04-00-015-109-060
04-00-015-B

# LOCATION SURVEY

OF
#2110 CENTER ROAD, STATE ROUTE 83
PPN 04-00-015-109-060
IN THE CITY OF AVON, LORAIN COUNTY, OHIO
MADE FOR AT THE INSTANCE OF
WESTPOINT TITLE AGENCY, INC.,
DOUGLAS W. VOIERS, D.D.S.
& BANK OF AMERICA
BY
THE HENRY G. REITZ ENGINEERING COMPANY
4214 ROCKY RIVER DRIVE, CLEVELAND, OH 44135
PHONE: (216) 251-3033 FAX: (216) 251-5149

BY _____ VICE PRES.

SCALE: 1" = 20' AUGUST 12, 2010

THIS LOCATION SURVEY WAS PREPARED FOR IDENTIFICATION PURPOSES ONLY FOR THE MORTGAGEE, IN ACCORDANCE WITH CHAPTER 4733-38 OHIO ADMINISTRATIVE CODE, AND IS NOT INTENDED OR REPRESENTED TO BE A BOUNDARY SURVEY, PURSUANT TO CHAPTER 4733-37 OHIO ADMINISTRATIVE CODE AND IS NOT TO BE USED, OR RELIED UPON FOR THE ESTABLISHMENT OF ANY FENCE, BUILDING, OR OTHER IMPROVEMENT LINES: NO PROPERTY CORNERS WERE SET.

GRAPHIC SCALE
0 5 10 20 40
SCALE: 1" = 20'

N
ASSUMED

"PREVIOUS SURVEY" REFERS TO A SURVEY FOR MARGAM INVESTMENTS DATED JANUARY, 2004 BY THE HENRY G. REITZ ENGINEERING CO.

STATE OF OHIO
JAMES T. SAYLER
S-7425
REGISTERED
PROFESSIONAL SURVEYOR

DETROIT RD (VARIES)
STATE RT 254

EXISTING BUILDING

EXISTING WALK

EXISTING ASPHALT PARKING LOT

04-00-015-109-059
2100 CENTER LTD
INST.# 20030946320
(PARCEL NO. 1)

N87°33'04"E 216.18 (PREVIOUS SURVEY) 216.10 DEED

5/8" CAPPED (K&S) IRON PIN FOUND
0.1' N.
0.2' W.

IRON PIPE FOUND
0.9' S.
0.6' W.

N09°22'34"W 111.20 (PREVIOUS SURVEY) 111.18 DEED

EXISTING WALK

FENCED DUMPSTER PAD

11.5'
56.00
12.67
7.00
17.00
66.5'
14.33
4.67
13.67
4.67
14.33
12.67
56.00

EXISTING BUILDING

BRICK WALK
79.1'

CONCRETE WALK

SIGN

(PREVIOUS SURVEY) 111.18 DEED

N09°22'34"W 110.97

CONCRETE WALK

54.85 DEED

04-00-015-109-030
STATE OF OHIO
VOL. 1017, PG. 953
(PARCEL NO. 135N-WD-1)

CENTER RD (VARIES)
STATE ROUTE 83 (OLD STATE ROUTE 76)
N01°13'32"E
777.60 DEED

EXISTING ASPHALT PARKING LOT

04-00-015-109-060
MARGAM INVESTMENT LTD.
INST.# 20080250127
23,839 SQ. FT.
0.5473 AC.

56.1'

APPROVED
LORAIN CO.
MAP DEPT.
DATE 9/7/10
PAGE 4-00-015-B
BY T. SPILLMAN
SCAN # 10-02086-C

Scan # 45032

1-1/2" PIPE FOUND & USED

N87°29'25"E 216.15 (PREVIOUS SURVEY) 216.10 DEED

5/8" CAPPED (K&S) IRON PIN FOUND
0.2' W.
USED N.&S.

04-00-015-109-043
HELMUTH JESSE, TRUSTEE
INST. # 20010764453

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