LOT-SPLIT SURVEY

for

NORTH ABBE DEVELOPMENT INC

SITUATED IN THE CITY OF SHEFFIELD LAKE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL SHEFFIELD TOWNSHIP LOT NUMBERS 34, 35, & 36.

TABLE OF MONUMENTS

PIN	DESCRIPTION	PIN	DESCRIPTION
P-20	1" IRON PIPE FOUND	P-29	1/2" IRON PIN FOUND 0.80' (E) 0.64' (N)
P-21	1" IRON PIPE FOUND 0.38' (E) 0.71' (N)	P-30	1/2" IRON PIN FOUND 0.33' (E) 0.81' (N)
P-22	1" IRON PIPE FOUND 0.26' (E) 0.82' (N)	P-31	1/2" IRON PIN FOUND 0.75' (E) 0.61' (S)
P-23	2" IRON PIPE FOUND & USED FOR LINE 0.81' (N)	P-32	1/2" IRON PIN FOUND 0.23' (E) 0.85' (N)
P-24	1" IRON PIPE FOUND	P-33	1" IRON PIPE FOUND
P-25	1" IRON PIPE FOUND	P-34	1" IRON PIPE FOUND 0.78' (E) 0.44' (N)
P-26	IRON PIN FOUND 0.75' (E) 0.20' (N)	M-7	MONUMENT BOX WITH 1" IRON PIPE FOUND & USED FOR LINE 0.89' (E)
P-27	3/4" IRON PIPE FOUND 0.51' (E) 0.64' (N)	M-8	1/2" SQUARE IRON PIN FOUND 0.72' (E) 0.05' (N)
P-28	1/2" IRON PIPE FOUND 0.34' (N)	M-9	IRON PIPE FOUND

