Sketch To Accompany Legal Description

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)

1 inch = 30 ft.

Rt. 254 Detroit Rd.

N32°58'55"W (EXIST. C/L)

Rt. 611 Colorado Ave.
(a.k.a. Ridgeville–Lorain Rd.)
(Formerly Conrad Road)

27.60'

26.39'

40.34'

P.O.B.

N34°02'42"W (OLD C/L)

983' +-

S34°02'42"E
64.77' Obs. 65.00' Deed

70.64' Deed & Used

I.Pin Set W/Cap

I.Pin Set W/Cap

98°31'41" (Act.)
98°32'00" (Deed)

EXIST. R/W

OLD R/W

Enc. 4.5'

5/8" I.Pin Fnd.
S55°57'18"W, 0.24'

S34°02'42"E
119.84' Obs.

S34°02'42"E 64.89' Obs.

5/8" I.Pin Fnd.
Used for Line
S25°31'01"E, 0.17'

5/8" I.Pin Fnd.
S55°57'18"W, 0.77'

Francis G. & Mary Ann Hanchosky
P.P.N. 04-00-010-113-015
Vol.879, Pg.197

0.2430 Ac.
(10,587 S.F.)

Enc. 2.0'

106.65'

177.0' Deed Act.

177.09' W

Exist. Gravel Drive

Exist. Gravel Drive

Porch

14.5'

19.8'

12.8'

6.2'

25.8'

21.2'

N 64°28'59" E
174.00' Deed
174.09' Act.

P.P.N. 04-00-010-113-016
Francis G. & Mary Ann Hanchosky
Doc.# 200409#4472

Ex.1.5-Sty.
Frm.Hse.
Add.#37305

Ex.1.5-Sty.
Frm.Hse.
Add.#37271
F.F.L.651.56

P.P.N. 04-00-010-113-017
Avon Primrose, L.L.C.
Doc.# 2003093#1786

S64°28'59"W

19.0'

Enc. 5.4'

Conc. Drive

N25°31'01"W
9.30'

16.0'

24.6'

24.0'

Ex. Chain Link Fence

Conc. Walk

Enc. 4.3'

Ex. Garage
F.F. 649.50

Ex.1.5-Sty.
Conc.Blk.Hse.
Add.#37295
F.F. 649.11

S64°28'59"W
71.39'

37.7'

22.4'

Chain Link
Fence Area

Shed

Landscape
Planter

Ex. Chain Link Fence

Ref.I.Pin Set
W/Cap

Ref.I.Pin Set
W/Cap

Ex. Top of Bank

17.00'

20.00'

55.04' Act.
N 31°24'34" W

STATE OF OHIO
DANIEL
LAUX
S-7087
REGISTERED
PROFESSIONAL SURVEYOR

Daniel Laux P.S.7087

polaris
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