04-00-015-103-097
098
099

Scan # 47411

LINE TABLE		
LINE	LENGTH	BEARING
L-1	13.00	N24°07'41"E
L-2	49.84	N24°07'41"E
L-3	10.79	N86°57'07"W
L-4	28.00	N86°57'07"W
L-5	209.36	N02°01'23"E
L-6	28.00	S87°58'37"E
L-7	209.86	S02°01'23"W

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	50.70	315.00	25.40	50.64	N20°23'24"E	9°13'18"
C2	41.00	25.14	26.70	36.61	S62°38'44"W	93°27'49"
C3	32.69	113.00	16.46	32.57	S78°39'56"E	16°34'22"
C4	33.23	20.00	21.91	29.54	N39°20'53"W	95°12'28"
C5	10.72	118.00	5.37	10.72	S05°39'08"W	5°12'26"
C6	24.01	40.00	12.38	23.65	N20°14'34"E	34°23'21"
C7	7.45	82.00	3.73	7.45	N05°39'08"E	5°12'26"
C8	29.60	20.00	18.26	26.97	S50°39'07"W	84°47'32"
C9	25.34	87.00	12.76	25.25	S78°36'34"E	16°41'06"
C10	8.00	87.00	4.00	8.00	N67°37'59"W	5°16'04"
C11	85.28	285.00	42.96	84.97	N16°25'41"E	17°08'43"
C12	165.62	413.00	83.94	164.51	N13°30'46"E	22°58'34"

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 INCH = 50 FEET

SURVEYOR'S CERTIFICATION

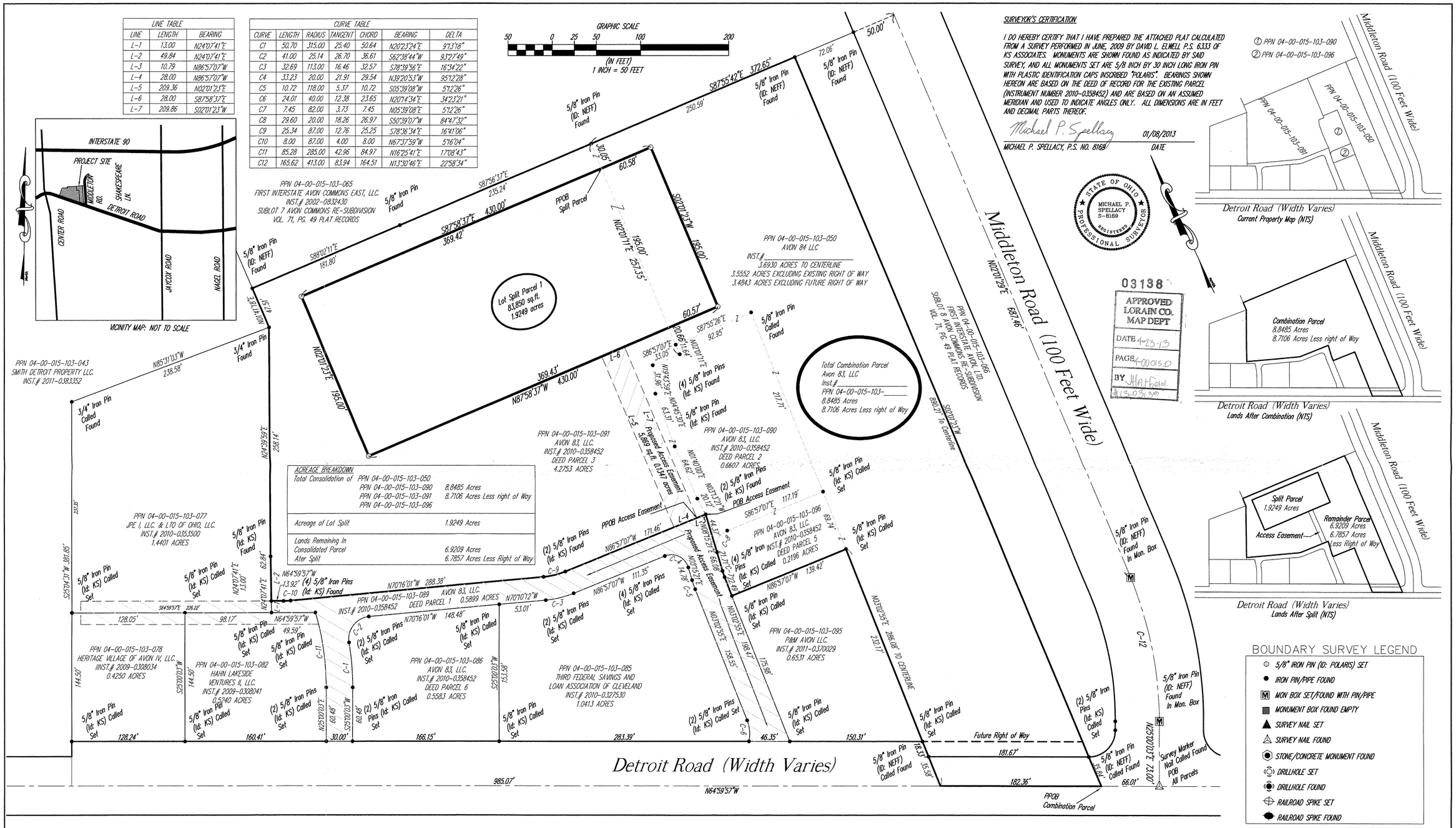
I DO HEREBY CERTIFY THAT I HAVE PREPARED THE ATTACHED PLAT CALCULATED FROM A SURVEY PERFORMED IN JUNE, 2009 BY DAVID L. ELWELL P.S. 6333 OF KS ASSOCIATES. MONUMENTS ARE SHOWN FOUND AS INDICATED BY SAID SURVEY, AND ALL MONUMENTS SET ARE 5/8 INCH BY 30 INCH LONG IRON PIN WITH PLASTIC IDENTIFICATION CAPS INSCRIBED "POLARIS". BEARINGS SHOWN HEREON ARE BASED ON THE DEED OF RECORD FOR THE EXISTING PARCEL (INSTRUMENT NUMBER 2010-0358452) AND ARE BASED ON AN ASSUMED MERIDIAN AND USED TO INDICATE ANGLES ONLY. ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF.

