LOT SPLIT MAP

FOR

STOPPER FAMILY CORP.

8334 NORTH MARKS ROAD

SITUATED IN THE TOWNSHIP OF COLUMBIA, COUNTY OF LORAIN, AND STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL COLUMBIA TOWNSHIP LOT NO. 1

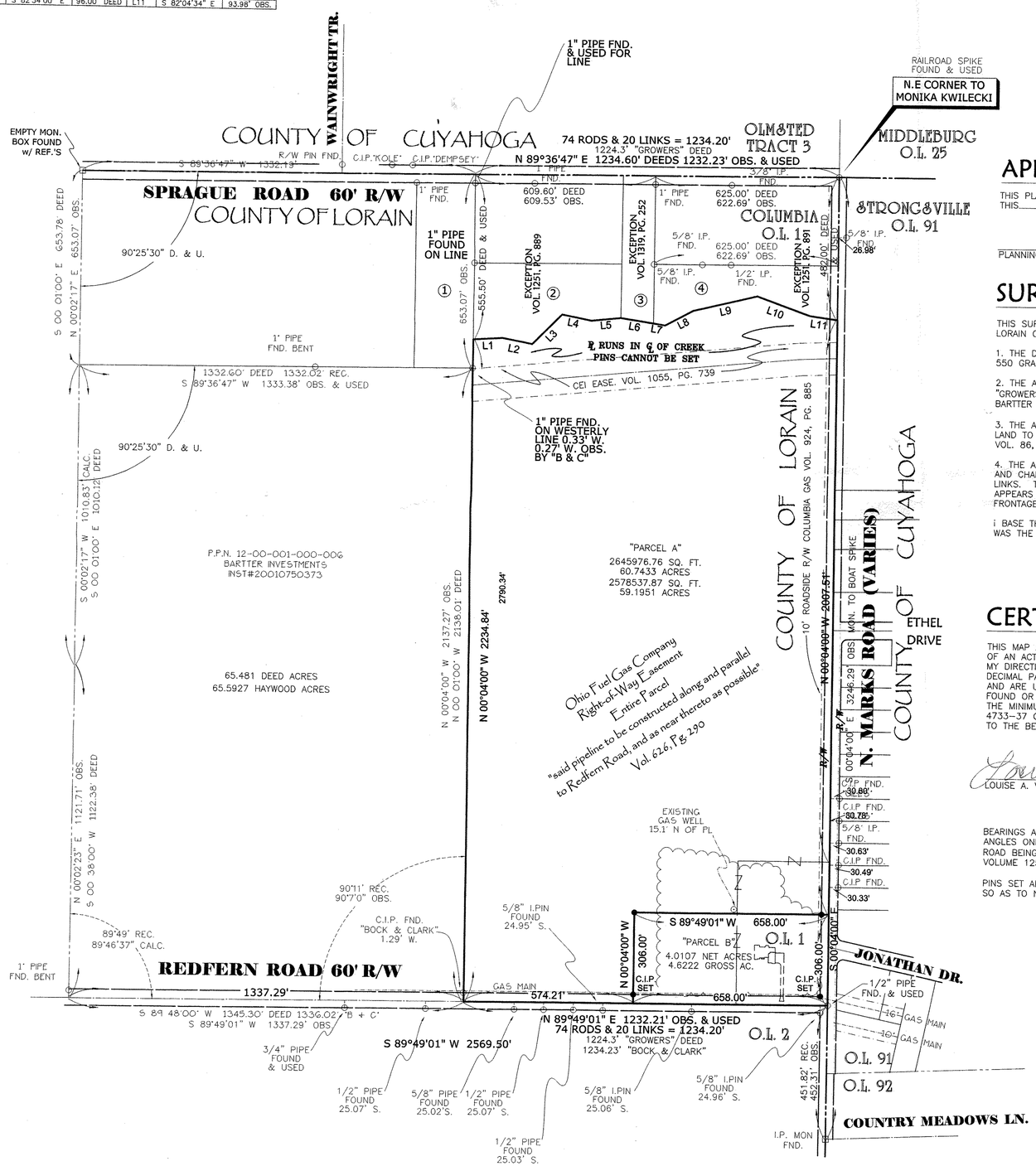
PREPARED BY

L.V. Surveying, Inc.
15145 LORAIN AVENUE
CLEVELAND, OHIO 44111
216-251-6972 FAX:216-251-7685

0' 200' 400' 600'

SCALE: 1"= 200'-0'
MARCH 17, 2008

LINE	BEARING	DISTANCE			
L1	N 86°25'00" E	100.2' DEED	L1	N 86°40'43" E	99.61' OBS.
L2	S 79°07'00" E	101.83' DEED			
L3	N 44°46'30" E	141.95' DEED			
L4	S 79°07'00" E	101.83' DEED			
L5	N 83°51'00" E	100.58' DEED			
L6	S 81°26'30" E	111.26' DEED	L6	S 81°23'27" E	111.29' OBS.
L7	S 80°41'00" E	40.02' DEED			
L8	N 61°55'00" E	107.93' DEED			
L9	N 76°32'00" E	221.87' DEED			
L10	S 70°30'00" E	190.00' DEED			
L11	S 82°34'00" E	96.00' DEED	L11	S 82°04'34" E	93.98' OBS.



