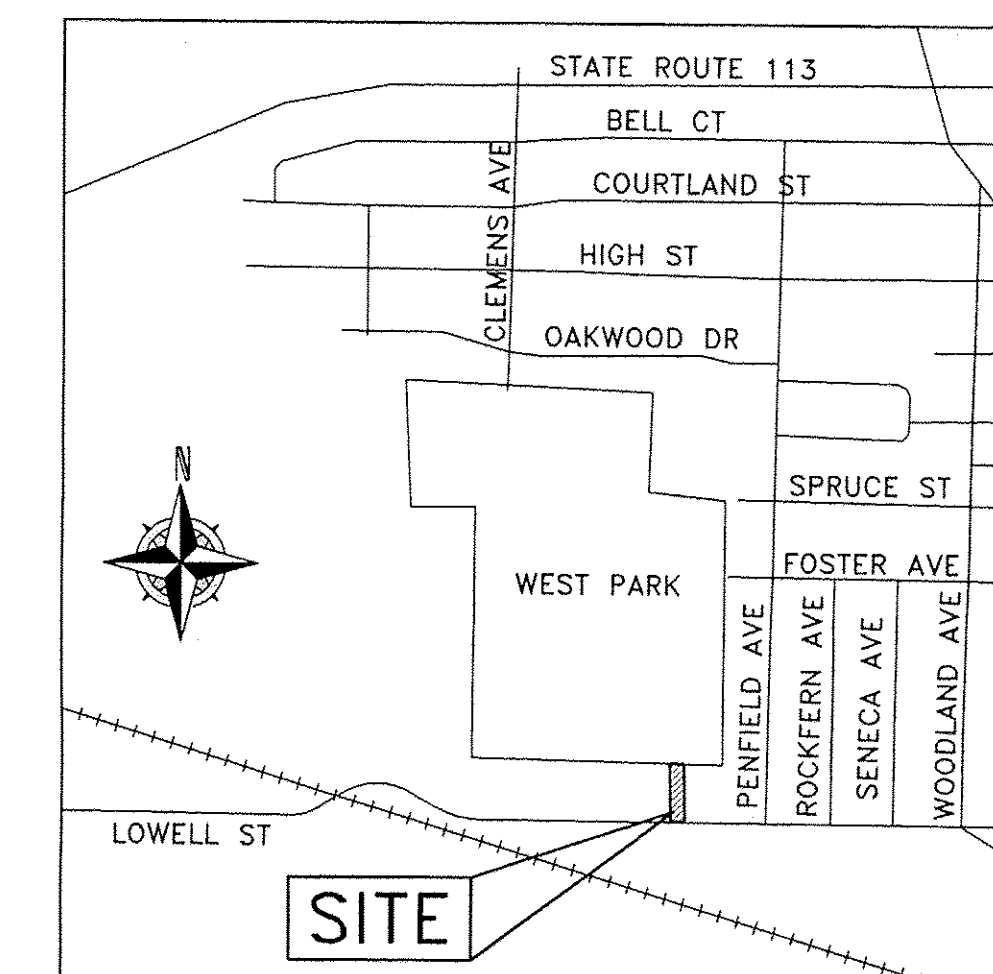


LOT-SPLIT SURVEY

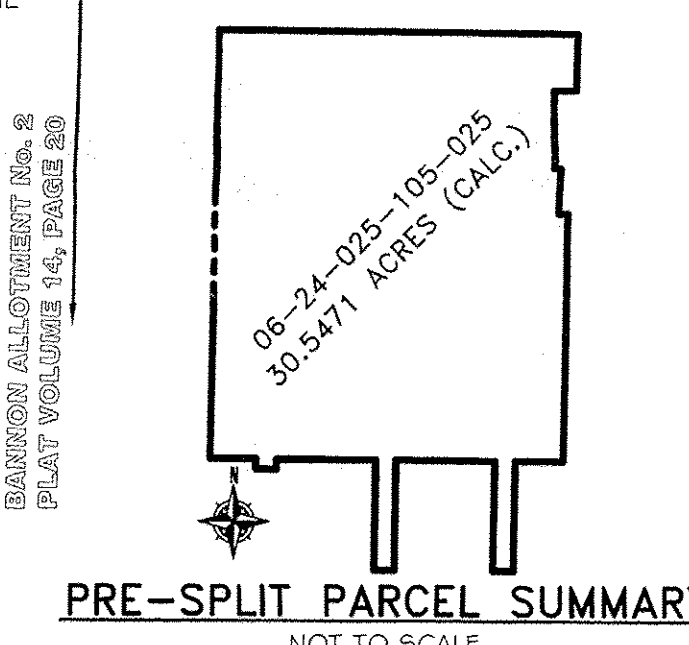
FOR

1111 LOWELL STREET LIMITED
 SITUATED IN THE CITY OF ELYRIA, COUNTY OF LORAIN,
 STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL
 ELYRIA TOWNSHIP LOT NUMBER 25, WEST OF THE BLACK
 RIVER, & KNOWN AS BEING A PORTION OF BLOCK AS AS
