03-00-104-101-048, 049, 050
Scan # 47629

LOT SPLIT AND CONSOLIDATION PLAT

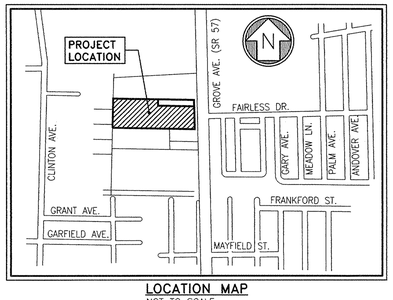
FOR

PARCELS# 03-00-104-101-043 & 03-00-104-101-044

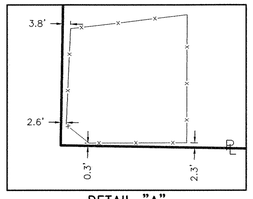
SITUATED IN THE CITY OF LORAIN, COUNTY OF LORAIN AND STATE OF OHIO, AND BEING PART OF ORIGINAL SHEFFIELD TOWNSHIP LOT 104

SCALE: 1" = 60'

03203
APPROVED
LORAIN CO.
MAPPING
DATE 11-22-13
PAGE 03-00104A
BY J Hatfield
#13-03203



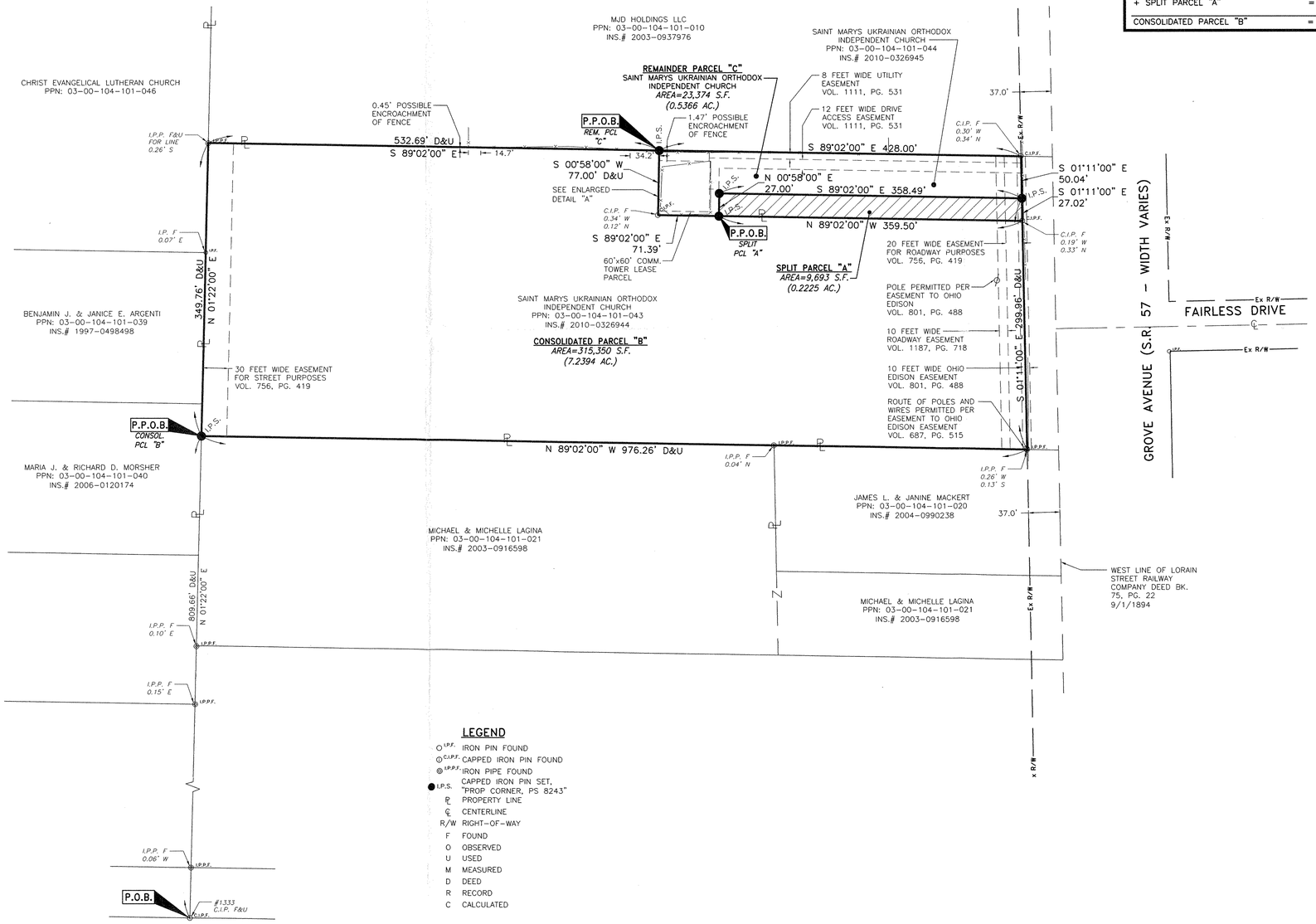
LOCATION MAP
NOT TO SCALE



DETAIL "A"
SCALE: 1"=30'

SUMMARY

ORIGINAL PPN: 03-00-104-101-044	= 0.7591 AC.
- SPLIT PARCEL "A"	= 0.2225 AC.
REMAINDER PARCEL "C"	= 0.5366 AC.
ORIGINAL PPN: 03-00-104-101-043	= 7.0169 AC.
+ SPLIT PARCEL "A"	= 0.2225 AC.
CONSOLIDATED PARCEL "B"	= 7.2394 AC.



