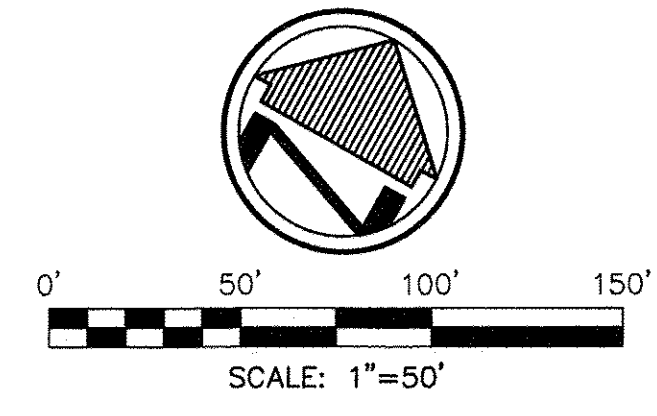


# STATE OF OHIO, COUNTY OF LORAIN, CITY OF AVON, BEING PART OF ORIGINAL AVON TOWNSHIP SECTION 3.

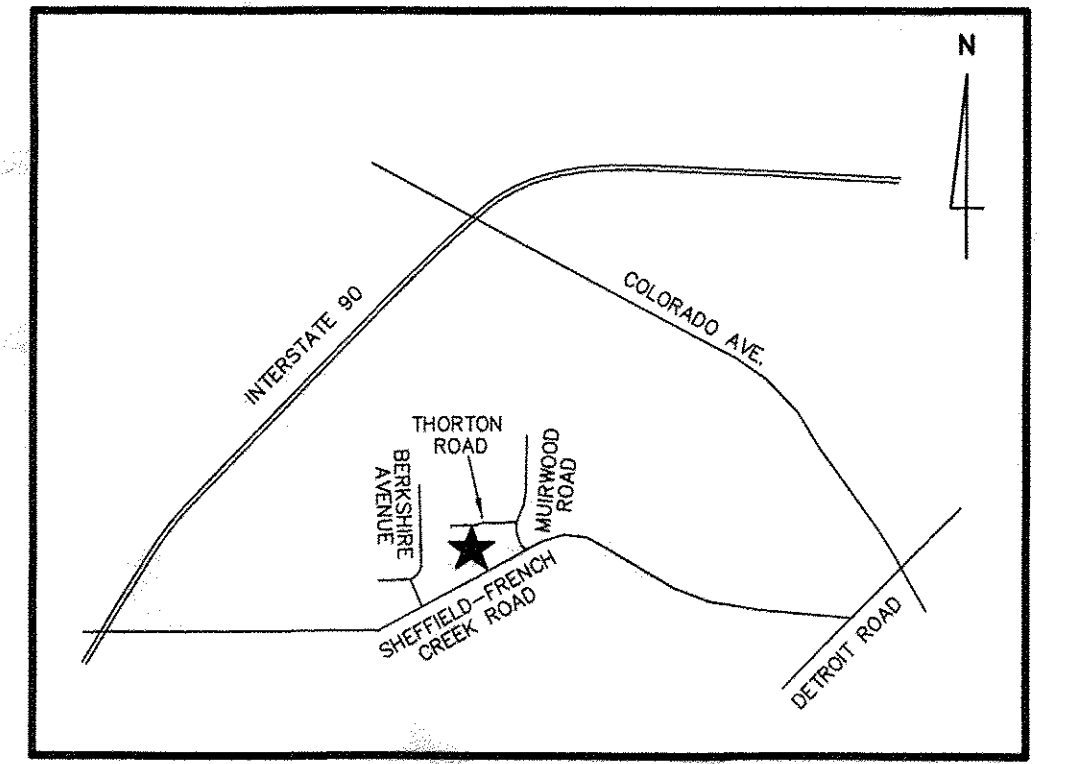


### BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS S 60°59'49" W AS THE CENTERLINE OF SHEFFIELD-FRENCH CREEK ROAD AND IS THE SAME BEARING FOUND IN INSTRUMENT #2012-0430614 OF LORAIN COUNTY RECORDER'S RECORDS.

