

BOUNDARY SURVEY

OF
15567 CHAMBERLAIN ROAD
TOWNSHIP OF GRAFTON, OHIO
PARCEL No. 16-00-021-000-003

Situating in the Township of Grafton, County of Lorain and State of Ohio and known as being part of the Original Grafton Township Lot No. 21.

LINE TABLE

Line	Length	Bearing
L1	30.79' Calc.-Meas.	S73°11'57"E
L2	27.24' Obs. 27.27' Survey	S83°44'40"E
L3	10.00' Rec.-Meas.	N20°35'00"E
L4	34.07' Calc.-Meas.	N88°30'00"W
L5	32.47' Survey-Meas.	N87°35'30"E

LAND AREA

	Total	Within R/W	Net
Acres	0.9634	0.1012	0.8622
Sq.Ft.	41,967	4,408	37,559

DEED OF RECORD

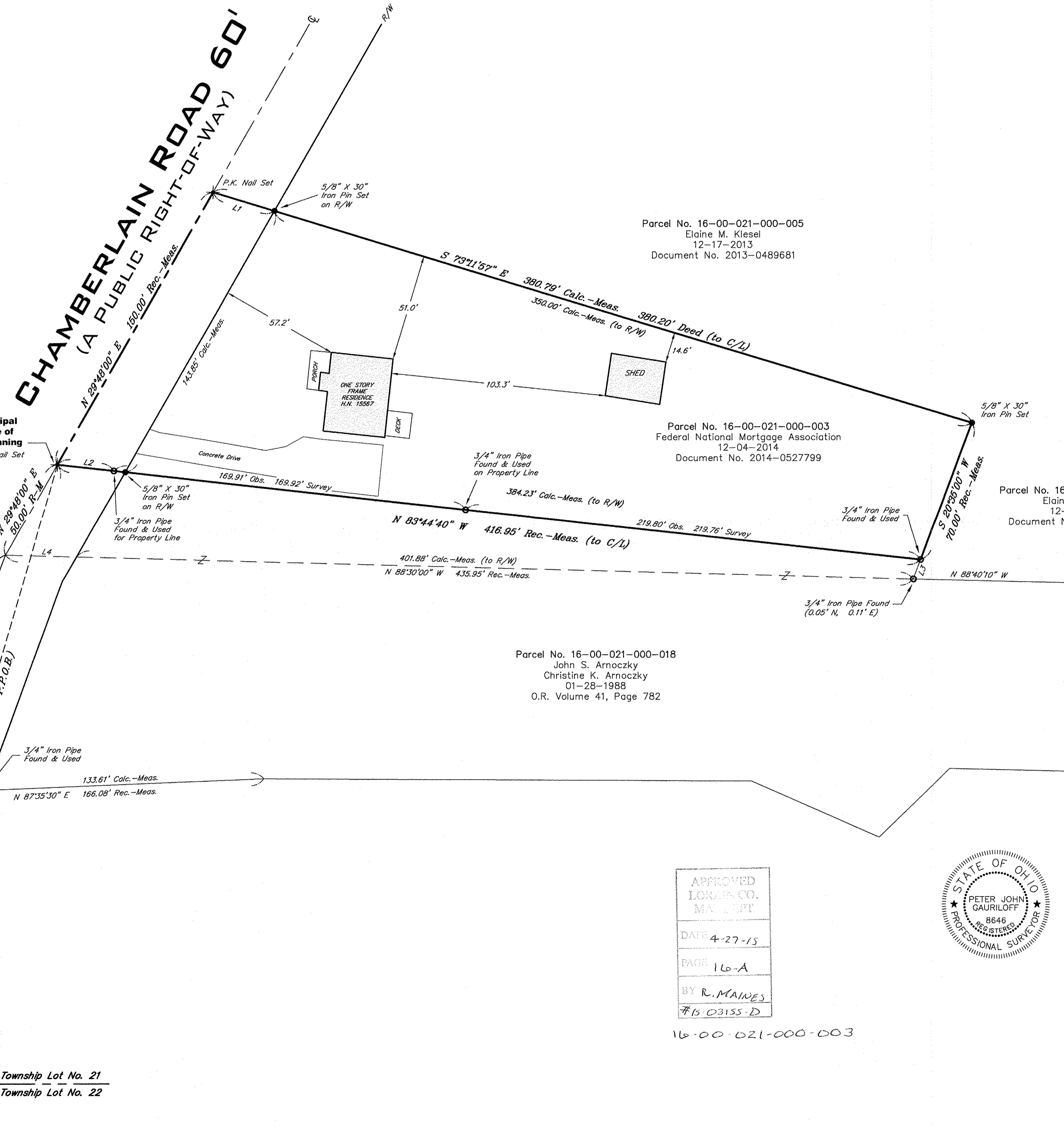
Land conveyed to Federal National Mortgage Association by deed dated December 4, 2014 in Document No. 2014-0527799 of Lorain County Deed Records.

