NUMBER 1998056884 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 53.2826 ACRES OF LAND IN ORIGINAL HENRIETTA TOWNSHIP LOT NUMBERS 8 & 13, TRACT NUMBER 14, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS. AT ALL POINTS THUS DESCRIBED ● IRON RODS OR MONUMENTS WERE FOUND AND AT ALL POINTS THUS DESCRIBED ★ IRON RODS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF. BEARINGS ARE BASED ON THE CENTERLINE OF GARFIELD ROAD (WEST OF BAIRD ROAD) WHICH WAS ASSUMED TO BE: N88°41'50"W AS DESCRIBED IN SURVEY ON WHICH A TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND EACH BLOCK COMPUTED FROM FIELD MEASUREMENTS OF GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

Christopher M. Stigall 10/01/2003
CHRISTOPHER M. STIGALL, P.S. DATE
REGISTERED SURVEYOR NO. 8081

STATE OF OHIO
CHRISTOPHER M. STIGALL
8081
REGISTERED SURVEYOR

GARFIELD ROAD (60' R/W)

COMBINATION "A"
49.6080 ACRES

COMBINATION "B"
3.6746 ACRES
(0.2074 OF AN ACRE IN R/W)

SPLIT "A"
2.9678 ACRES

SPLIT "B"
0.7068 OF AN ACRE

REMAINDER "B"
9.3887 ACRES

REMAINDER "A"
19.2193 ACRES

BAIRD ROAD (60' R/W)

EXISTING BARN

EXISTING BUILDING

COSTIN FAMILY LIMITED PARTNERSHIP 08-14-008-000-004 DOC. # 1999048984 17.63 ACRES (DESC.)

RALPH BERG 08-14-008-000-001 DOC. # 1998038844 18.83 ACRES (DESC.)

ROY L Sr. & HELEN HASTINGS 08-14-008-000-005 VOLUME 1414, PAGE 533 5.00 ACRES (DESC.) 4.2043 ACRES (CALC.)

GLEN A. FRIDENSTINE 08-14-008-000-004 DOC. # 1998056884 10.2121 ACRES (DESC.) 10.0051 ACRES (CALC.)

GLEN A. FRIDENSTINE 08-14-013-000-001 DOC. # 1998056884 DOC. # 1998038844 22.1071 ACRES (CALC.)

GLEN A. FRIDENSTINE 08-14-013-000-002 DOC. # 1998056884 21.00 ACRES (DESC.) 21.6680 ACRES (CALC.)

WILLIAM F. & JEAN S. BONNETT 08-14-013-000-003 DOC. # 2001076078 37.23 ACRES (DESC.)

WILLIAM F. & JEAN S. BONNETT 08-14-013-000-003 DOC. # 2001076078 21.00 ACRES (DESC.) 21.6680 ACRES (CALC.)

TABLE OF OWNERSHIP

08-14-008-000-004	COSTIN FAMILY LIMITED PARTNERSHIP
08-14-008-000-005	ROY L. Sr. & HELEN HASTINGS
08-14-013-000-001	RALPH BERG
08-14-013-000-002	GLEN A. FRIDENSTINE
08-14-013-000-003	WILLIAM F. & JEAN S. BONNETT

TABLE OF LINES

LINE	BEARING	DISTANCE
L1	S 78°39'04" E	17.71' (MEAS.)
L2	S 78°39'04" E	17.71' (MEAS.)
L3	S 82°20'00" E	30.00'
L4	S 0°05'57" E	30.00'
L5	DUE SOUTH	26.00'
L6	S 8°58'19" E	30.00'
L7	S 88°10'55" W	30.00'

TABLE OF MONUMENTS

NO.	DESCRIPTION
P-1	1" IRON PIPE FND. & USED 0.19' (N)
P-2	1" IRON PIPE FND. & USED

PRE-SPLIT SURVEY

08-14-008-000-004
10.0051 ACRES

08-14-013-000-001
22.1071 ACRES

08-14-013-000-002
21.6680 ACRES

SPLIT PARCEL "A" 2.9678 ACRES
SPLIT PARCEL "B" 0.7068 OF AN ACRE
COMBINATION "B" 3.6746 ACRES

REMAINDER "A" 19.2193 ACRES
+ REMAINDER "B" 9.3887 ACRES
+ 08-14-013-000-001 21.0000 ACRES
COMBINATION "A" 49.6080 ACRES

POST-SPLIT SURVEY

COMBINATION "B"
3.6746 ACRES

COMBINATION "A"
49.6080 ACRES

POST-SPLIT SURVEY

BRAMHALL
ENGINEERING AND SURVEYING CO., INC.
37307 HARVEST DRIVE AVON, OHIO 44011
(440) 934 - 7878 (440) 934 - 7879 FAX

DRAWN BY: BDA
CHECKED BY: CMS

SHEET 2 OF 2

JOB NO. 03-1640

LOCATION MAP NTS

OHIO TURNPIKE
STATE ROUTE 113
GARFIELD ROAD
BAIRD ROAD
BECKER ROAD
LORAIN COUNTY
MEDINA COUNTY