LOT SPLIT SURVEY

for

CITY OF AMHERST

SITUATED IN THE CITY OF AMHERST, COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL AMHERST TOWNSHIP LOT NUMBER 23.

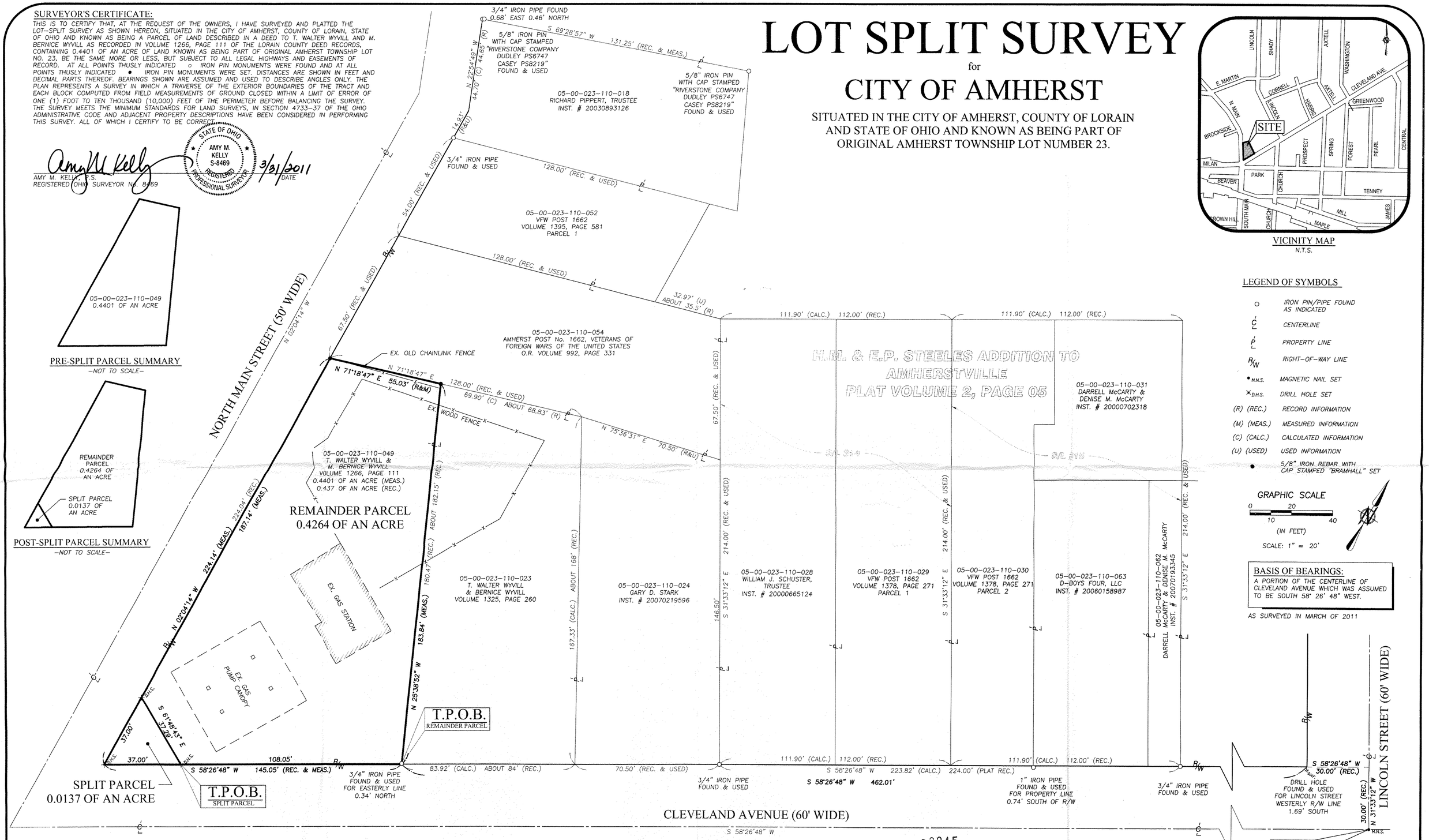
SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNERS, I HAVE SURVEYED AND PLATTED THE LOT-SPLIT SURVEY AS SHOWN HEREON, SITUATED IN THE CITY OF AMHERST, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO T. WALTER WYVILL AND M. BERNICE WYVILL AS RECORDED IN VOLUME 1266, PAGE 111 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 0.4401 OF AN ACRE OF LAND KNOWN AS BEING PART OF ORIGINAL AMHERST TOWNSHIP LOT NO. 23, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD. AT ALL POINTS THUSLY INDICATED ○ IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED ● IRON PIN MONUMENTS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THE PLAN REPRESENTS A SURVEY IN WHICH A TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND EACH BLOCK COMPUTED FROM FIELD MEASUREMENTS OF GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. THE SURVEY MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS, IN SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THIS SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