### REFERENCES

- LORAIN COUNTY AUDITOR/GIS
- LORAIN COUNTY DEEDS REFERENCED HEREON.
- PLATS: STONEBRIDGE CREEK SUBDIVISION PLAT VOL. 80, PAGE 2
- STONEBRIDGE ESTATES SUBDIVISION PLAT VOL. 99, PAGE 76
- SURVEYS: KLEINOEDER-SCHMIDT - MAY, 1976
- HAPONEK - JANUARY, 2005
- HAYWOOD - NOVEMBER, 2004
- ROOT - JUNE, 2005
- HAPONEK - JULY, 2007
- REITZ ENGINEERING - SEPTEMBER, 2009
- REITZ ENGINEERING - JULY, 2012



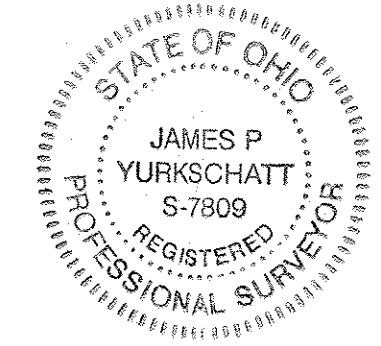
VICINITY MAP N.T.S.

### LEGEND

- P.O.B. - PLACE OF BEGINNING
- T.P.O.B. - TRUE PLACE OF BEGINNING
- B.O.B. - BASIS OF BEARINGS
- REC. - RECORDED
- CALC. - CALCULATED
- ⊙ - MONUMENT BOX
- - MONUMENT FOUND, SIZE & TYPE AS INDICATED
- - 5/8" REBAR, 30 INCHES IN LENGTH, WITH I.D. CAP C&A SET
- ▲ - MAG NAIL FOUND AND HELD
- △ - MAG NAIL SET
- R/W - RIGHT-OF-WAY
- ⊕ - CENTERLINE

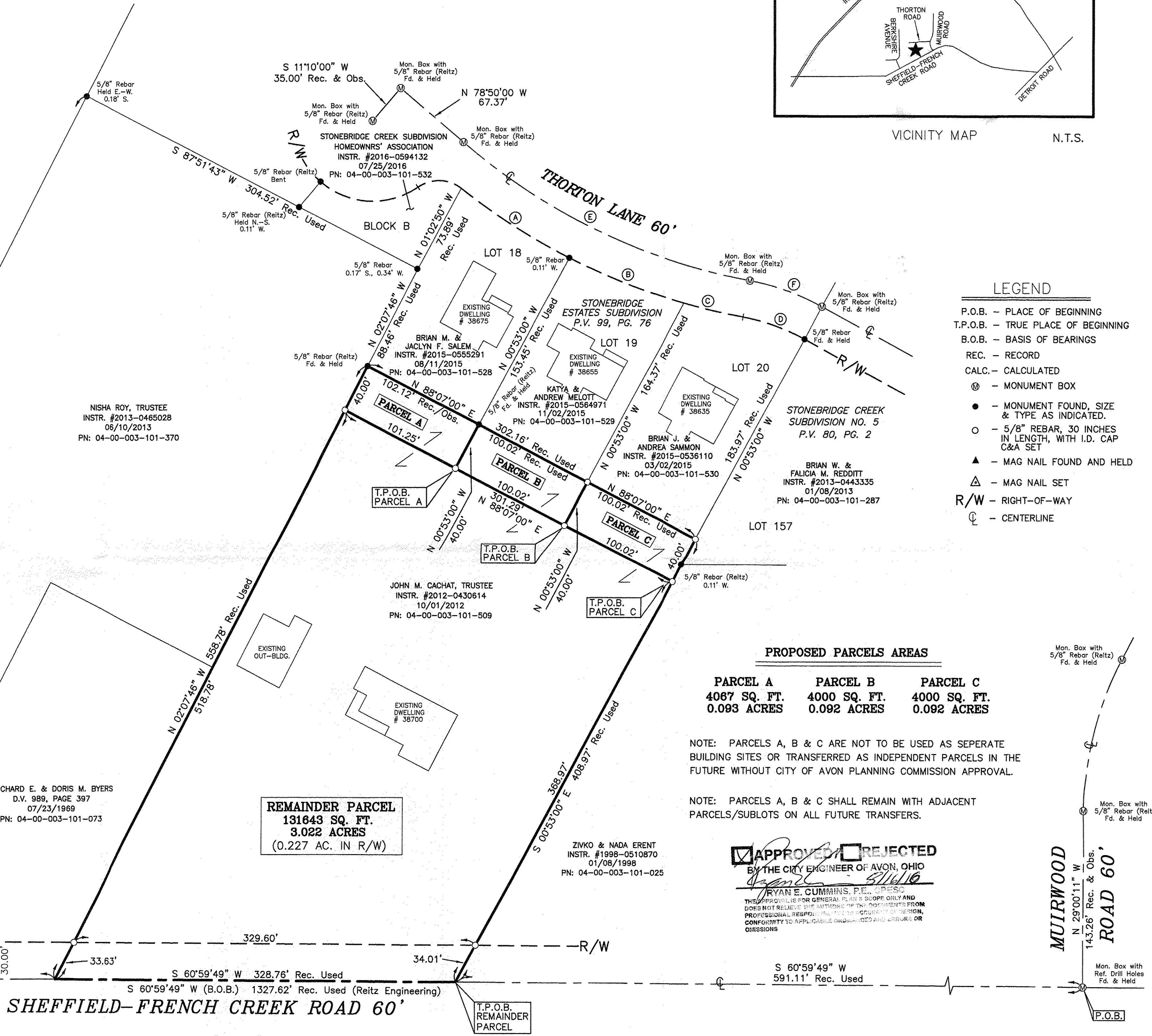
I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO AS DESCRIBED IN O.A.C. CHAPTER 4733-37.

