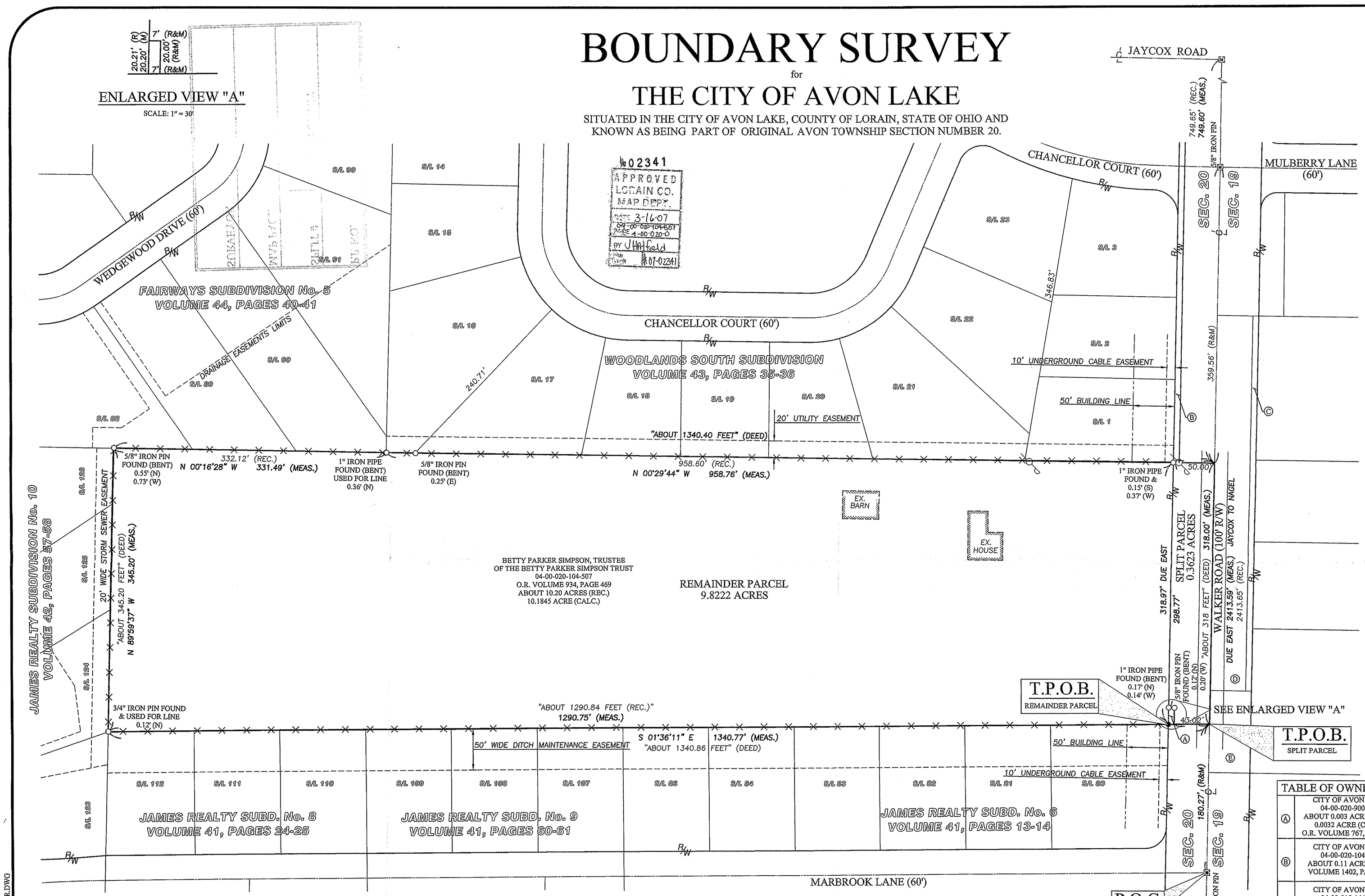
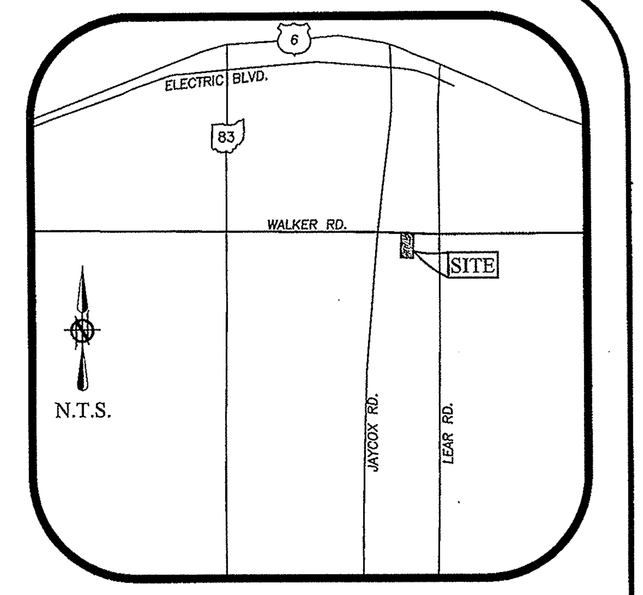
BOUNDARY SURVEY

