12-00-040-101-017, 014, 018, 020

SPRAGUE ROAD 60'

CUYAHOGA COUNTY

LORAIN COUNTY

5.89°59'W. 219.80'

60.00' 90.08' 129.72'

I.P. Fd. in Mon. Box

30'

30'

5.89°59'W. 100.00'

S.44°43'40"W. 42.23'

34.04'

25'

P.C. 25'

I.P. Fd. 0.37 West

N.0°01'40"E.

0.5962 ACRE

Dudzinski, Incorporated
D. Vol. 835 Pg. 68

Catherine R. Haas
D. Vol. 808 Pg. 210
(Deed incorrect from ℄)

100.00'

S.0°01'40"W. 130.00'

N.12°16'30"E. 40.86'

I.P. Fd. in Concrete

S.64°44'40"E. 150.44'

Due East 51.24'

N.0°01'40"E.

20.00'

0.3445 ACRE

Dudzinski, Inc.
D. Vol. 986 Pg. 401

I.P. Fd. 0.14' NWly. N.53°57'E.

39.45'

50.00'

N.53°56'03"W. 96.83'

S.53°56'03"E. 189.40'

67.49'

164.32'

Foster G. & Florence Narrows
D. Vol. 412 Pg. 426

I.P. Fd. Bent Northerly

N.38°59'08"W. 195.26'

N.41°57'W. 193.96'

Mtge. Deed Vol. 329 Pg. 214

25.03'

12.99'

Ch=S.51°25'33"W. 46.99'
Arc 47.01

P.T. 25'

S.53°57'W.

Tan. = S.53°57'W.

Chord S.34°20'07"W. 112.00'
Arc = 112.23'
Δ = 12°38'45"

R=508.51'

Chord S.18°13'22"W. 172.92'
Arc = 173.77' Δ = 19°34'45"

Arc = 423.83
Total Curve

℄ Original Tangent ℄
223.81'

RR Spk. Set

25.00'

I.P. Fd. 0.33' Northerly

Chd. = 412.77' S.31°01'30"W.
Tan. = S.8°26'W.

223.81'
S.8°26'W. 257.85'
to P.I.

N

NOTES: o indicates iron pin found.
● indicates iron pin set
unless otherwise designated.

SPRAGUE ROAD 60'

RIVER ROAD

WEST COLUMBIA

PLAT OF SURVEY FOR DUDZINSKI, INC.

ORIG. LOT 40 - COLUMBIA TWP.
LORAIN COUNTY - OHIO
SCALE: 1" = 40' JULY 1973
Gary E. Penfound Reg. Surveyor No. 4457

12-00-042