Haywood Civil Engineering
& Land Surveying, Inc.

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BOUNDARY SURVEY MAP

SITUATED IN THE TOWNSHIP OF NEW RUSSIA & THE VILLAGE OF SOUTH AMHERST
COUNTY OF LORAIN, STATE OF OHIO

BEING PART OF ORIGINAL RUSSIA TOWNSHIP LOT 3
TOWNSHIP 5 NORTH, RANGE 18 WEST, CONNECTICUT WESTERN RESERVE

CONTAINING 1.9729 ACRES

N
W E
S
1 IN. = 100FT.
0 100

INSTANT SURVEY
PARCEL NOS. 09-00-003-101-067
& 09-00-003-101-069
FEDERAL HOME LOAN MORTGAGE CORPORATION
SHERIFF'S DEED
FILE 2013-0490933
12-20-2013
1.9726 AC. D.

AREA PER SURVEY
TOTAL: 1.9729 AC.
R/W: 0.1163 AC.
VILLAGE OF SOUTH AMHERST: 0.8915 AC.
NEW RUSSIA TOWNSHP: 1.0814 AC.

SURVEY REFERENCE
CHARLES WARYU, P.S. #5029
DATE: 06-13-1991

ADJOINER
PARCEL NOS. 09-00-003-101-066
& 09-00-003-101-068
BRIAN BOLINGER
WARRANTY DEED
FILE 2006-0156725
07-31-2006
0.99 AC. D.

ADJOINER
PARCEL NO. 09-00-003-101-061
DANNY R. REED & NANCY J. REED
WARRANTY DEED
FILE 2008-0266911
09-02-2008
32.46 AC. D.

SOUTH LINE OF ORIGINAL AMHERST TOWNSHIP LOT 10
N 87°32'31" W 1232.09' ADJ. D.
NORTH LINE OF ORIGINAL RUSSIA TOWNSHIP LOT 3

PLACE OF BEGINNING
FOUND
C/L MONUMENT

PRINCIPAL PLACE
OF BEGINNING
CALC. POINT

SOUTH LAKE STREET
PYLE SOUTH AMHERST ROAD
(60' PUBLIC R/W)

SOUTH AMHERST CORP. LINE

EASTERLY 67.70' ADJ. D.
SOUTHERLY 100.00' ADJ. D.
EASTERLY 200.00' ADJ. D.
S 04°55'00" W 100.00' ADJ. D.
S 04°55'00" W 184.84' C.
S 04°55'00" W 85.00' ADJ. D.
N 04°55'00" E 450.00' P.
N 04°55'00" W 168.83' D.
N 87°24'50" W 24.86' C.
N 87°24'50" W 30.02' C.
N 87°24'50" W 549.60' D.
N 87°24'50" W
S 87°24'50" E 409.80' D.
409.80' ADJ. D.
S 87°24'50" E 767.00' ADJ. D.
N 04°55'00" E 96.00' ADJ. D.

N 41°35'18" E 280.00' ADJ. D.
N 41°35'18" E 238.25' ADJ. D.
N 42°16'50" E 51.86' D.
N 57°50'25" E 250.12' D.
N 58°45'13" E 403.42' ADJ. D.
S 84°05'00" W 93.00' D.
S 84°05'00" W 93.00' ADJ. D.
S 60°08'00" W 153.30' ADJ. D.
N 87°24'50" W 496.02' M.
BASIS OF BEARINGS

PCL. NO. 09-00-003-101-068
0.47 AC. REC.

PCL. NO. 09-00-003-101-066
0.52 AC. REC.

PCL. NO. 09-00-003-101-069
1.0818 AC. D.

PCL. NO. 09-00-003-101-067
0.8908 AC. D.

PCL. NO. 09-00-003-101-043
1.02 AC. D.

PCL. NO. 09-00-003-101-005
0.50 AC. D.

FOUND 3/4" I.P. (-3")
FOUND 3/4" I.P. (P.O.L.) (+8") @ 286.53' C/L
FOUND 3/4" I.P. (P.O.L.) (-1")
FOUND 3/4" I.P. (P.O.L.) (-3") @ 526.05' C/L
FOUND 3/4" I.P. (P.O.L.) (-1") @ 345.95' C/L
FOUND 3/4" I.P. (+4")
FOUND 3/4" I.P. (P.O.L.) (-1")

CALC. POINT
CALC. POINT
CALC. POINT
CALC. POINT
CALC. POINT
NE CORNER OF LOT 1
IN SOUTH AMHERST
GARDENS SUBDIVISION NO. 1
PLAT BK. 20 PG. 11
05-20-1957

WESTERLY 5' CHAIN LINK FENCE
6' WOOD FENCE
SOME PANELS REMOVED
549.60' ADJ. D.

BEAVER CREEK
E.O.W.
T.O.B.
T.O.B.

GARAGE
GRAVEL DRIVE
RES. #264
BARN
W.W.
U.P.
O.U.W.
ASPHALT ROAD

R/W 30'
℄/L
R/W 30'

ADJOINER
PARCEL NOS. 09-00-003-101-005
& 09-00-003-101-043
ANGELO BONVISSUTO II
WARRANTY DEED
FILE 2012-0427114
09-04-2012
1.52 AC. D.

