03-00-041-110-052
05-00-041-A SCRA # 47874

October 24, 1996

Visconsi Companies
Legal description: *Lot Split from part of Block "D" of Independence Park Subdivision as amended per Affidavit of Correction.*

Situated in the County of Lorain and the State of Ohio. Being known as part of Original Amherst Township Lot No. 41 and more definitely described as follows.

Beginning at the intersection of the south right of way line of Kresge Drive, a 60.00 feet wide street and the east line of the Independence Park Subdivision as was recorded in Volume 32 Page 2 of the Lorain County Record of Plats.

Thence North 88°-07'-20" West, in the south right of way line of Kresge Drive, a distance of 465.69 feet to a point and the *principal place of beginning.*

Thence South 01°-48'-52" West, a distance of 153.21 feet to a nail set.

Thence North 88°-11'-08" West, a distance of 84.15 feet to an iron pin set.

Thence South 01°-48'-52" West, a distance of 40.00 feet to a point.

Thence North 88°-11'-08" West, a distance of 44.17 feet to an iron pin set.

Thence continuing North 88°-11'-08" West, a distance of 47.32 feet to the approximate centerline of Beaver Creek, also being the west line of Block "D" of the Independence Park Subdivision as amended by Affidavit of Correction as described in Volume 1099 Page 0770 of the Lorain County Record of Deeds.

Thence in the approximate centerline of Beaver Creek, also being the west line of Block "D", the following two (2) courses.

1. **Thence** North 07°-48'-34" West, a distance of 114.82 feet to a point.

2. **Thence** North 01°-23'-00" West, a distance of 80.35 feet to the south right of way line of Kresge Drive.

Thence South 88°-07'-20" East, in the south right of way line of Kresge Drive a distance of 59.81 feet to an iron pin found.

Thence continuing in said south right of way line, a distance of 139.50 feet to the *principal place of beginning*, containing within said bounds **0.7666 acres** of land, be the same more or less but is subject to all legal highways and easements of record.

October 24, 1996

Visconsi Companies
Legal description: *Residual lands Block "D" Independence Park Subdivision*

Situated in the County of Lorain and the State of Ohio. Being known as part of Original Amherst Township Lot No. 41 and more definitely described as follows.

Beginning at the intersection of the south right of way line of Kresge Drive, a 60.00 feet wide street and the east line of the Independence Park Subdivision as was recorded in Volume 32 Page 2 of the Lorain County Record of Plats.

Thence South 03°-29'-50" East, in the east line of Independence Park Subdivision, a distance of 679.37 feet to an iron pin in the north right of way line of Interstate 90.

Thence in the north right of way line of Interstate 90, the following three (3) courses.

Thence North 84°-26'-04" West, a distance of 265.32 feet to an iron pin.

Thence North 77°-28'-50" West, a distance of 322.57 feet to an iron pin.

Thence South 86°-58'-25" West, a distance of 28.40 feet to a point in the approximate centerline of Beaver Creek, also being the west line of Block "D" of the Independence Park Subdivision as amended by Affidavit of Correction as described in Volume 1099 Page 0770 of the Lorain County Record of Deeds.

Thence in the approximate centerline of Beaver Creek, also being the west line of Block "D", the following five (5) courses.

1. **Thence** North 09°-58'-33" West, a distance of 56.23 feet to a point.

2. **Thence** North 04°-51'-57" West, a distance of 184.72 feet to a point.

3. **Thence** North 29°-39'-57" West, a distance of 92.03 feet to a point.

4. **Thence** North 06°-13'-58" West, a distance of 86.58 feet to a point.

5. **Thence** North 07°-48'-34" West, a distance of 6.24 feet to a point.

