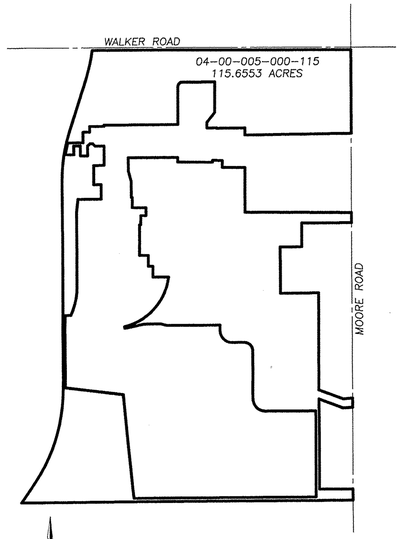
04-00-005-000- 122
123
SCAN# 47481

LOT SPLIT SURVEY MAP

for

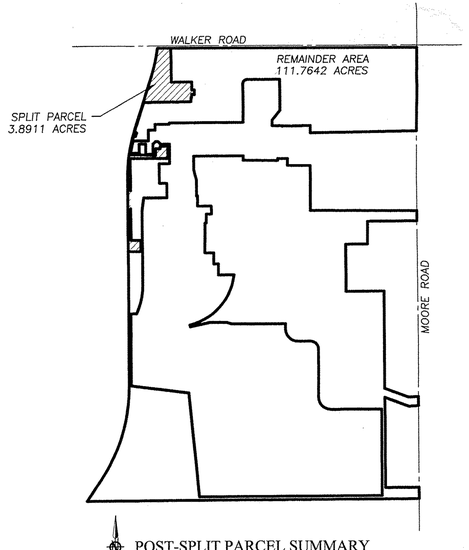
POLYONE CORPORATION

SITUATED IN THE CITY OF AVON LAKE , COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL AVON TOWNSHIP SECTION NUMBER 5