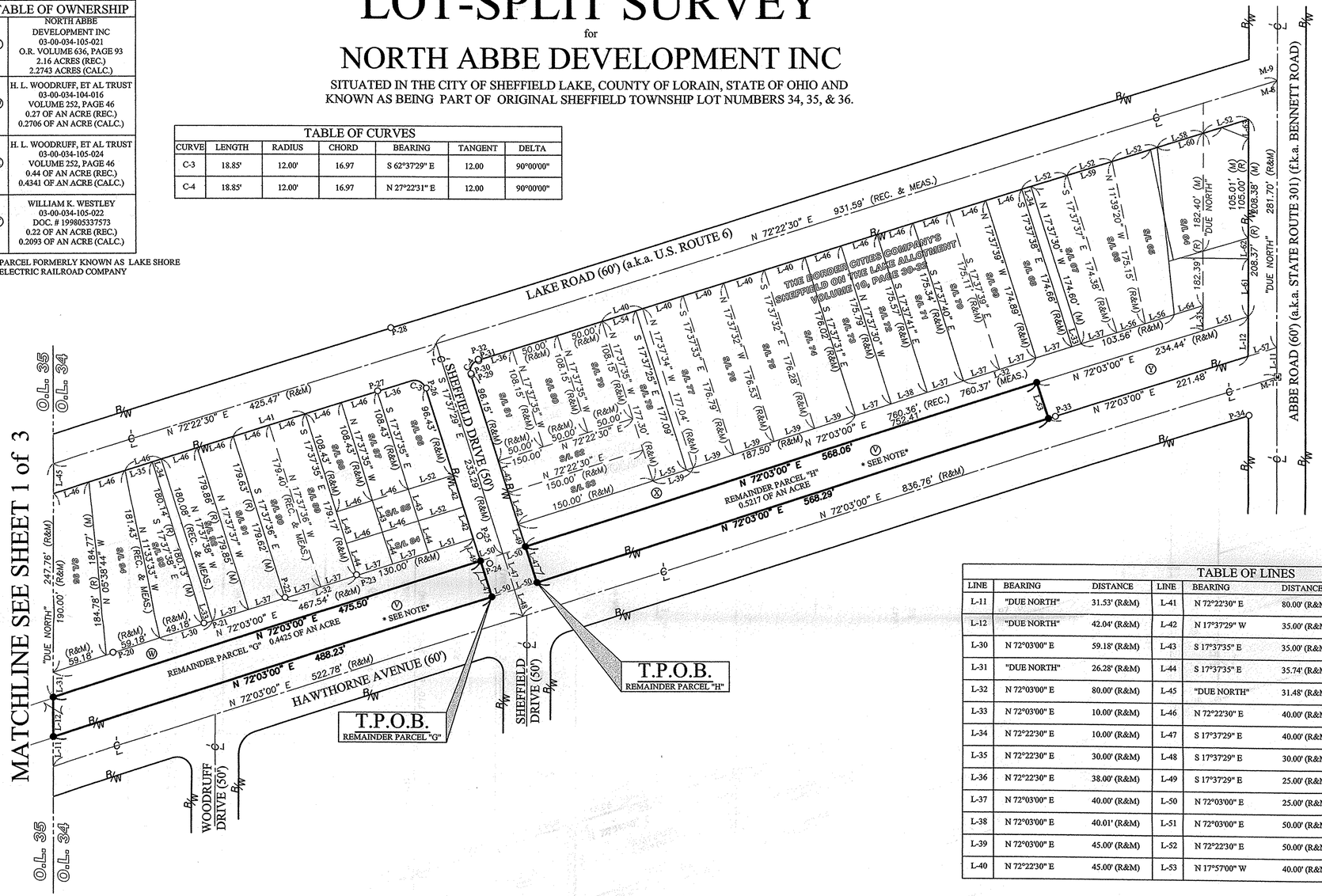
TABLE OF OWNERSHIP

(V)	NORTH ABBE DEVELOPMENT INC 03-00-034-105-021 O.R. VOLUME 636, PAGE 93 2.16 ACRES (REC.) 2.2743 ACRES (CALC.)
(W)	H. L. WOODRUFF, ET AL TRUST 03-00-034-104-016 VOLUME 252, PAGE 46 0.27 OF AN ACRE (REC.) 0.2706 OF AN ACRE (CALC.)
(X)	H. L. WOODRUFF, ET AL TRUST 03-00-034-105-024 VOLUME 252, PAGE 46 0.44 OF AN ACRE (REC.) 0.4341 OF AN ACRE (CALC.)
(Y)	WILLIAM K. WESTLEY 03-00-034-105-022 DOC. # 199805337573 0.22 OF AN ACRE (REC.) 0.2093 OF AN ACRE (CALC.)

NOTE PARCEL FORMERLY KNOWN AS LAKE SHORE ELECTRIC RAILROAD COMPANY

TABLE OF CURVES

CURVE	LENGTH	RADIUS	CHORD	BEARING	TANGENT	DELTA
C-3	18.85'	12.00'	16.97	S 62°37'29" E	12.00	90°00'00"
C-4	18.85'	12.00'	16.97	N 27°22'31" E	12.00	90°00'00"



GRAPHIC SCALE

0 30 60 120

(IN FEET)
SCALE: 1"=60'

BASIS OF BEARINGS:
THE WESTERLY LINE OF ORIGINAL SHEFFIELD TOWNSHIP LOT NUMBER 34 WHICH WAS ASSUMED TO BE "DUE NORTH" AS RECORDED IN PLAT VOLUME 10, PAGES 30-32 OF THE LORAIN COUNTY RECORDS