LEGEND

MON. [M] IRON PIN MONUMENT BOX FOUND
I.P.F. ○ IRON PIN FOUND
C.I.P. SET ● CAPPED IRON PIN SET W/YELLOW CAP STAMPED "VEVERKA PS 7513" 5/8 INCH DIAMETER

CORPORATION LINE
℄ CENTER LINE
R/W RIGHT-OF-WAY LINE
ORIGINAL LOT LINE

"B + C" BOCK + CLARK SURVEY

APPROVAL

THIS PLAT APPROVED BY LORAIN COUNTY PLANNING COMMISSION THIS_____DAY OF _____, 2008.

PLANNING COMMISSION SECRETARY

SURVEY NOTES

THIS SURVEY IS BASED ON RECORD AND DEED INFORMATION GATHERED FROM LORAIN COUNTY RECORDER.

1. THE DEED DIMENSION OF 1224.3 FEET IS AS IT APPEARS IN VOL. 1158, PG. 550 GRANTING LAND TO GREAT LAKES GROWERS, INC., DATED SEPT. 23, 1976

2. THE ABOVE VOL. 1158, PG. 550 CALLS FOR THE WESTERLY LINE OF THE "GROWERS" PROPERTY TO BE THE EASTERLY LINE OF LAND CONVEYED TO H.C. BARTTER IN VOL. 369, PG. 17, DATED JULY 25, 1945.

3. THE ABOVE VOL. 369, PG. 17 CALLS FOR THE EASTERLY LINE OF "BARTTERS" LAND TO BE THE WESTERLY LINE OF LAND CONVEYED TO MONIKO KIVILECKI IN VOL. 86, PG. 625, DATED APRIL 1, 1992.

4. THE ABOE VOL. 86, PG. 625 HAS THE CALLS FOR THE PROPERTY IN RODS AND CHAINS., WITH THE NORTH AND SOUTH LINES TO BE 74 RODS AND TWENTY LINKS. THE CONVERGION OF WHICH BECOMES 1234.20 FEET, NOT 1224.30, IT APPEARS THAT SOMEONE TRANSPOSED THE NUMBERS AND THE INCORRECT FRONTAGE ALONG REDFERN HAS BEEN INCORRECTLY USED IN OTHER SURVEYS.

I BASE THIS OPINION ON PIPES AND PINS FOUND ALONG SPRAGUE ROAD WHICH WAS THE ORIGINAL NORTHERLY LINE OF THIS PARCEL.

CERTIFICATION

THIS MAP AND THE SURVEY ON WHICH IT IS BASED, IS A TRUE REPRESENTATION OF AN ACTUAL SURVEY PERFORMED ON THE DATE REFERENCED HEREON UNDER MY DIRECTION; ALL DIMENSIONS SHOWN HEREON ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF; ALL BEARINGS SHOWN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO EXPRESS ANGLES ONLY; ALL PERMANENT MONUMENTS WERE FOUND OR SET AS INDICATED HEREON; AND THIS MAP AND SURVEY CONFORM TO THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS AS SET FORTH IN CHAPTER 4733-37 OF THE OHIO REVISED CODE. ALL OF WHICH I BELIEVE TO BE CORRECT TO THE BEST OF KNOWLEDGE.

Louise A. Veverka 4/1/08
LOUISE A. VEVERKA, P.S. 7513

STATE OF OHIO LOUISE A. VEVERKA 7513 REGISTERED PROFESSIONAL SURVEYOR

BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE TO INDICATE ANGLES ONLY, AND ARE BASED ON THE CENTERLINE OF N.MARKS ROAD BEING NORTH 00 04'00" WEST AS CALLED FOR IN DEED VOLUME 1251, PAGE 891 OF LORAIN COUNTY DEED RECORDS.

PINS SET ALONG REDFERN ROAD ARE SET AT 25 FEET OFF THE R/W SO AS TO NOT HIT THE GAS MAIN.

ACCEPTANCE

I DAVE STOPPER, REPRESENTATIVE OF THE STOPPER FAMILY CORPORATION, OWNER OF LAND SHOWN HEREON BY DEED RECORDED IN INSTRUMENT NO. 20040025977. OF LORAIN COUNTY DEED RECORDS, DO HEREBY ACCEPT AND ASSENT TO THIS LOT SPLIT OF THE SAME.

DAVE STOPPER TITLE

COUNTY OF: _____
STATE OF: _____

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND SATE DID PERSONALLY APPEAR DAVE STOPPER, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT AND THAT THE SAME WAS HIS FREE ACT AND DEED, BOTH INDIVIDUALLY AND AS SAID OFFICER, IN WITNESS THEREOF I SET MY HAND AND OFFICIAL SEAL AT, _____, OHIO, THIS _____DAY OF _____, 2008.

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

WE, DAVE STOPPER AND PATRICIA STOPPER, OWNERS OF LAND SHOWN HEREON BY DEED RECORDED IN INSTRUMENT NO. 20060129264 OF LORAIN COUNTY DEED RECORDS, DO HEREBY ACCEPT AND ASSENT TO THIS LOT SPLIT OF THE SAME.

DAVE STOPPER

PATRICIA STOPPER

COUNTY OF: _____
STATE OF: _____ TITLE

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND SATE DID PERSONALLY APPEAR DAVE AND PATRICIA STOPPER, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT AND THAT THE SAME WAS THEIR FREE ACT AND DEED, IN WITNESS THEREOF I SET MY HAND AND OFFICIAL SEAL AT, _____ OHIO, THIS _____ DAY OF _____, 2008.

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

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