LOT-SPLIT & CONSOLIDATION SURVEY

for

DAVID ROBERT PELTON

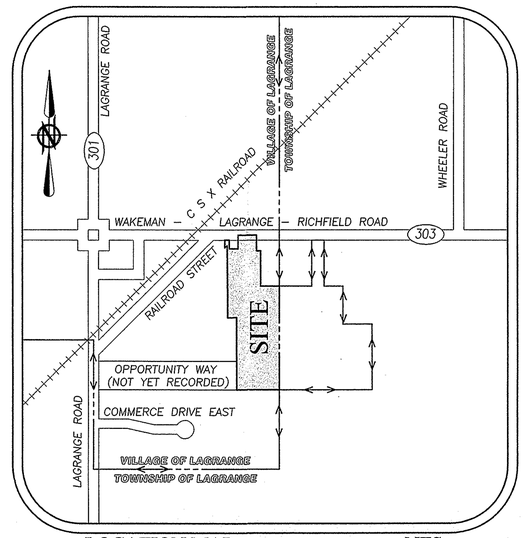
SITUATED IN THE VILLAGE OF LAGRANGE, COUNTY OF LORAIN, STATE OF OHIO,
AND KNOWN AS BEING PART OF ORIGINAL LAGRANGE TOWNSHIP LOT NUMBER 55.

TABLE OF OWNERSHIP

Ⓐ	JUDITH A. KILINGSHIRN P.P.N. 15-00-055-104-066 DOC. # 20050065786 0.72 OF AN ACRE (REC.)	Ⓖ	DAVID ROBERT PELTON P.P.N. 15-00-054-000-003 VOLUME 1391, PAGE 389 6.08 ACRES (REC.)	Ⓜ	STEVE E. & ANNA H. SNIAROWSKI P.P.N. 15-00-055-104-040 VOLUME 507, PAGE 437 1.13 ACRES (REC.)
Ⓑ	MICHAEL B. & CHRISTINE A. STELL P.P.N. 15-00-055-104-048 O.R. VOLUME 237, PAGE 654 4.78 ACRES (REC.)	Ⓗ	DAVID ROBERT PELTON P.P.N. 15-00-054-000-004 VOLUME 1391, PAGE 389 1.95 ACRES (REC.)	Ⓝ	JAMES M. CORNISH P.P.N. 15-00-055-104-041 DOC. # 19990650251 0.50 OF AN ACRE (REC.)
Ⓒ	DARLENE HOTTENROTT ET AL P.P.N. 15-00-054-000-032 DOC. # 20010799247 4.69 ACRES (T.M.) 4.6851 ACRES (REC.)	Ⓘ	DAVID ROBERT PELTON P.P.N. 15-00-054-000-005 VOLUME 1391, PAGE 389 9.50 ACRES (REC.)	Ⓞ	TOM A. & NANCY L. BOTAMER P.P.N. 15-00-055-104-054 DOC. # 20000700414 0.68 OF AN ACRE (REC.) PARCEL 2
Ⓓ	DARLENE HOTTENROTT ET AL P.P.N. 15-00-054-000-031 DOC. # 20010799245 1.38 ACRES (T.M.) 1.3774 ACRES (REC.)	Ⓙ	SYLVIA A. HACK, TRUSTEE P.P.N. 15-00-054-000-009 DOC. # 20020852710 8.0 ACRES (REC.)	Ⓟ	ALICE ADAMS P.P.N. 15-00-055-104-060 DOC. # 20030961586 1.65 ACRES (REC.)
Ⓔ	DARLENE M. HOTTENROTT P.P.N. 15-00-054-000-027 DOC. # 20010726274 3.03 ACRES (T.M.) 3.0303 ACRES (REC.)	Ⓚ	KEYSTONE LOCAL SCHOOL DISTRICT BOARD OF EDUCATION P.P.N. 15-00-054-000-012 DOC. # 20040999729 10.0 ACRES (REC.)	Ⓠ	ALICE LOUISE DAVIS P.P.N. 15-00-055-104-059 O.R. VOLUME 208, PAGE 81 0.85 OF AN ACRE (REC.)
Ⓕ	RICHARD D. & DEBORAH LEE MURAWSKI P.P.N. 15-00-054-000-026 DOC. # 20010726272 3.03 ACRES (T.M.) 3.0303 ACRES (REC.)	Ⓛ	DAVID ROBERT PELTON P.P.N. 15-00-055-104-047 VOLUME 1212, PAGE 706 15.2 ACRES (T.M.) 15.20 ACRES (REC.) 15.2152 ACRES (CALC.)	Ⓡ	MICHAEL A. & ANGELA L. HARTLEY P.P.N. 15-00-055-104-049 VOLUME 781, PAGE 763 0.48 OF AN ACRE (REC.)
				Ⓢ	WADE W. & DANIELLE R. TODD P.P.N. 15-00-055-104-067 DOC. #19980530243 0.40 OF AN ACRE (REC.)

