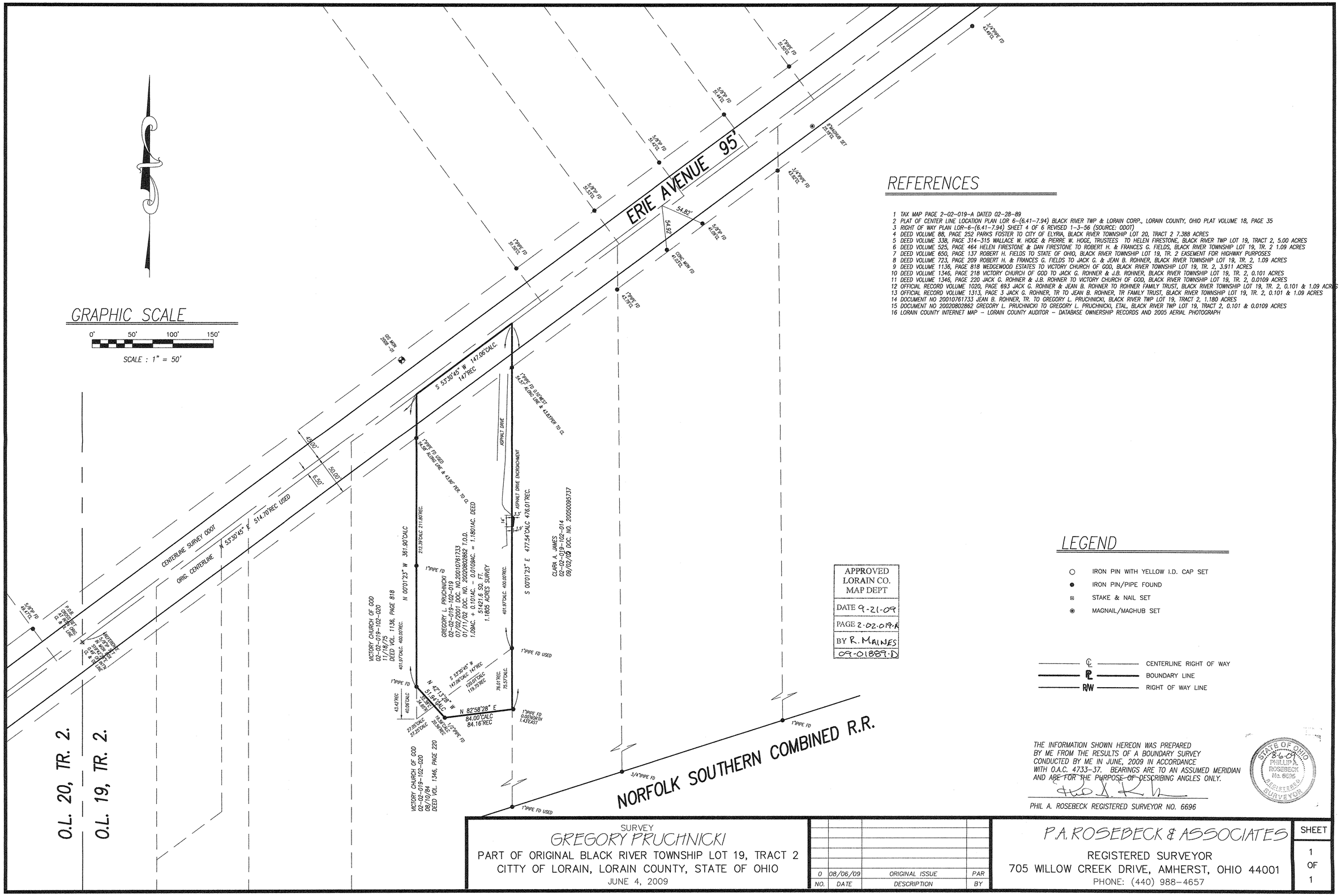
ERIE AVENUE 95'
NORFOLK SOUTHERN COMBINED R.R.
GRAPHIC SCALE
0' 50' 100' 150'
SCALE : 1" = 50'
S 53°30'45" W 147.06'CALC.
147'REC
N 53°30'45" E 514.70'REC USED
CENTERLINE SURVEY ODOT
ORIG. CENTERLINE
45.00'
50.00'
6.50'
54.82'
54.92'
S 53°30'45" W
147.06'CALC 147'REC
120.91'CALC
119.25'REC
N 42°13'28" W
51.84'CALC.
N 82°58'28" E
84.00'CALC
84.16'REC
S 00°01'23" E 477.54'CALC 476.01'REC.
N 00°01'23" W 361.90'CALC
212.39'CALC 211.80'REC.
401.97'CALC. 400.00'REC.
76.01'REC.
75.57'CALC.
43.42'REC
40.06'CALC.
21.05'CALC
22.25'CALC.
19.95'CALC
20.36'REC.
1"PIPE FD USED
1"PIPE FD
3/4"PIPE FD
1"PIPE FD 0.10'WEST 54.57' ALONG LINE & 43.87'PER TO CL
1"PIPE FD USED 54.57' ALONG LINE & 43.90' PER TO CL
1"PIPE FD 0.00'NORTH 1.43'EAST
ASPHALT DRIVE
CL ASPHALT DRIVE ENCROACHMENT
14'
VICTORY CHURCH OF GOD
02-02-019-102-020
11/18/75
DEED VOL. 1136, PAGE 818
VICTORY CHURCH OF GOD
02-02-019-102-020
08/10/84
DEED VOL. 1346, PAGE 220
GREGORY L. PRUCHNICKI
02-02-019-102-019
07/02/2001 DOC. NO.200107761733
01/11/02 DOC. NO. 200208082862 T.O.D.
