

MAP OF SURVEY
for
1210 TOWER BOULEVARD

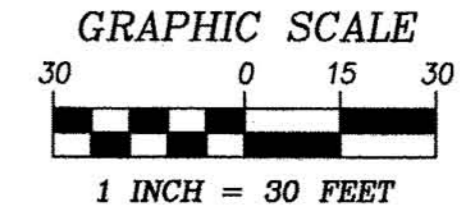
Known as being part of Sublot No. 1 in Carr Estates Subdivision shown by the recorded plat in Volume 23, of Maps, Page 2 of Lorain County Records and part of Original Black River Township Lot No. 6, Tract No. 2, now situated in the

CITY OF LORAIN
COUNTY OF LORAIN - STATE OF OHIO

Mc Steen & Associates

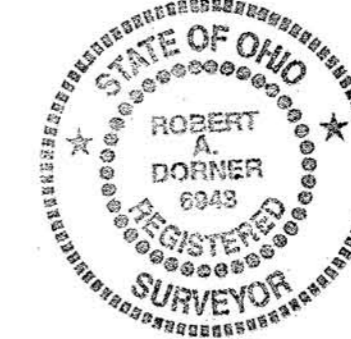
LAND SURVEYORS
1415 East 286th Street Wickliffe, OH 44092
440.585.9800 Fax 440.585.9802 www.mcsteen.com

This survey is a boundary survey prepared in accordance with Chapter 4733-37, Ohio Administrative Code. The basis of bearings for this survey is South 74°-42'-00" West as the northerly Right-of-Way of Tower Boulevard, as evidenced by monuments found, and is the same bearing as found in Volume 23, page 2 of Lorain County Plat Records. Distances are given in feet and decimal parts thereof. All iron pins shown as set are 30" long 5/8" rebar with an identification cap stamped "McSTEEN CA 96-026".



Robert A. Dornier 12/28/2016
ROBERT A. DORNER REG. PROF. SURV. No. 6943

Job No.: 16-211
Field Date: December 9, 2016
Survey Date: December 20, 2016
Latest Revision Date:



URBAN ALLOTMENT SECOND ADDITON
OF PART OF ORIGINAL BLACK RIVER
TOWNSHIP LOT 15, TRACT 2
PLAT VOL. 16, PAGE 10

LOT 159
PARCEL 02-02-015-121-009
FREDERICK AND ROSE REYNOLDS
INSTRUMENT No. 2007-0204035

LOT 160
PARCEL 02-02-015-121-010
ASHLEY N. SILVA
INSTRUMENT No. 2015-0539299

CARR ESTATES SUBDIVISION OF
PART OF ORIGINAL BLACK RIVER
TOWNSHIP LOT NO. 6, TRACT NO. 2
PLAT VOLUME 23, PAGE 2

PARCEL 02-02-006-104-012
STEPHANIE CAREY
INSTRUMENT No. 2016-0574408

PARCEL 02-02-006-104-019
NICK & BLAIR AGOSTINELLI
INSTRUMENT No. 2015-0564915
0.237 ACRE

PARCEL 02-02-006-104-018
BLUE SKY, LLC
INSTRUMENT No. 2015-0557881

ASHLAND AVENUE (60')
R/W

1" PIPE FND. & USED FOR R/W

600.06' REC.
R/W

1" PIPE FND. ON LINE (S. EDGE)

168.74' REC. & CALC.
R/W

1" PIPE FND. ON LINE & USED

85.00' REC. & USED

S 74°42'00" W (USED AS A BASIS OF BEARINGS)
TOWER BOULEVARD
118' RIGHT-OF-WAY

75°07'30" REC.
75°03'07" CALC.

75.00' REC.
74.89' CALC.

1" PIPE FND. 0.18' S
93.07' REC.
93.26' CALC.

1/2" PIPE FND. & USED FOR R/W

1-1/2" PIPE FND. (BENT) @ ANGLE POINT (S. EDGE ON LINE)

LEGEND

- denotes iron pipe found as noted
- ⊙ denotes 5/8" diameter x 30" long rebar with "McSTEEN CA 96-026" ID cap set
- ⊗ denotes PK (masonry) nail set

