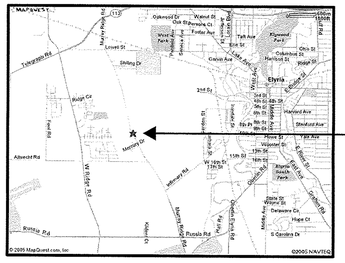
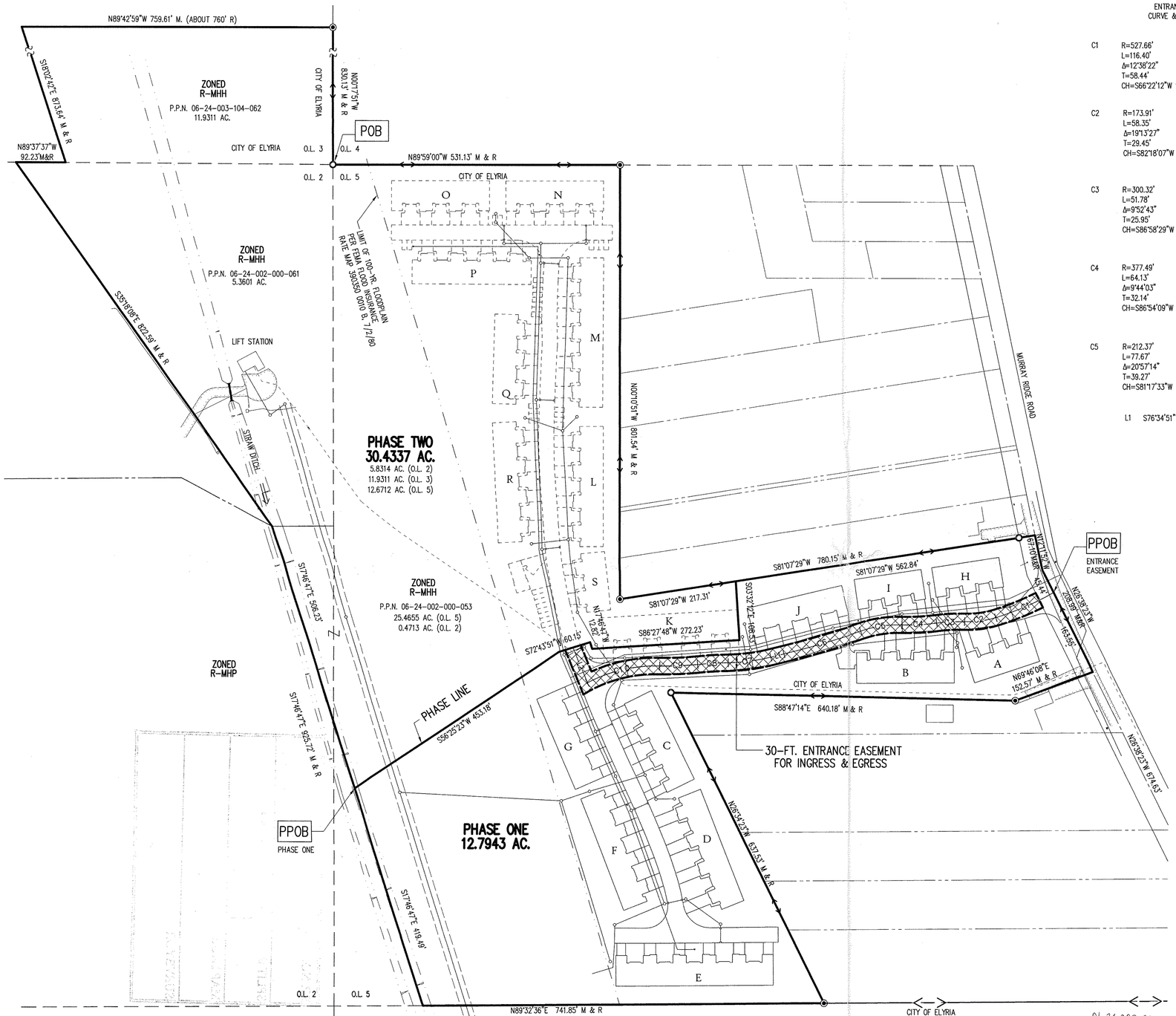
Marsh's Landing

