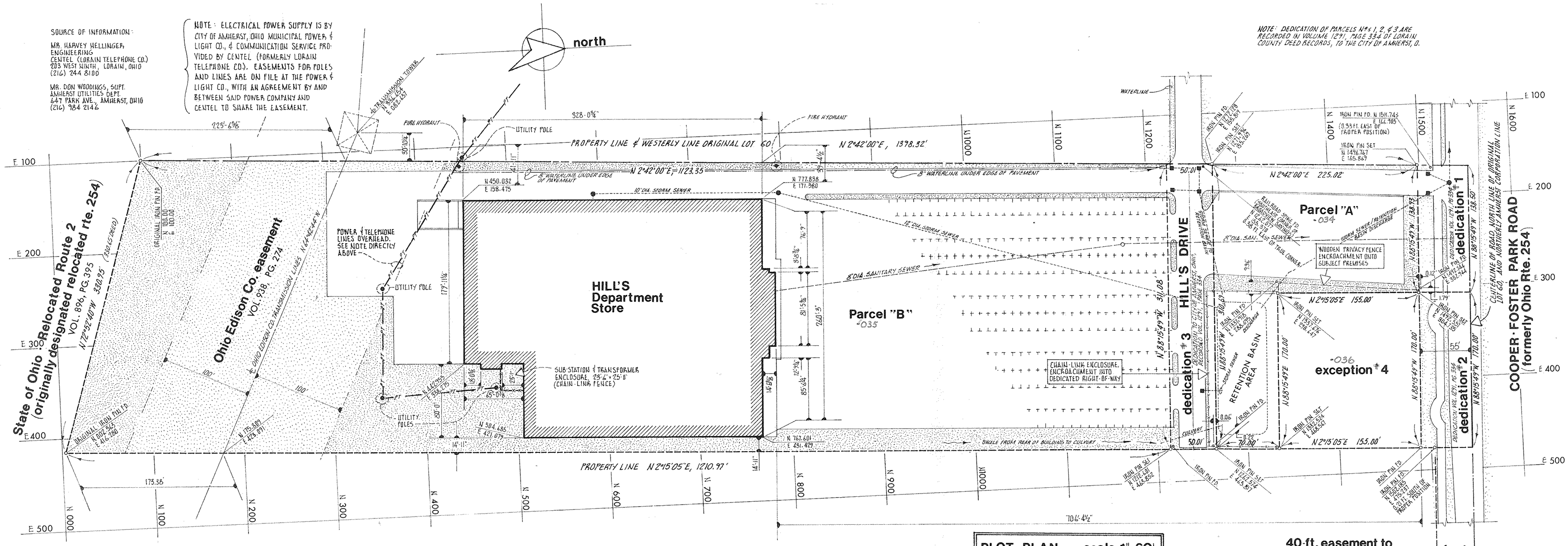
SOURCE OF INFORMATION:

