7-00-021-A
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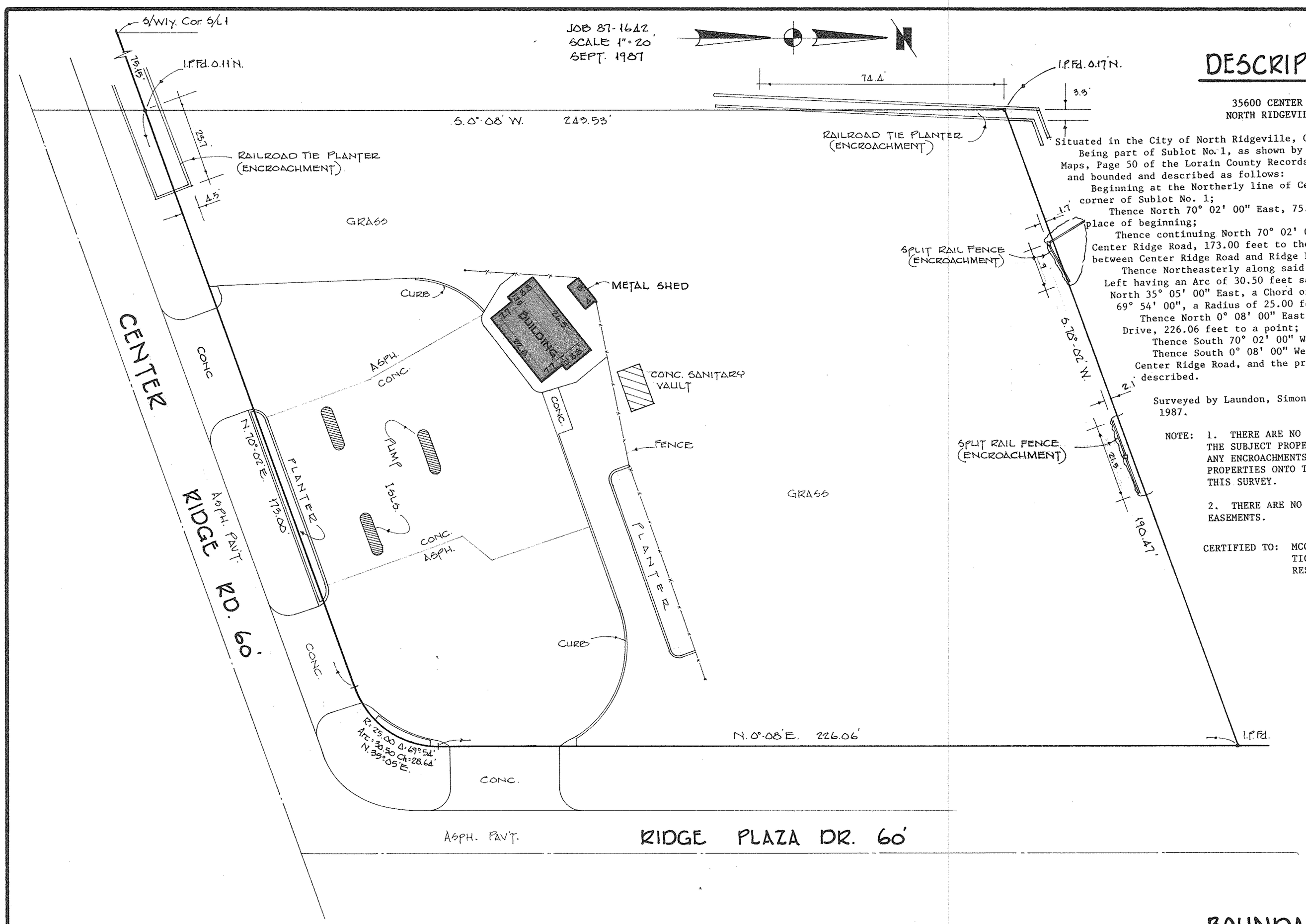
map pg 7-00-021-A
44122

JOB 87-1642
SCALE 1" = 20'
SEPT. 1987



DESCRIPTION

35600 CENTER RIDGE
NORTH RIDGEVILLE, OH.

Situated in the City of North Ridgeville, County of Lorain and State of Ohio:

Being part of Sublot No. 1, as shown by the Plat Recorded in Volume 20, of Maps, Page 50 of the Lorain County Records, known as Ridge Plaza Subdivision No. 1, and bounded and described as follows:

Beginning at the Northerly line of Center Ridge Road, at the Southwesterly corner of Sublot No. 1;

Thence North 70° 02' 00" East, 75.15 feet to a point and the principal place of beginning;

Thence continuing North 70° 02' 00" East, along the Northerly line of Center Ridge Road, 173.00 feet to the Southwesterly End of the curved turnout between Center Ridge Road and Ridge Plaza Drive;

Thence Northeasterly along said turnout on a curve deflecting to the Left having an Arc of 30.50 feet said curve has a Chord bearing North 35° 05' 00" East, a Chord of 28.64 feet, a Central Angle of 69° 54' 00", a Radius of 25.00 feet;

Thence North 0° 08' 00" East along the Westerly side of Ridge Plaza Drive, 226.06 feet to a point;

Thence South 70° 02' 00" West, 190.47 feet to a point;

Thence South 0° 08' 00" West, 243.53 feet to the Northerly side of Center Ridge Road, and the principal place of beginning of land herein described.

Surveyed by Laundon, Simon, Cahl & Associates, Inc., in September, 1987.

NOTE: 1. THERE ARE NO ENCROACHMENTS OF IMPROVEMENTS LOCATED ON THE SUBJECT PROPERTY ONTO ADJACENT PROPERTIES, NOR ARE THERE ANY ENCROACHMENTS OF IMPROVEMENTS LOCATED ON ADJACENT PROPERTIES ONTO THE SUBJECT PROPERTY EXCEPT AS SHOWN ON THIS SURVEY.

2. THERE ARE NO OBSERVABLE EASEMENTS OTHER THAN UTILITY EASEMENTS.

CERTIFIED TO: MCCP, INC., CLARK OIL & REFINING CORPORATION, TICOR TITLE INSURANCE COMPANY, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS

BOUNDARY SURVEY

FOR

CLARK OIL & REFINING CORP.

OF

STATION Nº 1370

SURVEY BY:
LAUNDON • SIMON • CAHL & ASSOC.
ENGINEERS SURVEYORS
219 COURT ST. ELYRIA, OHIO 44035
(216) 322-7625