for

THE CITY OF AVON LAKE

SITUATED IN THE CITY OF AVON LAKE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL AVON TOWNSHIP SECTION NUMBER 20.

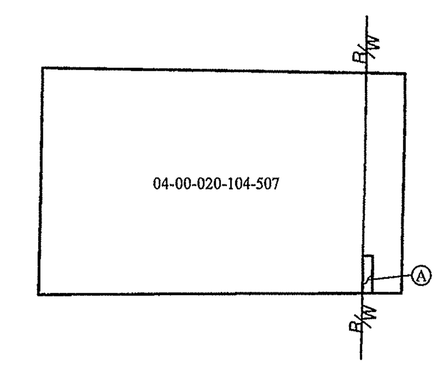




LOCATION MAP

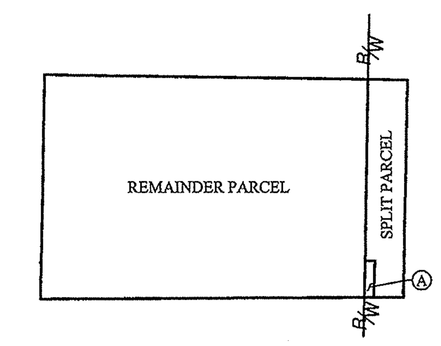
LEGEND OF SYMBOLS AND LINETYPES

	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
—x—	FENCE
(F) (FND.)	FOUND
(R) (REC.)	RECORD
(M) (MEAS.)	MEASURED
(C) (CALC.)	CALCULATED
R/W	RIGHT-OF-WAY LINE
⊞	MONUMENT BOX WITH IRON PIPE OR PIN FOUND AS INDICATED



PRE-SPLIT PARCEL SUMMARY

NTS



POST-SPLIT PARCEL SUMMARY

NTS

TABLE OF OWNERSHIP

A	CITY OF AVON LAKE 04-00-020-900-034 ABOUT 0.003 ACRES (REC.) 0.0032 ACRE (CALC.) O.R. VOLUME 767, PAGE 921
B	CITY OF AVON LAKE 04-00-020-104-060 ABOUT 0.11 ACRE (REC.) VOLUME 1402, PAGE 294
C	CITY OF AVON LAKE 04-00-019-144-103 ABOUT 0.07 ACRE (REC.) VOLUME 1402, PAGE 298
D	CITY OF AVON LAKE 04-00-019-900-038 ABOUT 045 ACRE (REC.) VOLUME 732, PAGE 517
E	CITY OF AVON LAKE 04-00-019-144-101 ABOUT 0.12 ACRE (REC.) VOLUME 1402, PAGE 296

GRAPHIC SCALE

0 30 60 120

(IN FEET)

SCALE: 1" = 60'

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 CITY OF AVON LAKE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO BETTY PARKER SIMPSON, TRUSTEE OF THE BETTY PARKER SIMPSON TRUST AS RECORDED IN O.R. VOLUME 934, PAGE 469 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 10.1845 ACRES OF LAND IN ORIGINAL AVON TOWNSHIP SECTION NUMBER 20, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD. AT ALL POINTS THUSLY INDICATED o 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 03/27/2006

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

DATE

STATE OF OHIO
CHRISTOPHER HIRZEL
S-8081
REGISTERED
PROFESSIONAL SURVEYOR

BASIS OF BEARINGS:

A PORTION OF THE CENTERLINE OF WALKER ROAD WHICH WAS ASSUMED TO BE "DUE EAST" AS REFERENCED IN THE CENTERLINE PLAT RECORDED IN VOLUME 48, PAGE 14 OF THE LORAIN COUNTY PLAT RECORDS.

AS SURVEYED IN DECEMBER OF 2005

REVISION	DATE:	BY:	DESCRIPTION:
	3-27-06	CMH	ISSUE TO CLIENT & COUNTY FOR REVIEW

DRAWN BY: SJM

CHECKED BY: CMH

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

SHEET 1 OF 1

JOB NO. 05-2217

J:\052217\DRAWINGS\DWG\BOUNDARY SURVEY MASTER.DWG