BASIS OF BEARINGS

The centerline of Chamberlain Road as North 29°48'00" East as shown on the Plat of Survey for John J. and Norma Jean Alberts as surveyed by Gary E. Penfound PS No. 4457 in July 1974. (Survey)

REFERENCE SURVEYS

- Plat of Survey and Split for John and Elizabeth Rozga as surveyed by Thomas A. Simon PS No. 7775 in December of 2001.
- Survey Map of 48.4907 acres performed by David Elwell, PS No. 6333 of KS Associates in December of 1993.
- Plat of Survey for John J. and Norma Jean Alberts as surveyed by Gary E. Penfound PS No. 4457 in July 1974. (Survey)



LEGEND

	Monument Box Found		Sign Post
	Empty Monument Box Found		Ballard
	Iron Pin or Pipe Found		Centerline
	5/8" Iron Pin Set		Property Line
	Drill Hole Set / Found		Easement No.
	P.K. Nail Set / Found		Encroachments
	Utility Pole		Violations
	Light Pole		Traffic Pole
	Guy Anchor & Line		Ground Light
	Flag Pole		
Parcel Line			
	Original Sublot Line		Centerline
	Original Lot / Section Line		Property Line
	Right-of-way Line		Easement Line
	Overhead Utility Line		Railroad Tracks
	Wood Fence Line		Chain Link Fence
	Woven Fence Line		Guardrail
	Tree or Brush Line		
A	Arc Length	N	North
Adj.	Adjacent	N/A	Not Available
Acres	Acres	Obs.	Observed
Asph.	Asphalt Pavement	O.R.	Official Record
Bldg.	Building	Ord.	Ordinance
Calc./L.	Calculated	Parcel	Parcel
Ch.	Chains	P.D.B.	Principal Piece of Beginning
Conc.	Concrete	P.P.O.B.	Proposed Piece of Beginning
C/L	Chain Link Fence	Prop.	Proposed
Doc.	Document	Plot	Filed of Recorded Plat
D.V.	Deed Volume	Res.	Residence
Encr.	Encroachment	R/W	Right-of-Way
Elec.	Electric	Rec./R.	Record
E.	East	S/A	Sublot
Frm.	Frame	Sq.Ft.	Square Feet
Gr.	Grass	St.	Story
H.N.	House Number	S.	South
Inst.	Instrument	Sta.	Station
L/S	Landscape	Tel.	Telephone
L.C.A.	Limited Common Area	Typ.	Typical
Meas./M.	Measured	Vol.	Volume
		W.	West

SURVEYOR CERTIFICATION

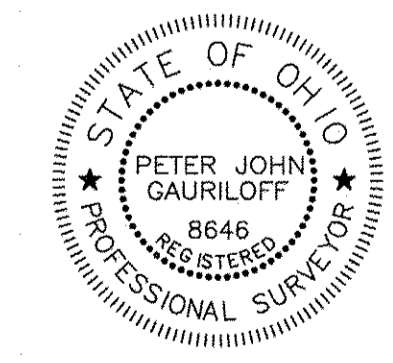
This plat was prepared from a field survey, analysis of recorded plats, recorded deeds, and city survey records. Bearings shown herein are to an assumed meridian and are intended to indicate angles only. Distances are given in feet and decimal parts thereof. All of which I certify to be correct to the best of my knowledge. I hereby certify I have surveyed the subject premises and prepared this drawing in accordance with the provisions of Chapter 4733-37 of the Ohio Administrative Code.

April 15, 2015
Date

Peter J. Gauriloff
P.S. No. 8646

Note: ● Denotes 5/8"x30" iron pins set and capped "Riverstone Company"-PS6747-PS8646"

APPROVED
LORAIN CO.
MAINTENANCE
DATE 4-27-15
PAGE 16-A
BY R. MAINES
#15-03155-D



16-00-021-000-003

DRAWN BY

BDK, BS

APPROVED

PJG PS No. 8646



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