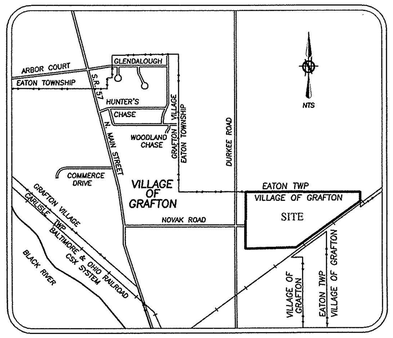
LOT SPLIT

SITUATED IN THE VILLAGE OF GRAFTON, COUNTY OF LORAIN, STATE OF OHIO
AND KNOW AS BEING PART OF ORIGINAL EATON TOWNSHIP LOT NUMBERS 79 AND 80



LOCATION MAP NTS

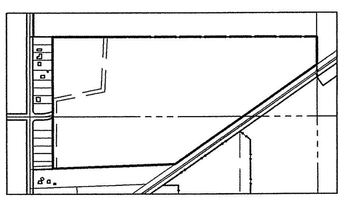
BASIS OF BEARINGS:

CENTERLINE OF ELM STREET SOUTH OF NOVAK RD. ASSUMED TO BE N 00°23'27" E

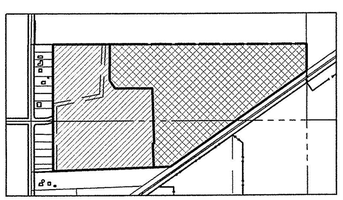
CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	BEARING
C1	112.87'	300.00'	21°33'27"	57.11'	112.21'	N 78°53'54" E

LEGEND:

- ○ IRON PIN/PIPE FOUND AS INDICATED
- ● 5/8" REBAR WITH CAP STAMPED "BRAMHALL 8073" SET
- P.K.F. P-K NAIL FOUND
- D.H.F. DRILLHOLE FOUND
- (R.) RECORD
- (M.) MEASURED