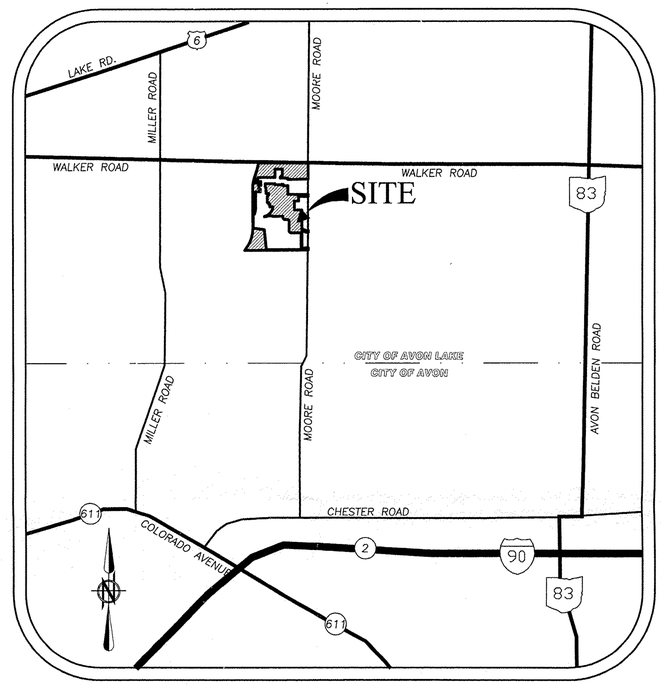
PRE-SPLIT PARCEL SUMMARY

– NOT TO SCALE –



POST-SPLIT PARCEL SUMMARY

– NOT TO SCALE –



VICINITY MAP

– NOT TO SCALE –

TABLE OF LINES			
Ⓐ	04-00-005-000-073 IMOD MANAGEMENT GROUP LLC INST. # 20040019010 1.07 ACRES (REC.)	Ⓖ	04-00-005-000-042 JEAN L. McINTOSH INST. # 20030881647 1.15 ACRES (REC.)
Ⓑ	04-00-005-000-074 IMOD MANAGEMENT GROUP LLC INST. # 20040019010 0.06 OF AN ACRE (REC.)	Ⓗ	04-00-005-000-069 DORIN PROPERTIES LLC INST. # 20020848830 1.76 ACRES (REC.)
Ⓒ	04-00-005-000-038 JAMES W. & DORTHY B. ALLEN, TRUSTEES O.R. VOLUME 1365, PAGE 352 1.7252 ACRES (REC.)	Ⓘ	04-00-005-000-044 JERI ANN SCHNEIDER ROGER T. GOLBA INST. # 20060171408 1.00 ACRE (REC.)
Ⓓ	04-00-005-000-039 P&C HOLDINGS LTD INST. # 20000698486 0.62 OF AN ACRE (REC.)	Ⓙ	04-00-005-000-045 ALYWORKS LLC INST. # 20030949824 1.05 ACRES (REC.)
Ⓔ	04-00-005-000-059 P&C HOLDINGS LTD INST. # 20000698486 1.91 ACRES (REC.)	Ⓚ	04-00-005-000-051 ROBERT J. & ELAINE M. ROTZ, TRUSTEES INST. # 20080252524 0.63 OF AN ACRE (REC.)
Ⓕ	04-00-005-000-060 FL&P AN OHIO CORPORATION INST. # 20080258209 0.85 OF AN ACRE (REC.)	Ⓛ	04-00-005-000-046 ADAM J. JOSEPH INST. # 20080262959 0.69 OF AN ACRE (REC.)

03149

APPROVED
LORAIN CO.
MAP DEPT
DATE 5-29-13
PARCEL 4-00-005D
BY JHatfield
#13-03149

LEGEND OF SYMBOLS AND LINETYPES

●	5/8" IRON REBAR WITH CAP STAMPED "BRAMHALL 8073" SET
○	IRON PIN FOUND
℄	CENTERLINE (C/L)
P/L	PROPERTY LINE (P/L)
R/W	RIGHT-OF-WAY LINE
(R) (REC.)	RECORD INFORMATION
(M) (MEAS.)	MEASURED INFORMATION
(C) (CALC.)	CALCULATED INFORMATION
(U)	USED INFORMATION
—x—x—x—	FENCE LINE
	BUILDING LIMIT

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNER, I HAVE SURVEYED AND PLATTED THE LOT-SPLIT SURVEY AS SHOWN HEREON, SITUATED IN THE CITY OF AVON LAKE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING A PARCEL OF LAND DESCRIBED IN A DEED TO POLYONE CORPORATION AS RECORDED IN INSTRUMENT NUMBER 20060141307 OF THE LORAIN COUNTY DEED RECORDS, CONTAINING 115.6553 ACRES OF LAND, WITHIN ORIGINAL AVON TOWNSHIP SECTION NUMBER 5, MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD. AT ALL POINTS THUSLY INDICATED o 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 ON THE 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.

Brent D. Anderson, P.S. 5/13/2013

BRENT D. ANDERSON, P.S.
REGISTERED OHIO SURVEYOR No. 8538

DATE

STATE OF OHIO
BRENT D. ANDERSON
S-8538
REGISTERED
PROFESSIONAL SURVEYOR

REFERENCES

- LORAIN COUNTY TAX MAP RECORDS.
- LORAIN COUNTY DEED RECORDS FOR SUBJECT, ADJACENT, & ADJOINING PARCELS.
- LOT-SPLIT SURVEY BY BRAMHALL ENGINEERING & SURVEYING CO., INC. IN NOVEMBER OF 2004
- ALTA/ACSM SURVEY PREPARED BY DAVID J. KUETH, PS 7911 FOR BOCK & CLARK CORPORATION IN MAY OF 2012

BASIS OF BEARINGS:

A PORTION OF THE CENTERLINE OF MOORE ROAD WHICH WAS ASSUMED TO BE SOUTH 00° 13' 59" EAST.

AS ORIGINALLY SURVEYED IN NOVEMBER OF 2004, AND UPDATED IN MAY OF 2013

REVISION

DATE:	BY:	DESCRIPTION:
05-10-13	BDA	ISSUE TO CLIENT FOR REVIEW
05-13-13	BDA	ISSUE TO AVON LAKE PLANNING

DRAWN BY: BDA

CHECKED BY: BDA/AMK

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

SHEET 1 OF 4

JOB NO. 13-3609