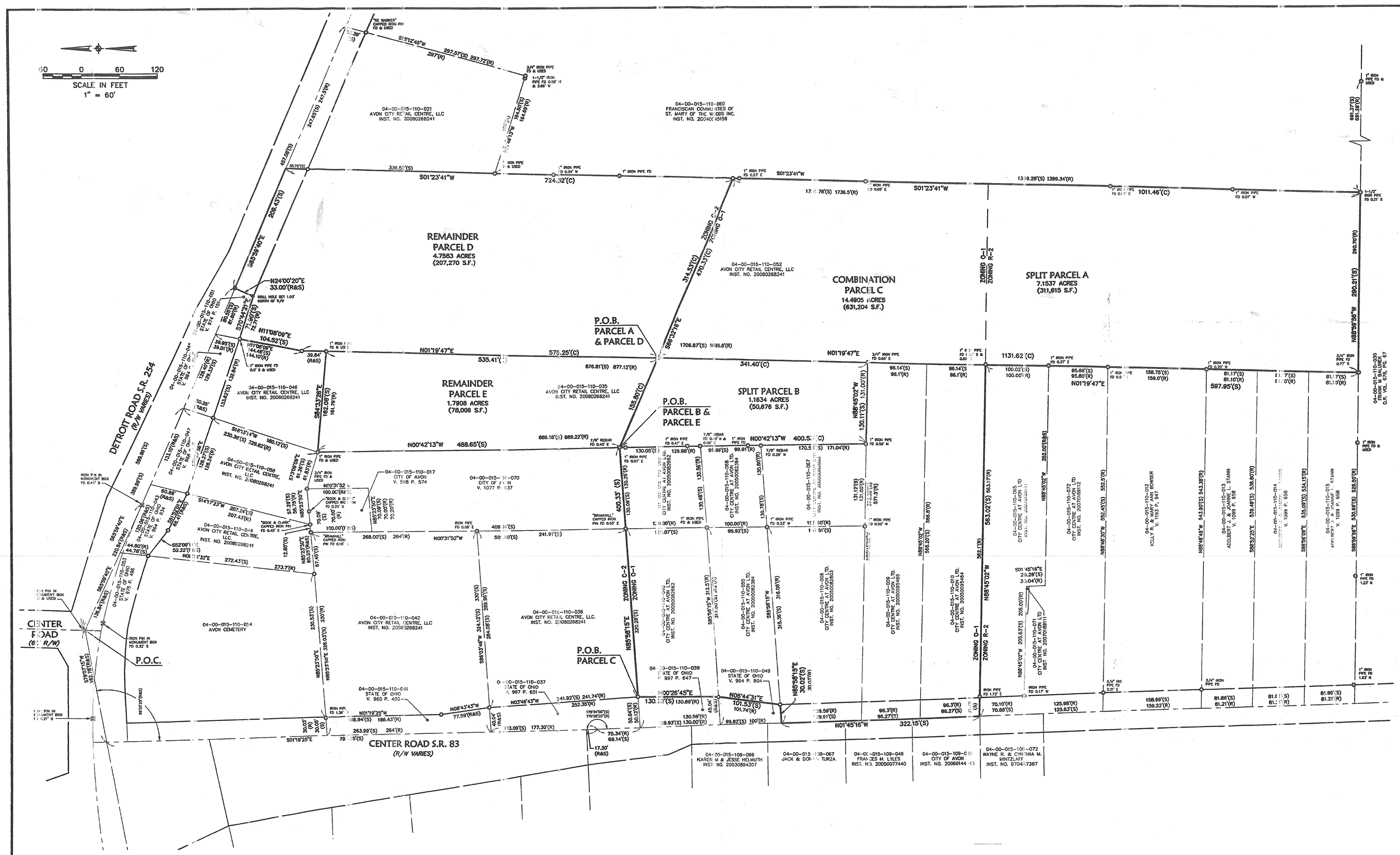
APPROVED LORAIN CO. MAP DEPT. DATE 4-27-09 TRANSFERRED PAGE 400.015-C BY J. Whitlatch

04-00-015-110-052 035 005 009 050 048 010 040 049



ABBREVIATIONS

C	CALCULATED
FD	FOUND
INST.	INSTRUMENT
NO.	NUMBER
P	PAGE
R	RECORD
S	SURVEYED
V	VOLUME

LEGEND

- MONUMENT BOX FOUND
- IRON PIPE / PIN FOUND AS DESCRIBED
- 5/8" CAPPED REBAR SET LABELED "KS ASSOCS INC PROP MARKER"
- MAG NAIL SET
- DRILL HOLE SET
- RIGHT OF WAY LINE
- CENTERLINE

SURVEYOR'S NOTES

1. The basis of bearings for this survey is assumed.

2. Pertinent records used are as shown hereon and include Lorain County Tax Maps, LOR-90-13 01 Right of Way Plans, Avon Commons Subdivision as recorded in Volume 64, Pages 32-34 of the Lorain County Plat Records, a survey prepared by Bramhall Engineering and Surveying Co. Inc. dated March 31, 2003, a survey prepared Vincent C. McGervey dated January 1983 and a survey prepared by J. W. Warden dated May 16, 1948.

SURVEYOR'S CERTIFICATION

I hereby certify that; the survey shown hereon is the result of an on-the-ground survey that has been performed by me or under my supervision; that the survey was prepared in accordance with Chapter 4733-37 (Minimum Standards for Boundary Surveys) of the Ohio Administrative Code; that it is a survey of the lands conveyed to City Centre at Avon Ltd. as recorded in Instrument Nos. 20050082662, 20050082384, 20050082803, 20050095465 and 20050095464 of the Lorain County Land Records and part of the lands conveyed to Avon City Retail Centre, LLC as recorded in Instrument No. 20080268241 of the Lorain County Land Records.

11-14-08

Trevor A. Bixler, P.S.
Professional Surveyor Ohio Reg. No. 7730

Date

STATE OF OHIO TREVOR A. BIXLER 7730 REGISTERED PROFESSIONAL SURVEYOR

Date of Survey: August 29 – September 19, 2006

Last Date of Revision:

DATE	DESCRIPTION	BY

REVISIONS

DATE: 11-14-08 | FIELD BK: ABR | CHKD BY: TAB | DWG. NAME: 06-311-01 | PATH: 06311-1 | P.B. 784,788

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P 440 365 4730
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www.ksassociates.com

LOT SPLIT & COMBINATION MAP

OF PART OF ORIGINAL AVON TOWNSHIP SECTION 15
CITY OF AVON, COUNTY OF LORAIN
STATE OF OHIO

SHEET 1 OF 1

JOB NO. 06311-1

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