1.09AC. + 0.101AC. - 0.0109AC. = 1.1801AC. DEED
51421.6 SQ. FT.
1.1805 ACRES SURVEY
CLARA A. JAMES
02-02-019-102-014
09/02/09 DOC. NO. 200509095737
O.L. 20, TR. 2.
O.L. 19, TR. 2.
REFERENCES
1 TAX MAP PAGE 2-02-019-A DATED 02-28-89
2 PLAT OF CENTER LINE LOCATION PLAN LOR 6-(6.41-7.94) BLACK RIVER TWP & LORAIN CORP., LORAIN COUNTY, OHIO PLAT VOLUME 18, PAGE 35
3 RIGHT OF WAY PLAN LOR-6-(6.41-7.94) SHEET 4 OF 6 REVISED 1-3-56 (SOURCE: ODOT)
4 DEED VOLUME 88, PAGE 252 PARKS FOSTER TO CITY OF ELYRIA, BLACK RIVER TOWNSHIP LOT 20, TRACT 2 7.388 ACRES
5 DEED VOLUME 338, PAGE 314-315 WALLACE W. HOGE & PIERRE W. HOGE, TRUSTEES TO HELEN FIRESTONE, BLACK RIVER TWP LOT 19, TRACT 2, 5.00 ACRES
6 DEED VOLUME 525, PAGE 464 HELEN FIRESTONE & DAN FIRESTONE TO ROBERT H. & FRANCES G. FIELDS, BLACK RIVER TOWNSHIP LOT 19, TR. 2 1.09 ACRES
7 DEED VOLUME 650, PAGE 137 ROBERT H. FIELDS TO STATE OF OHIO, BLACK RIVER TOWNSHIP LOT 19, TR. 2 EASEMENT FOR HIGHWAY PURPOSES
8 DEED VOLUME 723, PAGE 209 ROBERT H. & FRANCES G. FIELDS TO JACK G. & JEAN B. ROHNER, BLACK RIVER TOWNSHIP LOT 19, TR. 2, 1.09 ACRES
9 DEED VOLUME 1136, PAGE 818 WEDGEWOOD ESTATES TO VICTORY CHURCH OF GOD, BLACK RIVER TOWNSHIP LOT 19, TR. 2, 3.911 ACRES
10 DEED VOLUME 1346, PAGE 218 VICTORY CHURCH OF GOD TO JACK G. ROHNER & J.B. ROHNER, BLACK RIVER TOWNSHIP LOT 19, TR. 2, 0.101 ACRES
11 DEED VOLUME 1346, PAGE 220 JACK G. ROHNER & J.B. ROHNER TO VICTORY CHURCH OF GOD, BLACK RIVER TOWNSHIP LOT 19, TR. 2, 0.0109 ACRES
12 OFFICIAL RECORD VOLUME 1020, PAGE 893 JACK G. ROHNER & JEAN B. ROHNER TO ROHNER FAMILY TRUST, BLACK RIVER TOWNSHIP LOT 19, TR. 2, 0.101 & 1.09 ACRES
13 OFFICIAL RECORD VOLUME 1313, PAGE 3 JACK G. ROHNER, TR TO JEAN B. ROHNER, TR FAMILY TRUST, BLACK RIVER TOWNSHIP LOT 19, TR. 2, 0.101 & 1.09 ACRES
14 DOCUMENT NO 20010761733 JEAN B. ROHNER, TR. TO GREGORY L. PRUCHNICKI, BLACK RIVER TWP LOT 19, TRACT 2, 1.180 ACRES
15 DOCUMENT NO 200208082862 GREGORY L. PRUCHNICKI TO GREGORY L. PRUCHNICKI, ETAL, BLACK RIVER TWP LOT 19, TRACT 2, 0.101 & 0.0109 ACRES
16 LORAIN COUNTY INTERNET MAP - LORAIN COUNTY AUDITOR - DATABASE OWNERSHIP RECORDS AND 2005 AERIAL PHOTOGRAPH
APPROVED
LORAIN CO.
MAP DEPT
DATE 9-21-09
PAGE 2-02-019-A
BY R. MAINES
09-01889-D
LEGEND
IRON PIN WITH YELLOW I.D. CAP SET
IRON PIN/PIPE FOUND
STAKE & NAIL SET
MAGNAIL/MAGHUB SET
CENTERLINE RIGHT OF WAY
BOUNDARY LINE
RIGHT OF WAY LINE
THE INFORMATION SHOWN HEREON WAS PREPARED BY ME FROM THE RESULTS OF A BOUNDARY SURVEY CONDUCTED BY ME IN JUNE, 2009 IN ACCORDANCE WITH O.A.C. 4733-37. BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE FOR THE PURPOSE OF DESCRIBING ANGLES ONLY.
PHIL A. ROSEBECK REGISTERED SURVEYOR NO. 6696
STATE OF OHIO
PHILIP A. ROSEBECK
No. 6696
REGISTERED SURVEYOR
SURVEY
GREGORY PRUCHNICKI
PART OF ORIGINAL BLACK RIVER TOWNSHIP LOT 19, TRACT 2
CITTY OF LORAIN, LORAIN COUNTY, STATE OF OHIO
JUNE 4, 2009
0 08/06/09 ORIGINAL ISSUE PAR
NO. DATE DESCRIPTION BY
P.A. ROSEBECK & ASSOCIATES
REGISTERED SURVEYOR
705 WILLOW CREEK DRIVE, AMHERST, OHIO 44001
PHONE: (440) 988-4657
SHEET
1
OF
1