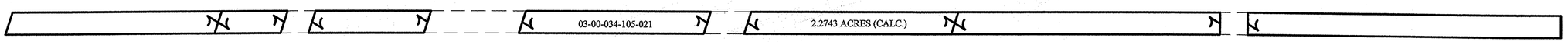
AS SURVEY IN DECEMBER OF 2004

LEGEND OF SYMBOLS AND LINETYPES

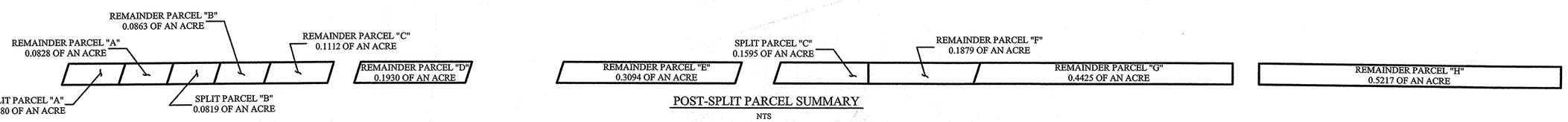
	CENTERLINE OF RIGHT-OF-WAY
	IRON PIPE OR PIN FOUND AS INDICATED
	5/8" IRON REBAR W/CAP STAMPED "BRAMHALL 8073" SET
M.N.S.	MASONRY NAIL SET
D.H.F.	DRILL HOLE FOUND
P.O.C.	POINT OF COMMENCEMENT
T.P.O.B.	TRUE PLACE OF BEGINNING
—x—	FENCE
(F) (FND.)	FOUND
(R) (REC.)	RECORD
(M) (MEAS.)	MEASURED
(C) (CALC.)	CALCULATED
R/W	RIGHT-OF-WAY LINE
	MONUMENT BOX FOUND AS INDICATED

TABLE OF LINES

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L-11	"DUE NORTH"	31.53' (R&M)	L-41	N 72°22'30" E	80.00' (R&M)	L-54	N 72°22'30" E	37.50' (R&M)
L-12	"DUE NORTH"	42.04' (R&M)	L-42	N 17°37'29" W	35.00' (R&M)	L-55	N 72°03'00" E	37.50' (R&M)
L-30	N 72°03'00" E	59.18' (R&M)	L-43	S 17°37'35" E	35.00' (R&M)	L-56	N 72°03'00" E	31.78' (R&M)
L-31	"DUE NORTH"	26.28' (R&M)	L-44	S 17°37'35" E	35.74' (R&M)	L-57	N 72°03'00" E	31.53' (R&M)
L-32	N 72°03'00" E	80.00' (R&M)	L-45	"DUE NORTH"	31.48' (R&M)	L-58	N 72°22'30" E	50.58' (R&M)
L-33	N 72°03'00" E	10.00' (R&M)	L-46	N 72°22'30" E	40.00' (R&M)	L-59	N 72°22'30" E	132.39' (REC.) 132.38' (MEAS.)
L-34	N 72°22'30" E	10.00' (R&M)	L-47	S 17°37'29" E	40.00' (R&M)	L-60	N 72°22'30" E	70.58' (R&M)
L-35	N 72°22'30" E	30.00' (R&M)	L-48	S 17°37'29" E	30.00' (R&M)	L-61	"DUE NORTH"	61.34' (R&M)
L-36	N 72°22'30" E	38.00' (R&M)	L-49	S 17°37'29" E	25.00' (R&M)	L-62	"DUE NORTH"	22.03' (R&M)
L-37	N 72°03'00" E	40.00' (R&M)	L-50	N 72°03'00" E	25.00' (R&M)	L-63	"DUE NORTH"	20.00' (R&M)
L-38	N 72°03'00" E	40.01' (R&M)	L-51	N 72°03'00" E	50.00' (R&M)	L-64	N 72°03'00" E	31.79' (R&M)
L-39	N 72°03'00" E	45.00' (R&M)	L-52	N 72°22'30" E	50.00' (R&M)			
L-40	N 72°22'30" E	45.00' (R&M)	L-53	N 17°57'00" W	40.00' (R&M)			



PRE-SPLIT PARCEL SUMMARY
NTS



POST-SPLIT PARCEL SUMMARY
NTS

REVISION	DATE:	BY:	DESCRIPTION:
	01/07/05	CMH	ISSUE TO CLIENT

DRAWN BY: BDA

CHECKED BY: CMH

BRAMHALL
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JOB NO. 04-1988

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