 RECORDED IN BANNON ALLOTMENT NUMBER 1 IN PLAT
 VOLUME 14, PAGE 19 OF THE LORAIN COUNTY RECORDS.

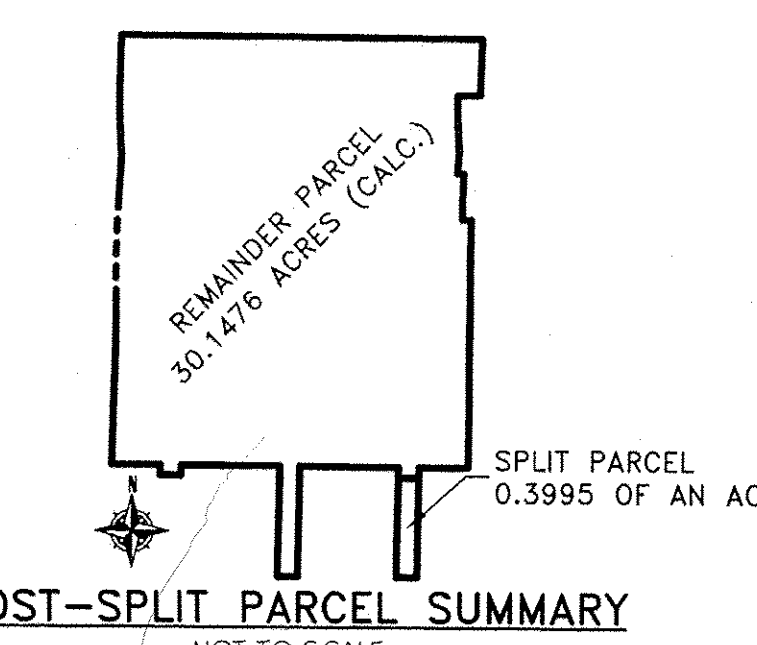


03520
 APPROVED
 LORAIN CO.
 MANDEPT
 DATE 5-18-16
 PAGE 0075
 BY J. Hatfield
 #16 03520

VICINITY MAP
 -NOT TO SCALE-



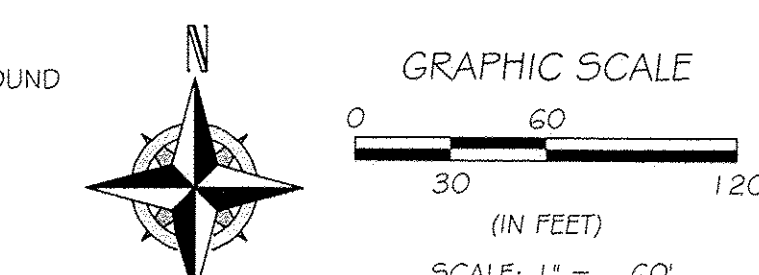
PRE-SPLIT PARCEL SUMMARY
 -NOT TO SCALE-