LEGEND

- I.P.F. IRON PIN FOUND
- C.I.P.F. CAPPED IRON PIN FOUND
- I.P.P.F. IRON PIPE FOUND
- I.P.S. CAPPED IRON PIN SET, "PROP CORNER, PS 8243"
- ℞ PROPERTY LINE
- ℄ CENTERLINE
- R/W RIGHT-OF-WAY
- F FOUND
- O OBSERVED
- U USED
- M MEASURED
- D DEED
- R RECORD
- C CALCULATED

APPROVALS

THIS PLAT APPROVED BY THE CITY OF LORAIN PLANNING DIRECTOR THIS ____ DAY OF _____ 20__.

PLANNING DIRECTOR

THIS PLAT APPROVED AND ACCEPTED BY THE CITY OF LORAIN PLATTING COMMISSIONER THIS ____ DAY OF _____ 20__.

PLATTING COMMISSIONER

THE UNDERSIGNED, OWNER OF THE LAND SHOWN HEREON, DOES HEREBY ACCEPT AND ASSENT TO THIS LOT SPLIT AND CONSOLIDATION OF THE SAME.

SAINT MARYS UKRAINIAN ORTHODOX INDEPENDENT CHURCH

BY: _____

TITLE: _____

COUNTY OF LORAIN
STATE OF OHIO

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR THE ABOVE SAID OFFICIAL OF SAINT MARYS UKRAINIAN ORTHODOX INDEPENDENT CHURCH WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT AND THAT THE SAME WAS HIS FREE ACT AND DEED BOTH INDIVIDUALLY AND AS SAID OFFICER, DID WITNESS THEREOF I HAVE SET MY HAND AND OFFICIAL SEAL AT _____, OHIO THIS ____ DAY OF _____, 20__.

NOTARY PUBLIC _____

MY COMMISSION EXPIRES _____

BASIS OF BEARINGS

THE BASIS OF BEARINGS IS THE REAR BOUNDARY OF PARCEL 03-00-104-101-043 (N 01°22'00" E) AS DEFINED BY MONUMENTATION SHOWN HEREON.

REFERENCES

R1 – BOUNDARY SURVEY FOR SAINT MARY UKRAINIAN ORTHODOX CHURCH, DATED 2/1/10
R2 – LORAIN TAX MAPS
D1 – DEED TO SAINT MARY UKRAINIAN ORTHODOX CHURCH, DATED 3/4/10 (FILE# 2010-0326944)

SURVEYOR'S CERTIFICATE

THIS MAP AND THE SURVEY ON WHICH IT IS BASED IS A TRUE REPRESENTATION OF A SURVEY PERFORMED ON THE GROUND UNDER MY DIRECTION. ALL DISTANCES GIVEN ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF, ALL BEARINGS SHOWN ARE TO AN ASSUMED MERIDIAN AND ARE TO INDICATE ANGLES ONLY, ALL PERMANENT MONUMENTS WERE FOUND OR SET AS INDICATED HEREON, ALL OF WHICH I BELIEVE TO BE CORRECT.

BY: _____ 9/6/13
CHRISTOPHER JOHN TOMKO
PROFESSIONAL SURVEYOR NO. 8243
DATE OF SURVEY: APRIL, 2012

STATE OF OHIO
CHRISTOPHER JOHN TOMKO
S-8243
REGISTERED
PROFESSIONAL SURVEYOR

APPROVED
AS TO DESCRIPTION ONLY
Date 11/18/13
City of Lorain
Per _____
Engineering Dept.

APPROVED BY THE LORAIN CITY PLANNING COMMISSION ..... NO PLAT REQUIRED
11-12-13
SECRETARY LORAIN CITY PLANNING COMMISSION

NO	DATE	DESCRIPTION	BY
0	9/6/13	ORIGINAL ISSUE	PRP

REVISIONS

REFERENCE DRAWINGS

REWARNER SURVEYORS, INC
LA OFFICE PLAZA II · SUITE 200
25777 DETROIT ROAD
WESTLAKE, OHIO 44145
TELEPHONE (440) 835-9400

JOB NUMBER 39413

DSN BY _____
DR BY PRP
CHK BY CJT
DATE 8/26/13
SCALE 1" = 60'-0"

LOT SPLIT AND CONSOLIDATION PLAT

SITUATED IN THE CITY OF LORAIN, COUNTY OF LORAIN AND STATE OF OHIO, AND BEING PART OF ORIGINAL SHEFFIELD TOWNSHIP LOT 104

PREPARED FOR:
EXXEL ENGINEERING INC.

DRAWING NUMBER
1/1

Printed by PRP on Friday, September 06, 2013 - 11:28 AM

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