Plat of Boundary Survey
State of Ohio
County of Lorain
Columbia Township
Original Lot 54

Master Parcel
PP # 12-00-054-000-009
Title - DV 1186 PG 402
Ronald W. Bodnar
Sharon A. Bodnar
10.8970 acres as surveyed
Split Parcels
Parcel A - 2.6380 acres
Parcel B - 1.4966 acres
Parcel C - 2.8918 acres
Parcel D - 3.8707 acres

Rafter A., LTD
Land Surveying & Engineering
901 Railroad Street
Grafton, OH 44044
440-926-1600

References
documents listed hereon
Lorain County Tax Map
1962 Lorain County Tax Map
Meadow Ridge Subdivision PV 76 PG 24
DV 437 PG 5-8
DV 527 PG 377
DV 568 PG 373

Legend

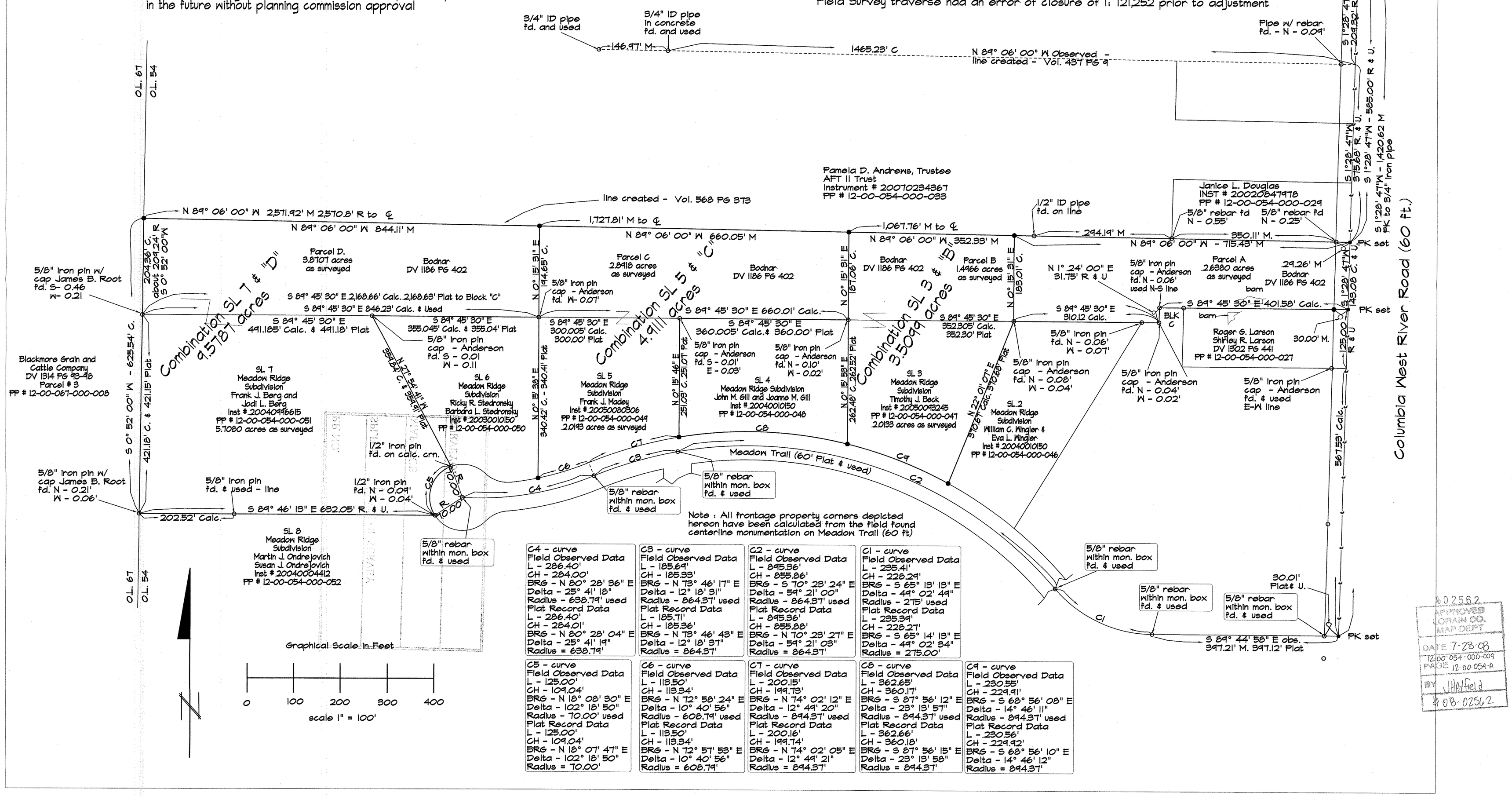
- 5/8" rebar set w/ yellow cap stamped "Fredrickson S-8285"
- PK nail set as noted
- ○ iron monument found as noted