POST-SPLIT PARCEL SUMMARY
 -NOT TO SCALE-

REFERENCES USED

- SUBJECT & ADJACENT PARCEL RECORDINGS AS LISTED HEREON
- LORAIN COUNTY TAX MAPS
- BANNON ALLOTMENT NUMBER 1 AS RECORDED IN VOLUME 14, PAGE 19 OF THE LORAIN COUNTY PLAT RECORDS.
- BANNON ALLOTMENT NUMBER 2 AS RECORDED IN VOLUME 14, PAGE 20 OF THE LORAIN COUNTY PLAT RECORDS.
- OAKWOOD PARK SUBDIVISION NUMBER 1 AS RECORDED IN VOLUME 17, PAGE 44 OF THE LORAIN COUNTY PLAT RECORDS.
- OAKWOOD PARK SUBDIVISION NUMBER 2 AS RECORDED IN VOLUME 18, PAGE 34 OF THE LORAIN COUNTY PLAT RECORDS.
- HIGHLAND ACRES SUBDIVISION NUMBER 2 SECTION B AS RECORDED IN VOLUME 23, PAGE 84 OF THE LORAIN COUNTY PLAT RECORDS.
- KAISER BROS. SUBDIVISION AS RECORDED IN VOLUME 8, PAGE 5 OF THE LORAIN COUNTY PLAT RECORDS.
- ROUTE 113 INDUSTRIAL PARK STREET DEDICATION AS RECORDED IN VOLUME 24, PAGE 52 OF THE LORAIN COUNTY PLAT RECORDS.
- PLAT OF SURVEY PREPARED BY JAMES ROOT, P.S. 5896 OF MICHAEL ZUNICH & ASSOCIATES AND FLOOR AND ASSOCIATES FOR SPONGE, INC. ON SEPTEMBER 7, 1993
- PLAT OF SURVEY PREPARED BY LAUNDON SIMON CAHL AND ASSOCIATES FOR MANUEL & CONSUELO RODRIGUEZ IN DECEMBER OF 1974.
- 1931 STATE HIGHWAY PLAN SHEETS S.H. No. 288 SEC. V, SHEET 4 & 5 OF 13 (ELYRIA-MILAN AVENUE / STATE ROUTE 113)



LEGEND:

- IRON PIN/PIPE FOUND AS NOTED
- REBAR SET WITH CAP STAMPED "Rafter A Ltd" (LINE PINS = GREEN, CORNER PINS = YELLOW)
- ⊠ MONUMENT BOX FOUND WITH IRON PIN/PIPE FOUND AS NOTED
- ⊗ B.H.S. DRILL HOLE SET

BASIS OF BEARINGS

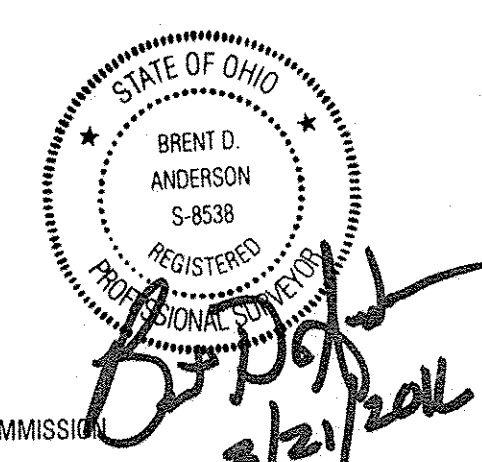
BASIS OF BEARING IS THE WESTERLY LINE OF ORIGINAL ELYRIA TOWNSHIP LOT NUMBER 25, WEST OF THE BLACK RIVER, WHICH IS ASSUMED TO BE N 01°14'59" E BEARINGS ARE ASSUMED AND ARE FOR THE PURPOSES OF DESCRIBING ANGLES ONLY.

THIS PLAN IS BASED UPON A FIELD SURVEY PERFORMED BY RAFTER A., LTD IN FEBRUARY AND MARCH OF 2016.