MR. HARVEY HELLINGER
ENGINEERING
CENTEL (LORAIN TELEPHONE CO.)
205 WEST NINTH, LORAIN, OHIO
(216) 244 8100

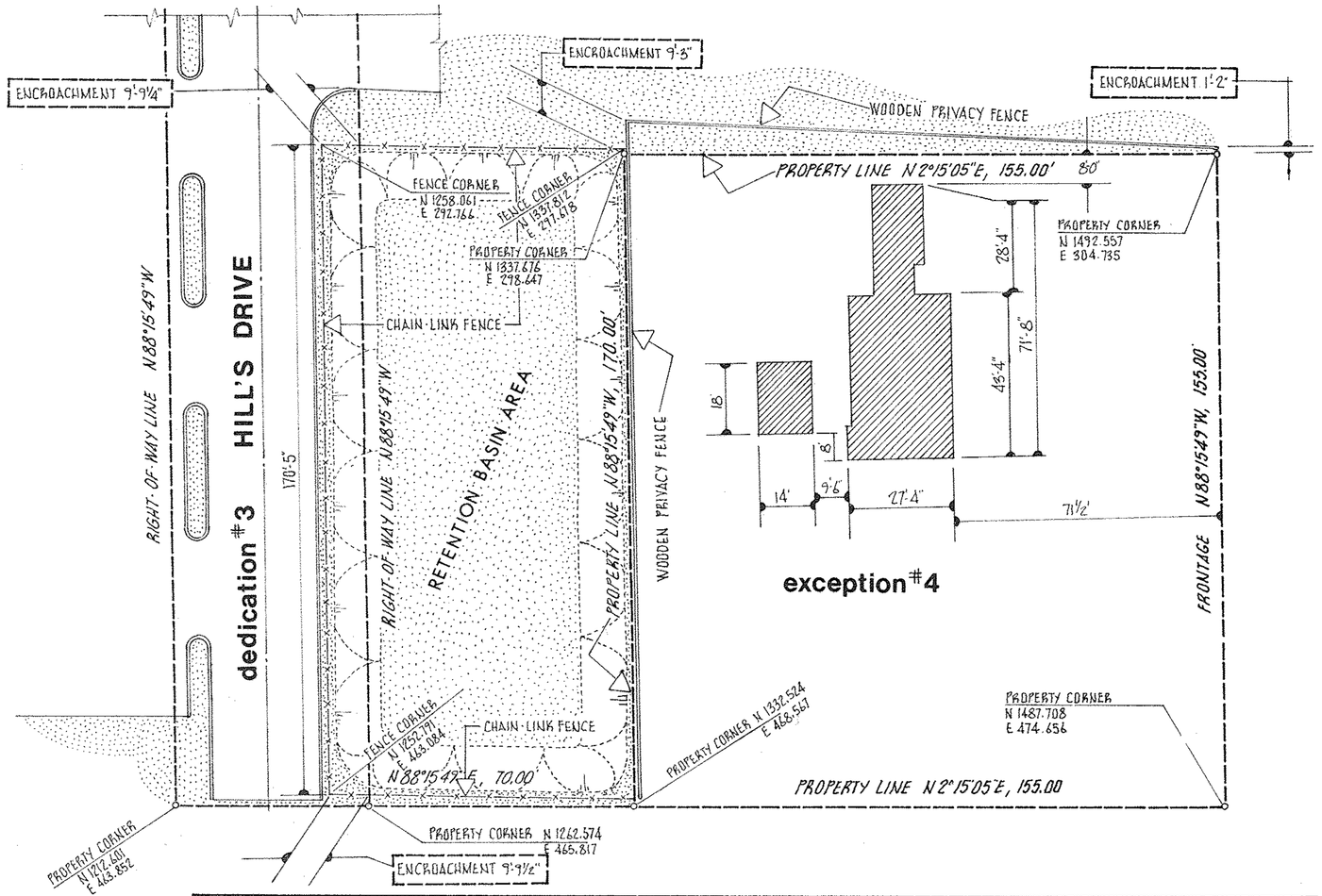
MR. DON WOODINGS, SUPT.
AMHERST UTILITIES DEPT.
647 PARK AVE., AMHERST, OHIO
(216) 984 2146

NOTE: ELECTRICAL POWER SUPPLY IS BY CITY OF AMHERST, OHIO MUNICIPAL POWER & LIGHT CO., & COMMUNICATION SERVICE PROVIDED BY CENTEL (FORMERLY LORAIN TELEPHONE CO.). EASEMENTS FOR POLES AND LINES ARE ON FILE AT THE POWER & LIGHT CO., WITH AN AGREEMENT BY AND BETWEEN SAID POWER COMPANY AND CENTEL TO SHARE THE EASEMENT.

NOTE: DEDICATION OF PARCELS N#s 1, 2, & 3 ARE RECORDED IN VOLUME 1291, PAGE 334 OF LORAIN COUNTY DEED RECORDS, TO THE CITY OF AMHERST, O.



PLOT PLAN scale 1"=60'



ENLARGEMENT of NORTHEAST CORNER indicating ENCROACHMENTS scale 1"=30'

DESCRIPTION:

SITUATED IN THE CITY OF AMHERST, COUNTY OF LORAIN, AND STATE OF OHIO. BEING KNOWN AS PART OF ORIGINAL AMHERST TOWNSHIP LOT 60, BOUNDED AND DESCRIBED AS FOLLOWS:

PARCEL "A":

BEGINNING AT AN IRON PIN IN THE WESTERLY LINE OF ORIGINAL LOT 60 BEING SOUTH 2°42'00" WEST A DISTANCE OF 55.01 FEET FROM THE NORTHWEST CORNER THEREOF, SAID POINT ALSO BEING IN THE SOUTHERLY RIGHT-OF-WAY LINE OF COOPER-FOSTER PARK ROAD. THENCE SOUTH 88°15'49" EAST ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 138.93 FEET TO AN IRON PIN. THENCE SOUTH 2°15'05" WEST, A DISTANCE OF 155.00 FEET TO AN IRON PIN. THENCE SOUTH 88°15'49" EAST, A DISTANCE OF 170.00 FEET TO AN IRON PIN IN THE WESTERLY LINE OF LANDS CONVEYED TO CHARLES A. AND MARY WIEGAND BY DEED RECORDED IN VOLUME 893, PAGE 427 OF LORAIN COUNTY RECORDS. THENCE SOUTH 2°15'05" WEST ALONG WIEGAND'S WESTERLY LINE, A DISTANCE OF 70.00 FEET TO AN IRON PIN. THENCE NORTH 88°15'49" WEST, A DISTANCE OF 310.69 FEET TO AN IRON PIN IN THE WESTERLY LINE OF ORIGINAL LOT 60. THENCE NORTH 2°42'00" EAST, ALONG SAID WESTERLY LINE, A DISTANCE OF 225.02 FEET TO THE PLACE OF BEGINNING, EMBRACING 0.996 ACRE OF LAND, BUT BEING SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL "B":