Michael P. Spellacy 01/08/2013
MICHAEL P. SPELLACY, P.S. NO. 8169 DATE

STATE OF OHIO
MICHAEL P. SPELLACY
S-8169
REGISTERED
PROFESSIONAL SURVEYOR

03138
APPROVED
LORAIN CO.
MAP DEPT
DATE 4-23-13
PAGE 4-00015-0
BY JHaffaw
#13-031,390

VICINITY MAP: NOT TO SCALE



ACREAGE BREAKDOWN

Total Consolidation of	PPN 04-00-015-103-050	
	PPN 04-00-015-103-090	8.8485 Acres
	PPN 04-00-015-103-091	8.7106 Acres Less right of Way
	PPN 04-00-015-103-096	
Acreage of Lot Split		1.9249 Acres
Lands Remaining In Consolidated Parcel After Split		6.9209 Acres 6.7857 Acres Less Right of Way

BOUNDARY SURVEY LEGEND

- 5/8" IRON PIN (ID: POLARIS) SET
- IRON PIN/PIPE FOUND
- MON BOX SET/FOUND WITH PIN/PIPE
- MONUMENT BOX FOUND EMPTY
- SURVEY NAIL SET
- SURVEY NAIL FOUND
- STONE/CONCRETE MONUMENT FOUND
- DRILLHOLE SET
- DRILLHOLE FOUND
- RAILROAD SPIKE SET
- RAILROAD SPIKE FOUND

REV. No.		DATE	BY	CH'K'D

DATE: 01/08/2013
SCALE: HOR. 1"=50'
VERT. 1"=0'
FOLDER: DWG/SURVEYS
FILENAME: BOUNDARY
TAB: Map of Lands
DRAWN: MPS

MAP OF LANDS
PART OF ORIGINAL AVON TOWNSHIP SECTION 15
NOW IN THE
CITY OF AVON - LORAIN COUNTY - STATE OF OHIO

polaris Engineering & Surveying

POLARIS ENGINEERING & SURVEYING, INC.
34600 CHARDON ROAD – SUITE D
WILLOUGHBY HILLS, OHIO 44094
(440) 944-4433 (440) 944-3722 (Fax)
www.polaris-es.com

Plat of Lot Split and Consolidation

CONTRACT No. 11059

SHEET	OF
01	01

☒ APPROVED / ☐ REJECTED
BY THE CITY ENGINEER OF AVON, OHIO
4/18/13
ROBERT J. [illegible]
THE APPROVAL OF THIS PLAT DOES NOT [illegible] THE ENGINEER'S RESPONSIBILITY FOR ACCURACY [illegible] SUBMITTED TO APPLICABLE ORDINANCES AND [illegible]