Central South LTD & South Park LLC Property

City of Avon ~ County of Lorain ~ State of Ohio
Part of Original Avon Section 12

P.P.N. 04-00-012-103-265
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P.P.N. 04-00-012-103-279
Doc. No. 2002-0853505

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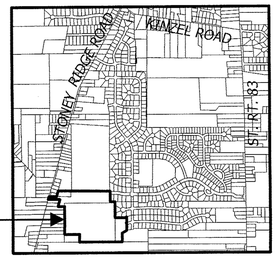
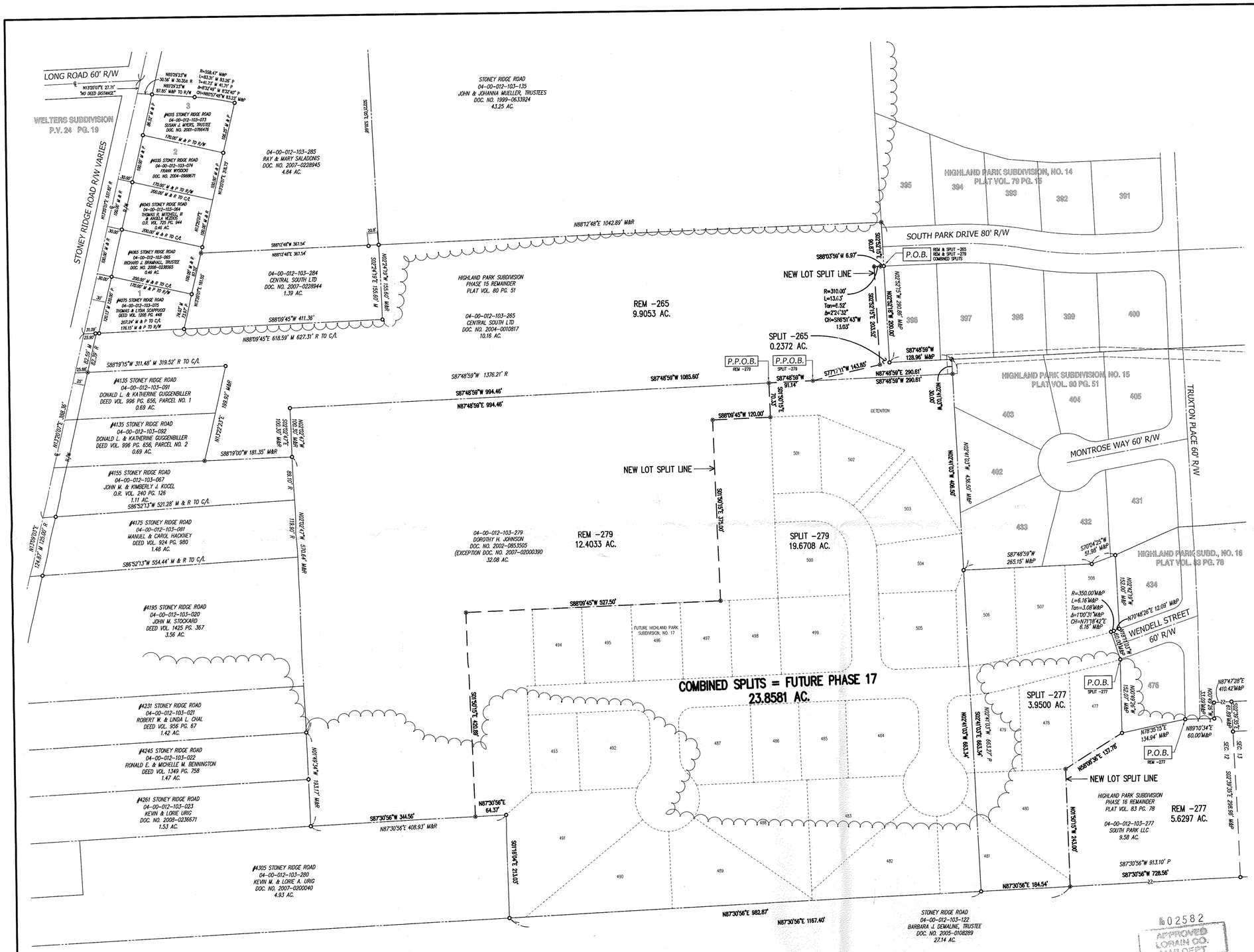
Site
Highland Park Subdivision
Avon, Ohio

ZONED R-1

Area Map



0 1000 2000 4000
SCALE: 1 IN. = 2000 FT.