STATE OF OHIO RICHARD A. FREDRICKSON S-8285 REGISTERED PROFESSIONAL SURVEYOR 7-23-08

These parcels are being transferred as exempt parcels by virtue of Ohio Revised Code Section 711.001, wherein it is a sale between adjoining land owners and does not create an additional building site and is not to be used as a separate building site or transferred as independent parcels in the future without planning commission approval

Basis of Bearing: Assumed observed centerline of Columbia West River Rd (60 ft.) N 1° 28' 47" E from PK set on centerline intersection of Columbia West River Road (60 ft.) w/ center line Meadow Trail (Var.width) to 3/4" ID pipe fd. on angle point on the centerline of Columia West River Road, a measured distance of 1,420.62 ft.

This plat of survey is based upon an actual field survey performed under the direct supervision of Richard A. Fredrickson, PS in May, June and July of 2008. Field Survey traverse had an error of closure of 1: 121,252 prior to adjustment



Note : All frontage property corners depicted hereon have been calculated from the field found centerline monumentation on Meadow Trail (60 ft)

C4 - curve	C3 - curve	C2 - curve	C1 - curve
Field Observed Data	Field Observed Data	Field Observed Data	Field Observed Data
L - 286.40'	L - 185.69'	L - 845.36'	L - 235.41'
CH - 284.00'	CH - 185.33'	CH - 855.86'	CH - 228.29'
BRG - N 80° 28' 36" E	BRG - N 73° 46' 17" E	BRG - S 70° 23' 24" E	BRG - S 65° 13' 13" E
Delta - 25° 41' 18"	Delta - 12° 18' 31"	Delta - 54° 21' 00"	Delta - 44° 02' 44"
Radius - 638.79' used	Radius - 864.37' used	Radius - 864.37' used	Radius - 275' used
Plat Record Data	Plat Record Data	Plat Record Data	Plat Record Data
L - 286.40'	L - 185.71'	L - 845.36'	L - 235.39'
CH - 284.01'	CH - 185.36'	CH - 855.88'	CH - 228.27'
BRG - N 80° 28' 04" E	BRG - N 73° 46' 43" E	BRG - N 70° 23' 27" E	BRG - S 65° 14' 13" E
Delta - 25° 41' 19"	Delta - 12° 18' 37"	Delta - 54° 21' 03"	Delta - 44° 02' 54"
Radius - 638.79'	Radius - 864.37'	Radius = 864.37'	Radius = 275.00'

C5 - curve	C6 - curve	C7 - curve	C8 - curve	C9 - curve
Field Observed Data	Field Observed Data	Field Observed Data	Field Observed Data	Field Observed Data
L - 125.00'	L - 113.50'	L - 200.15'	L - 362.65'	L - 230.55'
CH - 109.04'	CH - 113.34'	CH - 199.73'	CH - 360.17'	CH - 229.91'
BRG - N 18° 08' 30" E	BRG - N 72° 58' 24" E	BRG - N 74° 02' 12" E	BRG - S 87° 56' 12" E	BRG - S 68° 56' 08" E
Delta - 102° 18' 50"	Delta - 10° 40' 56"	Delta - 12° 49' 20"	Delta - 23° 13' 57"	Delta - 14° 46' 11"
Radius - 70.00' used	Radius - 608.79' used	Radius - 894.37' used	Radius - 894.37' used	Radius - 894.37' used
Plat Record Data	Plat Record Data	Plat Record Data	Plat Record Data	Plat Record Data
L - 125.00'	L - 113.50'	L - 200.16'	L - 362.66'	L - 230.56'
CH - 109.04'	CH - 113.34'	CH - 199.74'	CH - 360.18'	CH - 229.92'
BRG - N 18° 07' 47" E	BRG - N 72° 57' 53" E	BRG - N 74° 02' 05" E	BRG - S 87° 56' 15" E	BRG - S 68° 56' 10" E
Delta - 102° 18' 50"	Delta - 10° 40' 56"	Delta - 12° 49' 21"	Delta - 23° 13' 58"	Delta - 14° 46' 12"
Radius = 70.00'	Radius = 608.79'	Radius = 894.37'	Radius = 894.37'	Radius = 894.37'

#025862
APPROVED
LORAIN CO.
MAP DEPT
DATE 7-28-08
12-00-054-000-009
PARCEL 12-00-054-A
BY JHatfield
#08-025862