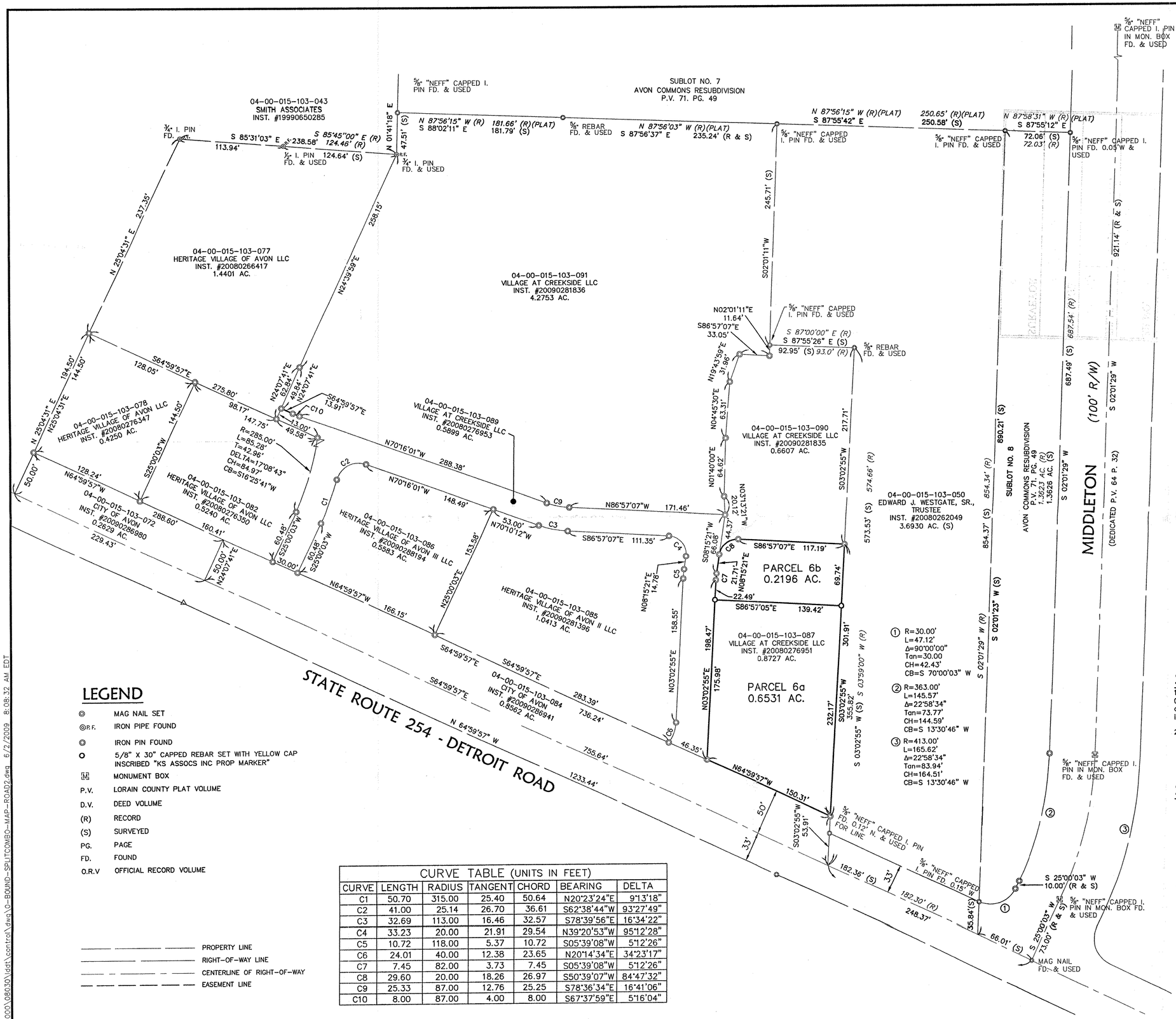

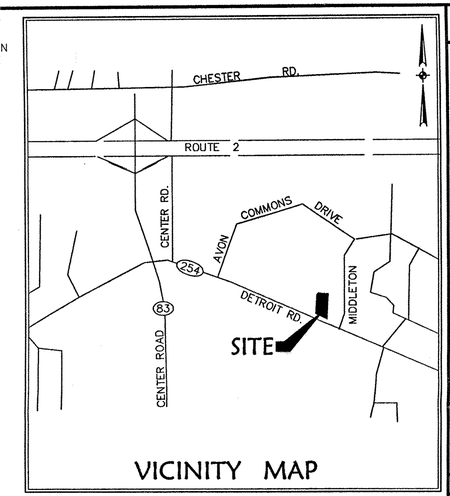

VICINITY MAP

LEGEND

- MAG NAIL SET
- P.F. IRON PIPE FOUND
- IRON PIN FOUND
- 5/8" X 30" CAPPED REBAR SET WITH YELLOW CAP INSCRIBED "KS ASSOCS INC PROP MARKER"
- MONUMENT BOX
- P.V. LORAIN COUNTY PLAT VOLUME
- D.V. DEED VOLUME
- (R) RECORD
- (S) SURVEYED
- PG. PAGE
- FD. FOUND
- O.R.V OFFICIAL RECORD VOLUME

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- CENTERLINE OF RIGHT-OF-WAY
- EASEMENT LINE

CURVE TABLE (UNITS IN FEET)

CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	50.70	315.00	25.40	50.64	N20°23'24"E	9°13'18"
C2	41.00	25.14	26.70	36.61	S62°38'44"W	93°27'49"
C3	32.69	113.00	16.46	32.57	S78°39'56"E	16°34'22"
C4	33.23	20.00	21.91	29.54	N39°20'53"W	95°12'28"
C5	10.72	118.00	5.37	10.72	S05°39'08"W	5°12'26"
C6	24.01	40.00	12.38	23.65	N20°14'34"E	34°23'17"
C7	7.45	82.00	3.73	7.45	S05°39'08"W	5°12'26"
C8	29.60	20.00	18.26	26.97	S50°39'07"W	84°47'32"
C9	25.33	87.00	12.76	25.25	S78°36'34"E	16°41'06"
C10	8.00	87.00	4.00	8.00	S67°37'59"E	5°16'04"

SURVEYOR'S NOTES

1. The basis of bearings for the survey shown hereon is based on South 02°01'29" West on the centerline of Middleton as shown on the record plat of Avon Commons Subdivision as recorded in Volume 71, Page 49 on file in the Lorain County Recorder's Office.