*[Signature]*  
 JAMES P. YURKSCHATT  
 CAMPBELL & ASSOCIATES, INC.  
 REG. NO. 7809  
 DATE 7/7/2016



BROOKVIEW DRIVE 80'

03560  
 APPROVED  
 LORAIN CO.  
 MAP DEPT  
 DATE 8-24-16  
 PAGE 4-00-003  
 BY *[Signature]*  
 #16-03560



**PROPOSED PARCELS AREAS**

| PARCEL A     | PARCEL B     | PARCEL C     |
|--------------|--------------|--------------|
| 4067 SQ. FT. | 4000 SQ. FT. | 4000 SQ. FT. |
| 0.093 ACRES  | 0.092 ACRES  | 0.092 ACRES  |

NOTE: PARCELS A, B & C ARE NOT TO BE USED AS SEPARATE BUILDING SITES OR TRANSFERRED AS INDEPENDENT PARCELS IN THE FUTURE WITHOUT CITY OF AVON PLANNING COMMISSION APPROVAL.

NOTE: PARCELS A, B & C SHALL REMAIN WITH ADJACENT PARCELS/SUBLOTS ON ALL FUTURE TRANSFERS.

APPROVED  REJECTED  
 BY THE CITY ENGINEER OF AVON, OHIO  
*[Signature]*  
 RYAN E. CUMMINS, P.E., C.E.S.S.  
 THIS PROFESSIONAL REPORT IS FOR GENERAL INFORMATION ONLY AND DOES NOT RELIEVE THE APPLICANT OF THE REQUIREMENTS FOR PROFESSIONAL DESIGN. THE APPLICANT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES AND AGENCIES OR COMMISSIONS.

CURVE DATA (PLAT RECORD OBS. & USED)

| A   | B   | C   | D   | E  | F   |
|---|---|---|---|--|---|
| L=104.66'<br>R=530.00'<br>Δ=11°18'50"<br>Ch=104.49'<br>CB=N 86°59'25" W<br>T=52.50' | L=100.95'<br>R=530.00'<br>Δ=10°54'48"<br>Ch=100.80'<br>CB=S 81°53'46" W<br>T=50.63' | L=49.24'<br>R=530.00'<br>Δ=05°19'24"<br>Ch=49.22'<br>CB=S 73°46'41" W<br>T=24.64' | L=53.41'<br>R=170.00'<br>Δ=18°00'00"<br>Ch=53.19'<br>CB=S 80°07'00" W<br>T=26.93' | L=262.24'<br>R=500.00'<br>Δ=30°03'00"<br>Ch=259.24'<br>CB=S 86°08'30" W<br>T=134.21' | L=62.83'<br>R=200.00'<br>Δ=18°00'00"<br>Ch=62.57'<br>CB=S 80°07'00" W<br>T=31.68' |

**LOT SPLIT**  
 CACHAT PROPERTY  
 38700 SHEFFIELD-FRENCH CREEK RD.  
 AVON, OHIO

CAMPBELL & ASSOCIATES, INC.  
 Surveying  
 (330) 945-4117  
 www.campbellsurvey.com  
 3485 Fortuna Drive, Suite 100 Akron, Ohio 44312

Date: JULY, 2016  
 By: JPY  
 Scale: 1"= 50'  
 Job: 20160141  
 Sheet 1 of 1