STATE OF OHIO
AMY M. KELLY
S-8469
REGISTERED
PROFESSIONAL SURVEYOR

AMY M. KELLY, P.S.
REGISTERED OHIO SURVEYOR No. 8469

3/31/2011
DATE



VICINITY MAP
N.T.S.

LEGEND OF SYMBOLS

○	IRON PIN/PIPE FOUND AS INDICATED
℄	CENTERLINE
P/L	PROPERTY LINE
R/W	RIGHT-OF-WAY LINE
● M.N.S.	MAGNETIC NAIL SET
× D.H.S.	DRILL HOLE SET
(R) (REC.)	RECORD INFORMATION
(M) (MEAS.)	MEASURED INFORMATION
(C) (CALC.)	CALCULATED INFORMATION
(U) (USED)	USED INFORMATION
●	5/8" IRON REBAR WITH CAP STAMPED "BRAMHALL" SET

GRAPHIC SCALE
0 10 20 40
(IN FEET)
SCALE: 1" = 20'

BASIS OF BEARINGS:
A PORTION OF THE CENTERLINE OF CLEVELAND AVENUE WHICH WAS ASSUMED TO BE SOUTH 58° 26' 48" WEST.

AS SURVEYED IN MARCH OF 2011

REVISION	DATE:	BY:	DESCRIPTION:
	04-01-2011	AMK	ISSUE TO CLIENT

REFERENCES USED

- LORAIN COUNTY DEEDS AS LISTED HEREON
- LORAIN COUNTY TAX MAPS
- H.M. & E.P. STEELES ADDITION TO AMHERSTVILLE LORAIN COUNTY PLAT VOLUME 2, PAGE 5
- BOUNDARY SURVEY FOR RONALD C. SAEGERT PREPARED BY SCOTT J. CASEY P.S. 8219 FOR RIVERSTONE COMPANY IN MARCH OF 2006
- BOUNDARY SURVEY FOR QUALITY TITLE AGENCY, INC. PREPARED BY SCOTT J. CASEY, P.S. 8219 FOR RIVERSTONE COMPANY IN OCTOBER OF 2005.
- LOT-SPLIT SURVEY FOR DARRELL AND DENISE McCARTY PREPARED BY THOMAS A. SIMON, P.S. 7775 IN MARCH OF 2007
- SURVEY FOR ELIZABETH BAUS PREPARED BY J.B. NICHOLS IN JULY OF 1947

03045
APPROVED
LORAIN CO.
MAP DEPT
DATE 7-16-12
MAP 25-00-023-A
BY JHatfield
12-03045
05-00-023-110-064
065
SCAN # 47183

DRAWN BY: BDA
CHECKED BY: AMK

BRAMHALL
ENGINEERING AND SURVEYING CO., INC.
801 MOORE ROAD AVON, OHIO 44011
(440) 934 - 7878 (440) 934 - 7879 FAX

SHEET 1 OF 1
JOB NO. 03-1701-109