2. Pertinent records used are as shown hereon.

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.

David L. Elwell 06-02-09
David L. Elwell, P.S. Date
Professional Surveyor Ohio Reg. No. 6333

Date of Survey: June 2, 2009

STATE OF OHIO DAVID L. ELWELL 6333 REGISTERED SURVEYOR

APPROVAL BY THE CITY OF AVON, LORAIN COUNTY OHIO NO PLAT REQUIRED

Dorothy Lemmon 7-16-09
CHAIRPERSON
SECRETARY
DATE

RECEIVED JUN 03 2009 AVON PLANNING COMMISSION

№ 02716 APPROVED LORAIN CO. ENGINEER DATE 7/7/09 PAGE 04-00-015D BY mk 09-02716

REVISIONS		
DATE	DESCRIPTION	BY
6-01-09	ADDITIONAL SPLIT (OUTPARCELS 6a AND 6b)	ABR
12-16-08	ADDITIONAL SPLIT (OUTPARCEL No.7 - 0.6607 AC.)	RGR
9-02-08	CITY COMMENTS	RGR
8-27-08	ADDITIONAL SPLIT - ROADWAY	CCC
8-20-08	ADDITIONAL SPLITS	CCC
8-12-08	REVISED PER CITY COMMENTS	ABR
7-02-08	ADDITIONAL SPLITS	RGR

DATE: 6-02-09
DRAWN BY: CCC/RGR/ABR
CH'D BY:
D-BOUND-SPLITCOMBO-MAP-ROAD2
DWG. NAME:
PATH: 08030\LDD01\CONTROL
F.B.

KS Associates, Inc.
260 Burns Road, Suite 100
Elyria, OH 44035
P 440 365 4730
F 440 365 4790
www.ksassociates.com
KS ASSOCIATES

BOUNDARY SURVEY, PARCEL SPLIT MAP

OF PART OF
AVON TOWNSHIP SECTION No 15
CITY OF AVON, COUNTY OF LORAIN, STATE OF OHIO

SHEET 1 OF 1

JOB NO. 08030

R:\08000\08030\ldd1\control\dwg\D-BOUND-SPLITCOMBO-MAP-ROAD2.dwg 6/2/2009 8:08:32 AM EDT