(A)	06-24-024-109-024 ELYRIA AERIE No. 431 ORDER OF EAGLES O.R. VOLUME 1003, PAGE 852 0.689 OF AN ACRE (REC.)
(B)	06-24-025-106-002 CITY OF ELYRIA
(C)	06-24-025-106-003 06-24-025-106-004 TRES HERMANOS, LLC INST.#2006-0134835
(D)	06-24-025-105-026 FORTHOFER & SONS, INC. INST.#2006-0143909
(E)	06-24-025-107-001 06-24-025-107-002 06-24-025-107-003 06-24-025-107-004 1111 LOWELL STREET LIMITED INST.#2013-0480327
(F)	06-24-025-108-001 06-24-025-108-002 06-24-026-113-015 06-24-026-113-016 BILLY N. & JOAN M. KENNEDY

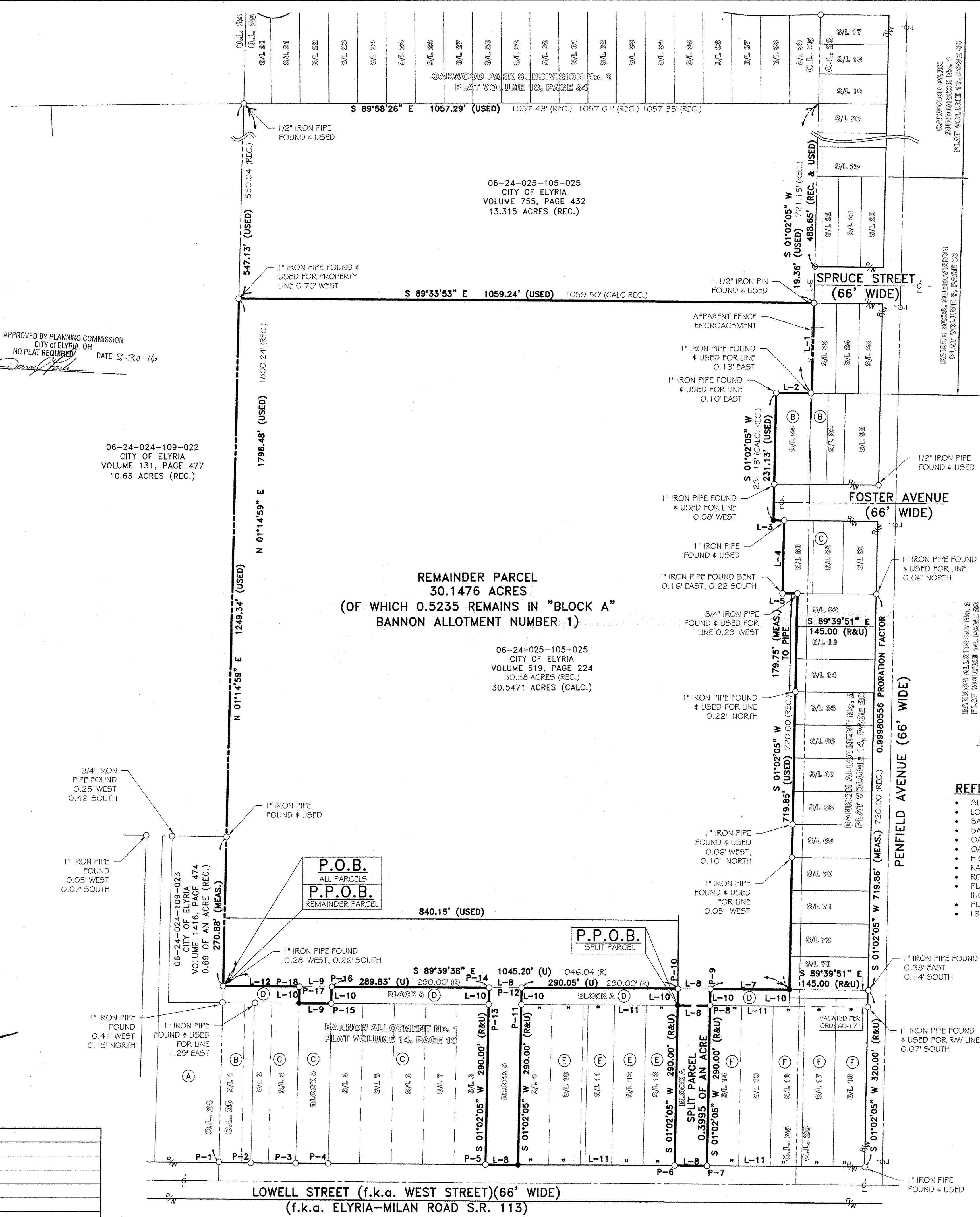
P-1	1/2" IRON PIPE FOUND & USED FOR O.L. LINE 1.12' NORTH OF RW	P-10	1" IRON PIPE FOUND 0.08' EAST 0.16' SOUTH
P-2	1/2" IRON PIPE FOUND & USED	P-11	1" IRON PIPE FOUND BENT 0.18' EAST 0.31' SOUTH
P-3	3/4" IRON PIPE FOUND & USED	P-12	1" IRON PIPE FOUND & USED FOR LINE 0.09' SOUTH
P-4	3/4" IRON PIPE FOUND & USED	P-13	1" IRON PIPE FOUND 0.24' EAST 0.20' SOUTH
P-5	3/4" IRON PIPE FOUND & USED FOR PLINE 0.05' NORTH OF RW	P-14	1" IRON PIPE FOUND LEANING 0.25' EAST 0.29' SOUTH
P-6	1" IRON PIPE FOUND 0.06' WEST 0.07' SOUTH	P-15	3/4" IRON PIPE FOUND 0.06' WEST 0.17' SOUTH
P-7	1" IRON PIPE FOUND 0.37' WEST 0.10' SOUTH	P-16	3/4" IRON PIPE FOUND 0.34' EAST 0.25' SOUTH
P-8	1" IRON PIPE FOUND & USED FOR PLINE 0.19' NORTH	P-17	1-1/8" IRON PIPE FOUND 0.07' EAST 0.15' SOUTH
P-9	1" IRON PIPE FOUND 0.05' EAST 0.09' SOUTH	P-18	1" IRON PIPE FOUND 0.31' EAST 0.24' SOUTH