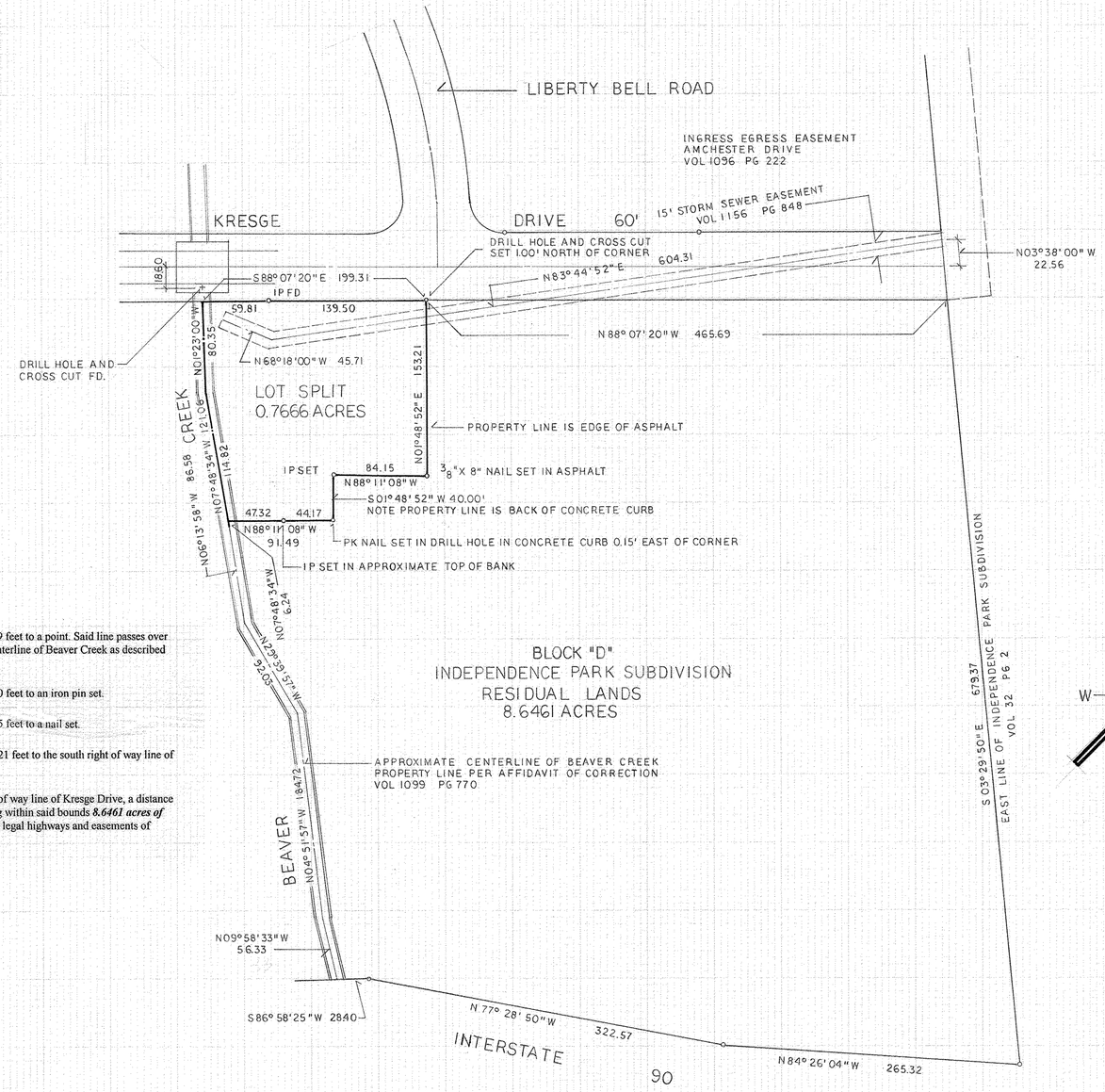
Thence South 88°-11'-08" East, a distance of 91.49 feet to a point. Said line passes over an iron pin set 47.32 feet from the approximate centerline of Beaver Creek as described herein.

Thence North 01°-48'-52" East, a distance of 40.00 feet to an iron pin set.

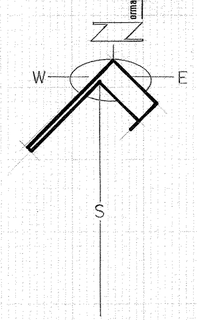
Thence South 88°-11'-08" East, a distance of 84.15 feet to a nail set.

Thence North 01°-48'-52" East, a distance of 153.21 feet to the south right of way line of Kresge Drive.

Thence South 88°-07'-20" East, in the south right of way line of Kresge Drive, a distance of 465.69 feet to the place of beginning, containing within said bounds ***8.6461 acres of land***, be the same more or less, but is subject to all legal highways and easements of record.



Surveyor - Development Consultant
4898 Edgewood Drive
Lorain, Ohio 44053
Norman R. Hura & Associates



OCTOBER 1996
SCALE 1"=60'

STATE OF OHIO
N.R. HURA
S-5208
REGISTERED PROFESSIONAL SURVEYOR

PLAT OF LOT SPLIT
PART OF BLOCK "D" OF INDEPENDENCE PARK
SUBDIVISION AS AMENDED PER AFFIDAVIT
OF CORRECTION PART OF ORIGINAL LOT NO. 41
AMHERST TOWNSHIP CITY OF AMHERST

VISCONSI COMPANIES
360 CORPORATE CIRCLE
30050 CHAGRIN BLVD.
PEPPER PIKE OHIO 44124-5704

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