ADJACENT PLAT
RESUBDIVISION OF SOUTH
AMHERST GARDENS
SUBDIVISION NO. 1
PLAT BK. 31 PG. 25
05-14-1976

APPROVED
LORAIN CO.
MAP DEPT
DATE 6-4-14
PAGE 9-00-003A
BY R. MAIRES
#14-02953-D

LEGEND:

A/C = AIR CONDITIONER
AC. = ACRE
ADJ. = ADJOINER
ADJC. = ADJACENT
B.L. = BUILDING LINE
B.O.C. = BACK OF CURB
CH. = CHORD
CONC. = CONCRETE
C., CALC. = CALCULATED
C.B. = CATCH BASIN
C.O. = CLEAN OUT
C/L = CENTERLINE
D. = DEED
D.S. = DOWNSPOUT
D.H. = DRILL HOLE
E.O.P. = EDGE OF PAVEMENT
E.O.W. = EDGE OF WATER
ELEC. = ELECTRIC
ELEV. = ELEVATION
E.M. = ELECTRIC METER
EX. = EXISTING
F.F. = FINISHED FLOOR
F.G. = FINISHED GRADE
F.H. = FIRE HYDRANT
F/L = FLOWLINE
G.F. = GARAGE FLOOR
G.M. = GAS METER
G.V. = GAS VALVE
I.D. = IDENTIFICATION
I.P. = IRON PIPE
I.P.C= IRON PIPE & I.D. CAP
I.R. = IRON ROD
I.R.C. = IRON ROD & I.D. CAP
INV. = INVERT
L. = LENGTH
LAT. = LATERAL
L.P. = LIGHT POLE
M. = MEASURED
M.H. = MANHOLE
N.G. = NATURAL GRADE
O.R. = OFFICIAL RECORDS
O.U.W. = OVERHEAD UTILITY WIRES
P. = PLAT
PCL. = PARCEL
P.C. = POINT OF CURVATURE
P.R.C. = POINT OF REVERSE CURVATURE
P.I. = POINT OF INTERSECTION
P.T. = POINT OF TANGENCY
P.O.L. = POINT ON LINE
PROP. = PROPOSED
P.S. = PROFESSIONAL SURVEYOR
SAN. = SANITARY
STM. = STORM
SWR. = SEWER
SVC. = SERVICE
S.Y. = SIDE YARD
R.Y. = REAR YARD
R. = RADIUS
REC. = RECORD
RES. = RESIDENCE
R/W = RIGHT OF WAY
S.F. = SQUARE FEET
T. = TANGENT
T.C. = TOP OF CURB
T.O.B. = TOP OF BANK
TEL. = TELEPHONE
T.B.M. = TEMPORARY BENCHMARK
TIE = PERPENDICULAR DISTANCE TO BOUNDARY LINE
U.E. = UTILITY EASEMENT
U.P. = UTILITY POLE
WAT. = WATER
W.M. = WATER METER
W.V. = WATER VALVE
W.W. = WATER WELL
Δ = DELTA = INCLUDED ANGLE

NOTES:

SIZE OF MONUMENTATION FOUND IS NOTED ON MAP AND IS AT GRADE UNLESS NOTED OTHERWISE. MONUMENTATION ABOVE GRADE IS NOTED (+) AND BELOW GRADE IS NOTED (-). THE MONUMENTATION I.D. IS NOTED WHERE EXISTS AND LEGIBLE. IRON RODS SET ARE 30" LONG, 5/8" DIAMETER REBAR WITH I.D. CAP "HAYWOOD 8284" AND SET TO GRADE. SURVEYOR NAILS SET INCLUDE I.D. DISK. CORNERS NOT MONUMENTED ARE LABELED CALCULATED POINT.

COURSES DETERMINED FOR THIS SURVEY ARE COMPARED TO RECORD COURSES AND NOTED WHEN THE VARY. DISTANCES SHOWN ON THE MAP ARE IN FEET AND DECIMAL PARTS THEREOF.

DOCUMENTS USED ARE CITED ON THE MAP. REFER TO MAP FOR LOCATION OF PRIOR SURVEYS IN AREA. EASEMENTS OR OTHER RESTRICTIONS MAY AFFECT INSTANT PARCEL. THE SURVEYOR DID NOT RESEARCH THE TITLE ABSTRACT.

OCCUPATION IS CONSISTENT WITH TITLE LINES.

BASIS OF BEARINGS DESCRIBED IN RECORD DESCRIPTIONS OF INSTANT PARCEL, ADJOINING PARCELS, AND ADJACENT PARCELS MAY REFERENCE DIFFERENT MERIDIANS. COURSES LABELED ON THIS SURVEY MAP THAT REFERENCE A DIFFERENT MERIDIAN FROM THE MERIDIAN USED TO DESCRIBE THE BOUNDARIES OF INSTANT PARCEL ARE ENCLOSED IN PARENTHESIS ().

THE BASIS OF BEARINGS FOR INSTANT SURVEY IS N 87°24'50" W FOR THE SOUTH LINE OF INSTANT SURVEY AS RECORDED IN FILE 2013-0490933. REFER TO MAP FOR LOCATION OF LINE USED TO ESTABLISH THE BASIS OF BEARINGS.

THE INTENT OF THIS SURVEY IS TO UPDATE THE DESCRIPTION OF AN EXISTING PARCEL.

FENCE OWNERSHIP NOT DETERMINED.

SURVEYOR'S CERTIFICATION

I CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED IN ACCORDANCE WITH OHIO ADMINISTRATIVE CODE CHAPTER 4733-37 STANDARDS FOR BOUNDARY SURVEYS.

STATE OF OHIO
DALE R. HAYWOOD
S-8284
REGISTERED PROFESSIONAL SURVEYOR

FIELD: MAY 5, 2015
DRAWING: MAY 6, 2015

Dale Haywood
DALE HAYWOOD, P.S.
OHIO REG. S-8284

JOB NO. 2014-1669

09-00-003-101-067
-069

Scan 48334