TABLE OF MONUMENTS

PIN	DESCRIPTION	PIN	DESCRIPTION	PIN	DESCRIPTION
P-1	1" IRON PIPE FOUND 0.67' (N), 0.35' (E)	P-15	1/2" IRON PIPE FOUND 0.08' (S)	P-28	1" IRON PIPE FOUND & USED FOR LINE 0.11' (N)
P-2	1" IRON PIPE FOUND 0.07' (E)	P-16	1/2" IRON PIPE FOUND 0.63' (N), 0.90' (E)	P-29	1" IRON PIPE FOUND & USED FOR LINE 0.28' (E)
P-3	1" IRON PIPE FOUND 0.20' (E)	P-17	1" IRON PIPE FOUND 0.16' (S)	P-30	1" IRON PIPE FOUND BENT & USED FOR LINE 0.06' (S)
P-4	1" IRON PIPE FOUND 0.16' (E)	P-18	3/4" IRON PIPE FOUND 0.07' (S)	P-31	1" IRON PIPE FOUND 0.48 (W), 0.39' (S)
P-5	1-1/2" IRON PIPE FOUND 3.79' (N), 0.90' (W)	P-19	1" IRON PIPE FOUND 0.06' (S), 0.86' (E)	P-32	1" IRON PIPE FOUND 0.41 (W), 0.32' (S)
P-6	1-1/2" IRON PIPE FOUND 2.96' (N), 1.54' (W)	P-20	1" IRON PIPE FOUND & USED	P-33	1" IRON PIPE FOUND 1.24 (W), 0.79' (N)
P-7	1-1/2" IRON PIPE FOUND 0.47' (S)	P-21	1" IRON PIPE FOUND 0.27' (N), 0.27' (W)	P-34	1" IRON PIPE FOUND 0.68' (W), 0.57' (N)
P-8	1-1/2" IRON PIPE FOUND 1.67' (N)	P-22	1" IRON PIPE FOUND 0.11' (S), 0.63' (E)	P-35	3/4" IRON PIPE FOUND & USED FOR LINE 0.16' (E)
P-9	1-1/2" IRON PIPE FOUND & USED	P-23	DRILLHOLE FOUND & USED FOR LINE 5.00' (SOUTH)	P-36	3/4" IRON PIPE FOUND 0.98' (W), 0.13' (S)
P-10	3/4" IRON PIPE FOUND 0.06' (S), 0.20' (W)	P-24	3/4" IRON PIPE FOUND & USED	P-37	3/4" IRON PIPE FOUND & USED
P-11	STONE MONUMENT FOUND (DISTURBED)	P-25	MONUMENT BOX FOUND & USED FOR CENTERLINE OF COMMERCE DRIVE EAST	P-38	3/4" IRON PIPE FOUND & USED FOR LINE 0.37' (W)
P-12	3/4" IRON PIPE FOUND 0.41' (N)	P-25	MONUMENT BOX w/ IRON PIPE FOUND & USED	P-39	3/4" IRON PIPE FOUND & USED FOR LINE 0.12' (W)
P-13	1" IRON PIPE FOUND & USED	P-26	1-1/2" IRON PIPE FOUND & USED	P-40	3/4" IRON PIPE FOUND & USED FOR LINE 1.34' (E), 0.13' (N)
P-14	1" IRON PIPE FOUND 0.75' (N), 0.07' (W)	P-27	1" IRON PIPE FOUND & USED	P-41	3/4" IRON PIPE FOUND & USED FOR LINE 0.32' (W), 0.08' (N)
				P-42	3/4" IRON PIPE FOUND & USED FOR LINE 0.18' (W)