LENGTH	BEARING
L-1 164.71' (U) 165.00' (R)	S 01°02'05" W
L-2 65.75' (USED) 65.60' (REC.)	N 89°38'01" W
L-3 19.50' (R&U)	S 89°33'53" E
L-4 131.83' (U) 131.64' (R)	S 01°02'05" W
L-5 27.50' (R&U)	S 89°39'51" E
L-6 66.00' (R&U)	S 01°02'05" W
L-7 145.04' (U) 145.00' (R)	S 89°39'38" E
L-8 60.01' (U) 60.00' (R)	S 89°39'38" E
L-9 60.00' (R&U)	S 89°39'38" E
L-10 30.00' (R&U)	N 01°02'05" E
L-11 58.01' (U) 58.00' (R)	S 89°39'38" E
L-12 140.26' (U) 141.04' (R)	S 89°39'38" E



APPROVED BY PLANNING COMMISSION
 CITY OF ELYRIA, OH
 NO PLAT REQUIRED DATE 5-13-16

APPROVED BY PLANNING COMMISSION
 CITY OF ELYRIA, OH
 NO PLAT REQUIRED DATE 3-30-16



REV.	BY	DATE	DESCRIPTION
1	BDA	03-21-2016	ISSUE TO CLIENT

LOT-SPLIT SURVEY SITUATED IN THE CITY OF ELYRIA, COUNTY OF LORAIN, STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL ELYRIA TOWNSHIP LOT NUMBER 25, WEST OF THE BLACK RIVER, & KNOWN AS BEING A PORTION OF BLOCK AS AS RECORDED IN BANNON ALLOTMENT NUMBER 1 IN PLAT VOLUME 14, PAGE 19 OF THE LORAIN COUNTY RECORDS.	
1111 LOWELL STREET LIMITED 1111 LOWELL STREET ELYRIA, OHIO 44035	
DRAWN BY: BDA JOB No: 1583-16	CHECKED BY: RAF SHEET 1 of 1

RAFTER A, LTD
 LAND SURVEYING & ENGINEERING
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 Fax: 440-458-4483 Elyria, Ohio 44035
 www.RafterA.com