Boundary Survey

0 50 100 200 400
SCALE: 1 IN. = 100 FT.

BASIS OF BEARINGS
N 12°52'56" E
STONEY RIDGE ROAD

LEGEND OF SYMBOLS & LINETYPES

- EXISTING HYDRANT
- EXISTING WATER VALVE
- EXISTING STORM MANHOLE
- EXISTING SANITARY MANHOLE
- EXISTING CATCH BASIN
- EXISTING CURB INLET
- PROPOSED HYDRANT
- PROPOSED WATER VALVE
- PROPOSED STORM MANHOLE
- PROPOSED SANITARY MANHOLE
- PROPOSED CATCH BASIN
- PROPOSED CURB INLET
- TREE
- WATER METER
- SIGN
- CLEAN OUT
- MONITOR WELL
- UTILITY POLE
- LIGHT POLE
- WATER WELL
- SPOT GRADE ELEVATION (EXISTING / PROPOSED)
- DIRECTION OF SURFACE WATER RUNOFF
- PROPERTY LINE
- CENTERLINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- SETBACK LINE
- FENCE
- IRON PIN FOUND
- IRON PIN SET 30" LONG, 5/8" REBAR WITH CAP STAMPED "HAYWOOD 8284"
- IRON PIN FOUND IN MONUMENT BOX
- PK NAIL FOUND
- PROPERTY CORNER NOT MONUMENTED
- DRILL HOLE
- IRON PIN SET IN MONUMENT BOX
- PK NAIL & DISK SET

R., REC. = RECORD M., MEAS. = MEASURED P. = PLAT
P.O.B. = PLACE OF BEGINNING P.P.O.B. = PRINCIPAL PLACE OF BEGINNING

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT AT THE REQUEST OF CENTRAL SOUTH LTD AND SOUTH PARK LLC I HAVE PREPARED THIS PLAT OF BOUNDARY SURVEY.

DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE TO AN ASSUMED MERIDIAN AND INTENDED TO DESCRIBE ANGLES ONLY. THE BASIS OF BEARINGS IS N12°52'56"E FOR STONEY RIDGE ROAD.

THIS PLAT REPRESENTS A SURVEY IN WHICH THE TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT WHEN COMPUTED FROM FIELD MEASUREMENTS CLOSED TO WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY.

THE SURVEY MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS, IN SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE. ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THIS SURVEY. THIS SURVEY HAS NOT BEEN PERFORMED WITH THE BENEFIT OF A TITLE SEARCH AND THE LOCATION OF EASEMENTS THAT MAY AFFECT THE PROPERTY ARE NOT NOTED ON THE PLAT.

FIELD SURVEY DATE: NOVEMBER 3, 2007

DRAWING REVISION DATE: JANUARY 15, 2008; JUNE 16, 2008

STATE OF OHIO — DALE R. HAYWOOD S-8284 — REGISTERED PROFESSIONAL SURVEYOR

Dale Haywood

Dale R. Haywood, P.S.
Registered State of Ohio Surveyor No. 8284

ADDITIONS OR DELETIONS TO THIS PLAT BY OTHER THAN THE SIGNING PARTY ARE PROHIBITED WITHOUT WRITTEN CONSENT BY THE SIGNING PARTY.

THIS SURVEY PLAT IS NOT VALID WITHOUT AN ORIGINAL SIGNATURE AND SEAL OF THE SIGNING PARTY.

APPROVED LORAIN CO. MAP DEPT
DATE 7-1-08
04-00-012-103-279, 277
PAGE 04-00-012-C
#08-02582

Prepared By

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PROJECT #07-499