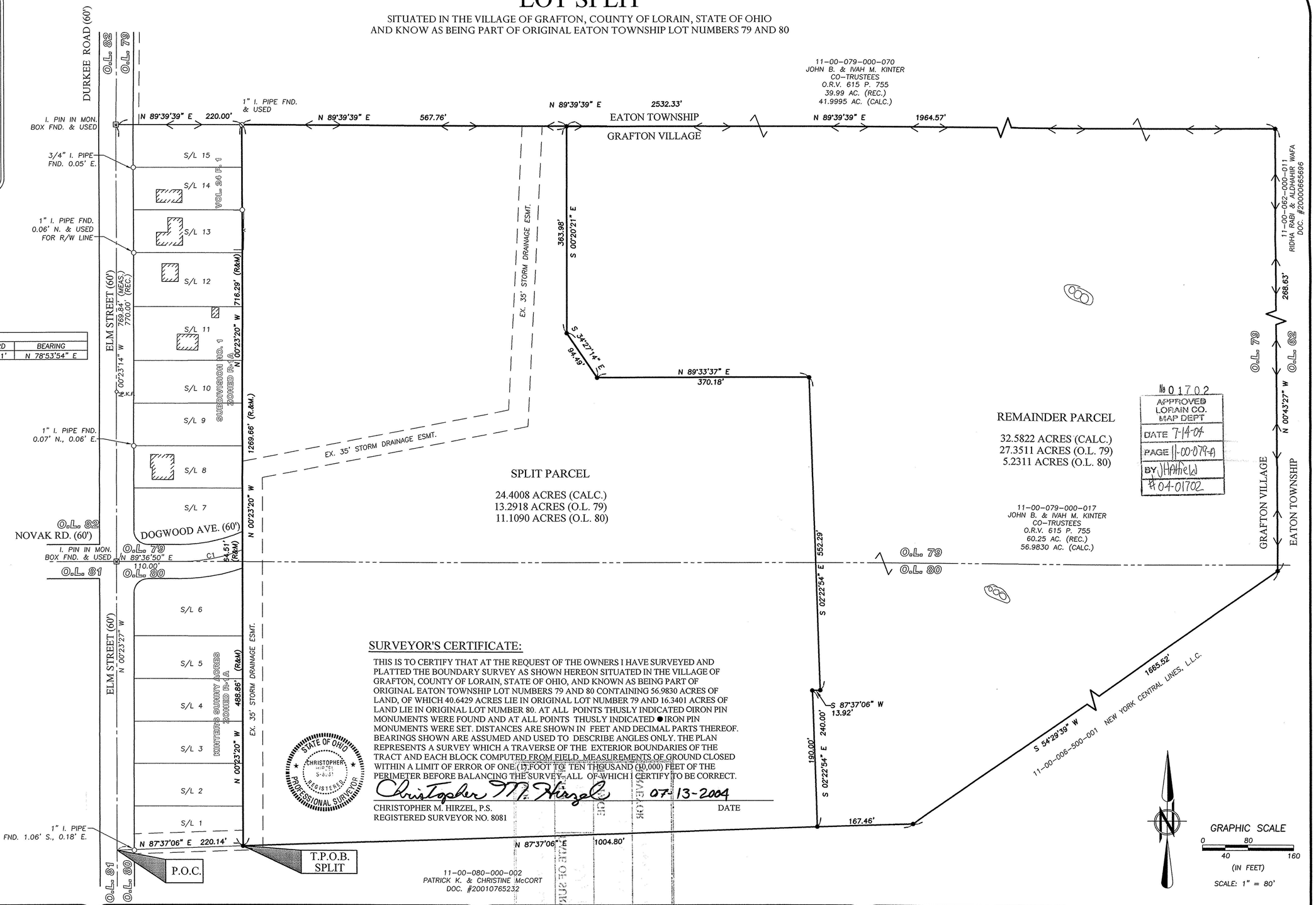
PRE-SPLIT SUMMARY
NTS



POST-SPLIT SUMMARY
NTS

SPLIT PARCEL – 24.4008 AC.

REMAINDER PARCEL – 32.5822 AC.



№ 01702
APPROVED
LORAIN CO.
MAP DEPT
DATE 7-14-04
PAGE 11-00-079-A
BY JHatfield
#04-01702

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 VILLAGE OF GRAFTON, COUNTY OF LORAIN, STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL EATON TOWNSHIP LOT NUMBERS 79 AND 80 CONTAINING 56.9830 ACRES OF LAND, OF WHICH 40.6429 ACRES LIE IN ORIGINAL LOT NUMBER 79 AND 16.3401 ACRES OF LAND LIE IN ORIGINAL LOT NUMBER 80. AT ALL POINTS THUSLY INDICATED ○IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED ●IRON PIN MONUMENTS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THE PLAN REPRESENTS A SURVEY 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.

STATE OF OHIO
CHRISTOPHER M. HIRZEL
S-8081
REGISTERED
PROFESSIONAL SURVEYOR

Christopher M. Hirzel 07-13-2004

CHRISTOPHER M. HIRZEL, P.S.
REGISTERED SURVEYOR NO. 8081

DATE

REVISION		
DATE:	BY:	DESCRIPTION:
6/29/04	CLH	ISSUED TO VILLAGE FOR REVIEW

DRAWN BY: RLK

CHECKED BY: CLH

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

PREPARED FOR:
KNG L.L.C.
P.O. BOX 26
GRAFTON, OHIO 44044

FIDDLER'S GREEN SUBDIVISION
LOT SPLIT
VILLAGE OF GRAFTON, COUNTY OF LORAIN, STATE OF OHIO

SHEET 1 OF 1

JOB NO. 02-1397

I:/021397/DRAWINGS/DWG/LOT SPLIT.dwg