

GRAPHIC SCALE - FEET

BASIS OF BEARINGS IS THE CENTERLINE OF PIKE COURT (NORTH 00°52'45" EAST).

DIMENSIONS SHOWN ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF, ALL BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY. PERMANENT MONUMENTS WERE FOUND OR SET AT ALL POINTS INDICATED HEREON, ALL OF WHICH I CERTIFY TO BE CORRECT.

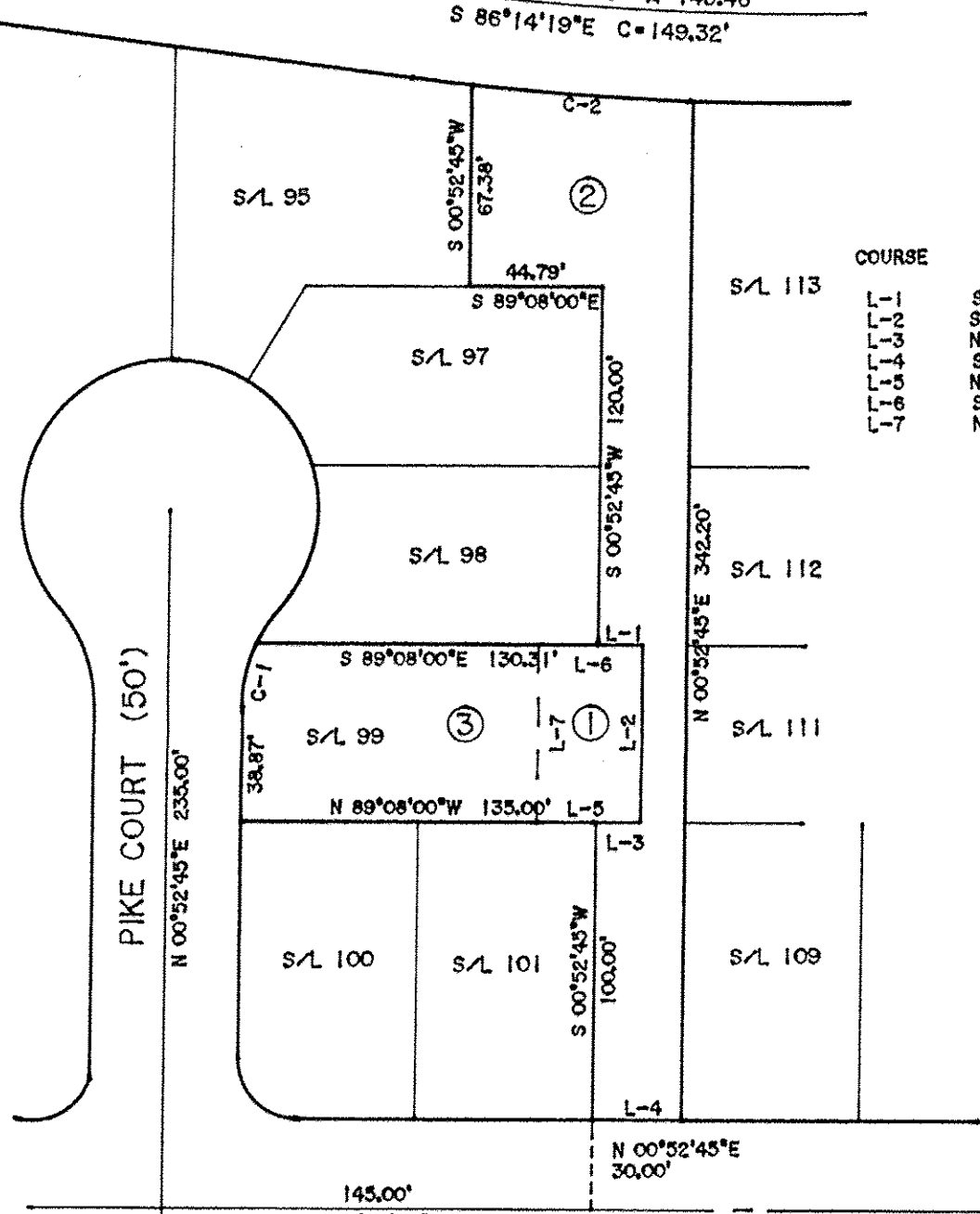
THOMAS A. SIMON
S-7775

THOMAS A. SIMON
REG. PROFESSIONAL SURVEYOR
NO. 8-7775

PHEASANT RUN DR. (60')
S 81°56'47"E

I. PIPE FD.
N. 0.03'
E. 0.16'

R=1000.00' A=149.46'
S 86°14'19"E C=149.32'



COURSE	BEARING	DISTANCE
L-1	S 89°08'00"E	15.00'
L-2	S 00°52'45"W	60.00'
L-3	N 89°08'00"W	15.00'
L-4	S 89°08'00"E	30.00'
L-5	N 89°08'00"W	35.00'
L-6	S 89°08'00"E	35.00'
L-7	N 00°52'45"E	60.00'

- ① SPLIT
0.0482 ACS.
- ② REMAINDER
0.2826 ACS.
- ③ COMBINATION
0.1852 ACS.

03523

APPROVED
LORAIN CO.
MAP DEPT

DATE 6-6-16

PAGE 15-00-099

BY J. Hatfield

#16-03523

CURVE	RADIUS	TANGENT	LENGTH	DELTA	DEGREE	CHORD	CH.BEARING
C-1	50.00'	11.09'	21.82'	25°00'23"	114°35'10"	21.65'	N 13°23'36"E
C-2	1030.00'	37.51'	74.98'	4°10'16"	5°33'46"	74.97'	N 85°09'58"W

PLAT OF BOUNDARY SURVEY
SPLIT & COMBINATION
FOR
LEH PROPERTIES, INC.
CARRIE L. GRAHAM

BEING KNOWN AS ALL OF SUBLOT NO. 99
AND ALL OF BLOCK "E" IN THE
PHEASANT RUN VILLAGE SUBDIVISION
PHASE I
AS RECORDED IN PLAT VOLUME 27 PAGE 16
OF LORAIN COUNTY MAP RECORDS
AND PART OF ORIGINAL LAGRANGE TOWNSHIP
LOT NO. 99

THOMAS SIMON & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS

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COUNTY OF LORAIN STATE OF OHIO
MAY, 2016 SCALE: 1" = 60'