City of Elyria ~ County of Lorain ~ State of Ohio
Part of Original Elyria Township Lots 2, 3, & 5
West of the Black River

P.P.N. 06-24-002-000-053
P.P.N. 06-24-002-000-061
P.P.N. 06-24-003-104-062

Document No. 2006-0131610
43.2280 Acres





ENTRANCE EASEMENT
CURVE & LINE SCHEDULE

C1	R=527.66' L=116.40' Δ=12°38'22" T=58.44' CH=S66°22'12"W 116.17'	C6	R=1503.95' L=151.33' Δ=5°45'55" T=75.73' CH=S73°41'54"W 151.27'
C2	R=173.91' L=58.35' Δ=19°13'27" T=29.45' CH=S82°18'07"W 58.08'	C7	R=375.65' L=79.74' Δ=12°09'42" T=40.02' CH=S82°39'42"W 79.59'
C3	R=300.32' L=51.78' Δ=9°52'43" T=25.95' CH=S86°58'29"W 51.72'	C8	R=727.49' L=56.42' Δ=4°26'38" T=28.23' CH=S86°31'15"W 56.41'
C4	R=377.49' L=64.13' Δ=9°44'03" T=32.14' CH=S86°54'09"W 64.06'	C9	R=585.81' L=70.11' Δ=6°51'26" T=35.10' CH=S87°43'39"W 70.07'
C5	R=212.37' L=77.67' Δ=20°57'14" T=39.27' CH=S81°17'33"W 77.23'	C10	R=281.84' L=138.90' Δ=28°14'12" T=70.89' CH=S77°02'16"W 137.50'
L1	S76°34'51"W 25.20'	L2	N22°12'58"W 69.54'

LEGEND OF SYMBOLS & LINETYPES

EXISTING HYDRANT	PROPOSED HYDRANT	TREE	
EXISTING WATER VALVE	PROPOSED WATER VALVE	WATER METER	
EXISTING STORM MANHOLE	PROPOSED STORM MANHOLE	SIGN	
EXISTING SANITARY MANHOLE	PROPOSED SANITARY MANHOLE	CLEAN OUT	
EXISTING CATCH BASIN	PROPOSED CATCH BASIN	MONITOR WELL	
EXISTING CURB INLET	PROPOSED CURB INLET	UTILITY POLE	
		LIGHT POLE	
		WATER WELL	
EXISTING (PROPOSED) SPOT GRADE ELEVATION	DIRECTION OF SURFACE WATER RUNOFF		

PROPERTY LINE	IRON PIN FOUND	PROPERTY CORNER NOT MONUMENTED
CENTERLINE	IRON PIN SET 30" LONG, 5/8" REBAR WITH CAP STAMPED "HAYWOOD 8284"	DRILL HOLE
RIGHT-OF-WAY LINE		
EASEMENT LINE	IRON PIN FOUND IN MONUMENT BOX	IRON PIN SET IN MONUMENT BOX
SETBACK LINE	PK NAIL FOUND	PK NAIL & DISK SET
FENCE		

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 MARSH'S LANDING, 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 N 89°59'00" W FOR THE NORTH LINE OF ORIGINAL LOT 5.

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: FEBRUARY, 2006

DRAWING REVISION DATE: SEPTEMBER 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.

Boundary Survey

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

BASIS OF BEARINGS
N 89°59'00" W
NORTH LINE OF ORIGINAL LOT 5

APPROVED BY PLANNING COMMISSION
CITY of ELYRIA, OH
NO PLAT REQUIRED DATE
Philip M. Parker 9-30-08

#02619
APPROVED
LORAIN CO.
MAIL DEPT
DATE 10-6-08
06-24-002-000-053
PAGE 6-130
BY J Hatfield
08-02619

Prepared By

HAYWOOD
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Prepared For

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PROJECT #06-368