LOCATION MAP NTS

SURVEYOR'S CERTIFICATE:

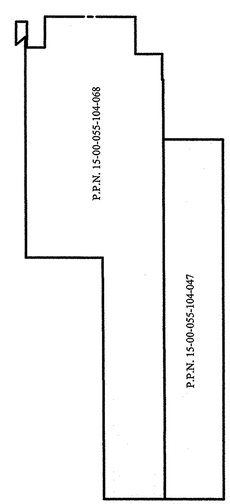
THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNERS, I HAVE SURVEYED AND PLATTED THE LOT-SPLIT & CONSOLIDATION SURVEY AS SHOWN HEREON, SITUATED IN THE VILLAGE OF LAGRANGE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PARCELS OF LAND DESCRIBED IN A DEED TO DAVID ROBERT PELTON AS RECORDED IN VOLUME 1212, PAGE 706 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 48.4267 ACRES OF LAND IN ORIGINAL LAGRANGE TOWNSHIP LOT NUMBER 55, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS. 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 IN 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. THE SURVEY MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS, IN SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THIS SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

Christopher M. Hirzel — 11/10/2005

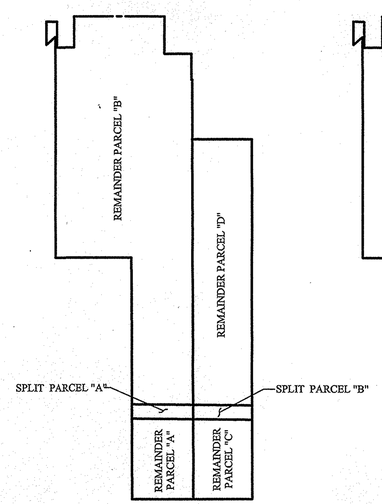
CHRISTOPHER M. HIRZEL, P.S.
REGISTERED SURVEYOR NO. 8081

DATE

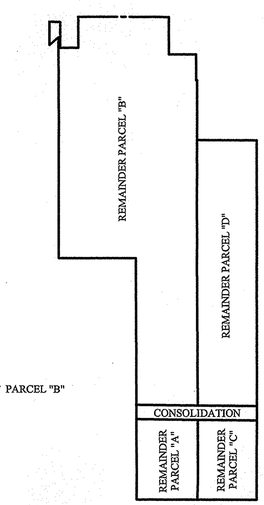
STATE OF OHIO — CHRISTOPHER HIRZEL S-8081 — REGISTERED PROFESSIONAL SURVEYOR



PRE-SPLIT SUMMARY
NTS



POST-SPLIT SUMMARY
NTS



POST-CONSOLIDATION SUMMARY
NTS

BASIS OF BEARINGS:

A PORTION OF THE CENTERLINE OF STATE ROUTE 301 (a.k.a. SOUTH CENTER STREET) (R/W VARIES) WHICH WAS ASSUMED TO BE NORTH 00°23'41" EAST.

AS SURVEYED IN NOVEMBER OF 2005

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.F.	MASONRY NAIL FOUND
● M.N.S.	MASONRY NAIL SET
P.O.C.	POINT OF COMMENCEMENT
T.P.O.B.	TRUE PLACE OF BEGINNING
(T.M.) (TAX MAP)	TAX MAP
(F) (FND.)	FOUND
(R) (REC.)	RECORD
(M) (MEAS.)	MEASURED
(C) (CALC.)	CALCULATED
R/W	RIGHT-OF-WAY LINE
[M]	MONUMENT BOX WITH IRON PIPE OR PIN FOUND AS INDICATED

REVISION	DATE:	BY:	DESCRIPTION:
	11-10-05	CMH	ISSUE TO CLIENT

DRAWN BY: BDA

CHECKED BY: CMH

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

JOB NO. 03-1769-3A

J:/031769-3A/DRAWINGS/DWG/LOT SPLIT.DWG