BEGINNING AT A POINT IN THE WESTERLY LINE OF ORIGINAL LOT 60 BEING SOUTH 2°42'00" WEST A DISTANCE OF 330.04 FEET FROM THE NORTHWEST CORNER THEREOF. THENCE SOUTH 88°15'49" EAST ALONG THE SOUTHERLY LINE OF A 0.357-ACRE PARCEL OF LAND DEDICATED TO THE CITY OF AMHERST, OHIO, A DISTANCE OF 311.08 FEET TO THE WESTERLY LINE OF LANDS CONVEYED TO CHARLES A. AND MARY WIEGAND BY DEED RECORDED IN VOLUME 893, PAGE 427 OF LORAIN COUNTY RECORDS. THENCE SOUTH 2°15'05" WEST ALONG SAID WESTERLY LINE, A DISTANCE OF 1210.97 FEET TO THE NORTHERLY LINE OF LANDS CONVEYED TO THE STATE OF OHIO BY DEED RECORDED IN VOLUME 896, PAGE 395 OF LORAIN COUNTY RECORDS. THENCE NORTH 72°52'40" WEST ALONG SAID NORTH LINE, A DISTANCE OF 330.95 FEET TO AN IRON PIN IN THE WESTERLY LINE OF ORIGINAL LOT 60. THENCE NORTH 2°42'00" EAST ALONG THE WESTERLY LINE OF ORIGINAL LOT 60, A DISTANCE OF 1123.35 FEET TO THE PLACE OF BEGINNING, EMBRACING 8.456 ACRES OF LAND, BUT BEING SUBJECT TO ALL LEGAL HIGHWAYS.

PERIMETER SURVEY and IDENTIFICATION SERVICE

THE PREMISES SHOWN ON THIS DRAWING IS DESCRIBED AS PART OF ORIGINAL LOT 60 OF AMHERST TOWNSHIP, LORAIN COUNTY, OHIO, NOW WITHIN THE COPORATE LIMITS OF THE CITY OF AMHERST, FURTHER KNOWN AS 1831 HILL S DRIVE, AMHERST, OHIO.

This drawing has been prepared for and at the instance of:

BENDERSON DEVELOPMENT CO., INC.
570 DELAWARE AVE.,
BUFFALO, N.Y. 14202
and
BUCKEYE FEDERAL SAVINGS & LOAN ASSN.
36 EAST GAY STREET
COLUMBUS OHIO 43215

The plat shown hereon correctly indicates the boundaries of said premises.

The buildings shown on said plat lie Entirely within said boundaries.

Easements, apparent or of record, are indicated on said plat.

There are no encroachments of adjoining buildings onto the subject premises. Two fence encroachments, one onto and one from said premises, are shown on the plat.

From the best information available, no materials have been delivered nor work performed for the improvement of said premises within the last ninety days.

date OCT. 25-1982 by Michael G. Hura
Registered Surveyor

- UTILITIES INDICATED ON THIS DRAWING ARE THE RESULT OF FIELD INVESTIGATION AND LOCATION.
- ON THE BEST INFORMATION AVAILABLE, IT HAS BEEN DETERMINED THAT THE SUBJECT PREMISES DO NOT LIE IN A FEDERALLY DESIGNATED FLOOD PLAIN AREA.

LAND TITLE SURVEY

TO BENDERSON DEVELOPMENT COMPANY, INC., AND BUCKEYE FEDERAL SAVINGS AND LOAN ASSN:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR LAND TITLE SURVEYS" JOINTLY ESTABLISHED AND ADOPTED BY A.T.A. AND A.C.S.M. IN 1962.

Michael G. Hura
MICHAEL G. HURA
REGISTERED SURVEYOR #4712

STATE OF OHIO
MICHAEL G. HURA
No. 4712
REGISTERED SURVEYOR

prepared by Michael G. Hura and Associates, 3409 Liberty Ave., Vermilion, Ohio