05-00-001-000-272, 273, -274

Scan # 48842

GPD GROUP
Glaus, Pyle, Schomer, Burns & DeHaven, Inc.
520 South Main Street, Suite 2531
Akron, OH 44311
330.572.2100 Fax: 330.572.2101
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APPROVED FOR TRANSFER
LOT SPLIT MAP
DATE 4-27-16
PAGE 5-00-001
BY JH Field
#16-0351.3

JOB NO.	PROJECT MANAGER	DESIGNER	
2015088.09	SLM	JEK	1 of 1

CONSOLIDATION and LOT SPLIT

PART OF ORIGINAL AMHERST TOWNSHIP LOT 1
CITY OF AMHERST
COUNTY OF LORAIN
STATE OF OHIO

REFERENCES:
1. COUNTY TAX MAP.
2. DEEDS AS REFERENCED IN DRAWING.
3. TITLE REPORT.

LEGEND:
- ○ EXISTING IRON PIN FOUND AS NOTED
- ◉ EXISTING IRON PIN FOUND AS NOTED
- — P/L — EXISTING PROPERTY LINE
- — R/W — EXISTING RIGHT OF WAY LINE
- L/A R/W EXISTING LIMITED ACCESS RIGHT OF WAY LINE
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING

APPROVALS:
APPROVED BY THE PLANNING AND ZONING OF AMHERST, OHIO THIS 10th DAY OF December, 2015.

AMHERST CITY PLANNING AND ZONING
MARK COSTILOW, CHAIRMAN

AMHERST CITY PLANNING AND ZONING
TAMMY PATERSON, PLANNING SECRETARY

NOTE:
The intent of Out Parcel 3 (right of way parcel), is to convey portions of P.N. 05-00-001-000-204, P.N. 05-00-001-000-021 and P.N. 05-00-001-000-203 within the existing right of way of Cooper Foster Park Road to the City of Amherst for right-of-way purposes as shown hereon.

STATE OF OHIO
STEVEN L. MULLANEY
7900
REGISTERED SURVEYOR

STEVEN L. MULLANEY, P.S. 7900 — 11/18/15 DATE

BASIS OF BEARING:
STATE PLANE GRID NORTH, NAD 83 (2011), GEOID 12A, OHIO NORTH ZONE. TIED BY GPS TO THE O.D.O.T. VRS.

0 20 40 80
Horizontal Scale in Feet

TARGET CORPORATION
Instr. No. 2007-0189122
P.N. 0500001000201

AMHERST DEVELOPMENT, LLC
Instr. No. 2006-0178023
P.N. 0500001000204

AMHERST DEVELOPMENT, LLC
Instr. No. 2006-0179488
P.N. 0500001000021

AMHERST DEVELOPMENT, LLC
Instr. No. 2006-0178023
P.N. 0500001000203

SNYDER AMHERST LLC
Instr. No. 2011-0378017
P.N. 0500001000263

CITY OF AMHERST
Instr. No. 2010-0327330
P.N. 0500001900004

STATE OF OHIO
Instr. No. _____
P.N. 0500001000046

STATE OF OHIO
Instr. No. _____
P.N. 0500001000040

STATE OF OHIO
Instr. No. _____
P.N. 0500002000009

BUCKEYE INVESTMENT NWO LLC
Instr. No. 2013-0468334
P.N. 0500002000190

OUT PARCEL 1
0.7754 Ac.
33,777 S.F.

OUT PARCEL 2
0.6370 Ac.
27,750 S.F.

OUT PARCEL 3
0.5225 Ac.
22,758 S.F.

COOPER FOSTER PARK RD. (VARIABLE WIDTH)

S.R. 2

Capped Rebar "KS" Used
Capped Rebars "KS" Used
5/8" Rebar Used
Capped Rebar "KS" N 1° 06' 05" E, 0.63' Used
EMPTY

S 89° 51' 40" E 84.30'
S 1° 06' 05" W 10.81'
S 89° 32' 17" E 50.00'
S 89° 32' 17" E 50.00'
S 89° 51' 40" E 127.01'
N 1° 06' 05" E 11.37'
104.22'
218.29'
S 1° 06' 05" W 114.07'
N 0° 27' 43" E 235.32'
200.54'
N 1° 06' 05" E 250.00'
191.27'
58.73'
N 1° 06' 05" E 247.58'
156.25'
N 89° 32' 17" W
91.33'
N 89° 32' 17" W
424.77'
516.10'
S 88° 39' 39" W 7.11'
34.78'
57.90'
S 55° 08' 56" W
S 63° 30' 52" W 96.65'

DELTA=89° 40' 37"
R=25.00
T=24.86
L=39.13
CH=35.26
N 45° 18' 02" E

DELTA=17° 57' 32"
R=485.87
T=76.78
L=152.29
CH=151.67
S 81° 27' 37" W

DELTA=17° 19' 55"
R=485.87
T=74.05
L=146.97
CH=146.41
S 63° 48' 53" W

DELTA=35° 17' 27"
R=485.87
T=154.55
L=299.27
CH=294.56
N 72° 47' 39" E

P.O.C. S.E. CORNER ORIG. LOT 1
S. LINE ORIG. LOT 1
P.O.B. OUT PARCELS 1 & 2
P.O.B. OUT PARCEL 3
PROPOSED PROPERTY LINE
TARGET CORPORATION Instr. No. 2007-0189122 P.N. 0500001000201

N
W E
S

Drawing Name: O:\2015\2015088\09 - Amherst, OH\Survey\2015088009 Lot Split.dwg
November 17, 2015 5:45 PM - jgallarg