Plat of Boundary Survey
State of Ohio
County of Lorain
TWP of Henrietta
Tract 12
Part of Lot 2 and Lot 3

Parcel A split from
PP # 08-12-002-000-043
in the name of Howard A. Born, Jr.
O.R. Vol. 61 PG 745 (page 2 of 17, Parcel 1)
1.7746 acres as surveyed

Parcel B split from
PP # 08-12-002-000-033
in the name of Howard A. Born, Jr.
O.R. Vol. 61 PG 745 (page 11 of 17)
0.3649 acres as surveyed

Parcel C split from
PP # 08-12-002-000-033 &
PP # 08-12-003-000-013
in the name of Howard A. Born, Jr.
O.R. Vol. 61 PG 745 (page 11 of 17)
1.2022 acres as surveyed
(0.1859 acres in Lot 3 & 1.0163 acres in Lot 2)

Parcel A & B Combined
2.1395 acres as surveyed

Parcel C combined
with
PP # 08-12-002-000-041
PP # 08-12-002-000-020
PP # 08-12-002-000-040
6.5497 acres as surveyed
(1.3542 acres in Lot 3)
(5.1905 acres in Lot 2)

Field Survey by Rafter A., LTD performed
on 12-8,12-15,12-16,12-22 & 12-30 in 2008
under the direct supervision of Richard A. Fredrickson, P.S.
All field survey work exceeded the requirements of 4733-37 of
the Ohio Administrative Code

References Used

recording listed hereon
DV 255 PG 358-359 Perp. Highway Easement
DV253 PG 476 - Perp. Highway Easement
Plat of Survey by A. Koepp- 1971
ODOT ROW Plans - SH 290 Sec "0" Pgs 1 & 2 of 5

Legend

- Concrete ROW marker
- iron pin or pipe found as noted
- PK Nail set
- 5/8" x 30" rebar set w/ yellow cap stamped "Fredrickson S-8285"
- —x— fence line

Curve Data for Center line
PI - 125+80.06
Delta - 23° 42'
T = 400.77 feet
L = 790.0 feet
R = 1910 feet

Calc. PC
Station
121+79.29
from PI

Howard A. Born, Jr.
PP # 08-12-003-000-013
O.R. Vol. 61 PG 745
(Page 11 of 17)

Howard A. Born, Jr.
PP # 08-12-002-000-33
O.R. Vol. 61 PG 745
(page 11 of 17)

Howard A. Born, Jr.
PP # 08-12-002-000-043
O.R. Vol. 61 PG 745
(page 2 of 17)

Rafter A., LTD
Land Surveying & Engineering
901 Railroad Street
Grafton, OH
440-309-5275

Survey at Request of
Sandra Robey

Parcel C combined
with
PP # 08-12-002-000-041
PP # 08-12-002-000-020
PP # 08-12-002-000-040
6.5497 acres as surveyed
(1.3542 acres in Lot 3)
(5.1905 acres in Lot 2)

Allen C. Buchs &
Faith H. Buchs
PP 08-12-002-000-041
DV 1408 PG 724
1 description - 3 parcels

Parcel A & B
Combined
2.1395 acres
as surveyed

Parcel A
1.7746 acres
as surveyed

Ref-1
Ref-2
Ref-3
Ref-4

Ref - 1
Allen C. Buchs &
Faith H. Buchs
PP 08-12-002-000-004
DV 726 PG 52

Ref - 2
Allen C. Buchs &
Faith H. Buchs
PP 08-12-002-000-031
DV 1136 PG 546

Ref - 3
Sandra F. Robey
PP 08-12-002-000-032
INST # 2002-0835340

Ref - 4
Sandra F. Robey
PP 08-12-002-000-006
INST # 2002-0835340

Buchs
-020
DV 1408
PG 724

Buchs
-040
DV 1408
PG 724

SR 511 FKA SR 10
400.77' ODOT Plan & used

Basis of Bearing is from Control established from
GPS observations on the NAD83 datum with 2007 adjustment
PK Nail set at SW corner of Lot 2 in Tract 12 has - Grid
State Plane Coordinates of N - 590,346.367 E - 2,028,600.972
PK Nail set at SE corner of Parcel A has
State Plane Coordinates of N - 590,706.537 E - 2,029,341.962
N 67° 17' 11" E along Center line of Highway
Measured ground distance between nails is 1,103.29 feet

View A View B

Note: According to FEMA FIRM maps 39093C0191D &
39093C0192D effective August 19, 2008, the land
surveyed and depicted hereon is not considered part of
a flood zone

1st Revision made Feb. 3, 2009 by
Richard A. Fredrickson

RICHARD A. FREDRICKSON
S-8285
REGISTERED
PROFESSIONAL SURVEYOR
2-4-09

SCALE 1"=50'
SCALE 1"=5'

APPROVED
LORAIN CO.
MAP DEPT
DATE 2/12/2009
06-16-002-000-043, 08-12-003-000-013
PAGE 9-11
BY JHatfield
09-02703