

PLAT OF BOUNDARY SURVEY OF 32224 CENTER RIDGE ROAD NORTH RIDGEVILLE, OHIO KNOWN AS PARCEL NUMBER 07-00-006-102-138

SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN,
STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL
RIDGEVILLE TOWNSHIP LOT NO. 6.

APPROVED
LORAIN CO.
MAP DEPT
DATE 12-12-17
PAGE 7-00-006
BY R. MAINES
#17-01810-D

07-00-006-102-138

BASIS OF BEARINGS IS THE CENTERLINE OF
OAKHURST DRIVE (NORTH 88°57'00" EAST) AS
SHOWN IN THE MILLS CREEK EAST SUBDIVISION AS
RECORDED IN VOLUME 34 OF PLATS, PAGE 54 OF
LORAIN COUNTY RECORDS.



N 60°22'15" W 915.74'

N 59°53'30" W 831.59'(C), 834.35'(R)

PARCEL NUMBER
07-006-102-138
THOMAS J. BORSZ AND DEBORAH R. BORSZ
VOL. 1408, PAGE 203

S 59°59'18" E 738.49'(C) 741.64'(R), 741.78'(R)
FEDERAL HOME LOAN INST. NO. 2017-061782-58
MORTGAGE CORPORATION
43,180 SQ. FT. OR 0.9913 ACRES OF WHICH 1,802 SQ. FT. OR 0.0414 ACRES LIE WITHIN R/W

PARCEL NUMBER
07-00-006-102-139
COLLEEN E. BITTNER, TRUSTEE
INST. NO. 2018-0610297

S 59°58'57" E 630.78'(C), 635.08'(R)

CENTER RIDGE ROAD 60'
(A PUBLIC RIGHT-OF-WAY)
(AKA U.S. ROUTE 20)

S 27°16'21" W 428.01'(C)

S 27°16'21" W 428.01'(C)

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S 27°16'21" W 428.01'(C)

S 27°16'21" W 428.01'(C)

S 01°03'15" E 388.41'(C)

70.02'(R)

N 01°03'15" W

793.13'(C)

COMMON AREA

S 01°03'15" E 1251.61'(C)

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OAKHURST DRIVE 60'
(A PUBLIC RIGHT-OF-WAY)
460.04'(R)

N 88°57'00" E

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NORTH BARTON ROAD 60'
(A PUBLIC RIGHT-OF-WAY)

S 01°03'15" E

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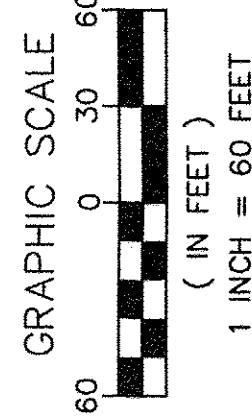
COMMON AREA

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COMMON AREA

MONUMENT TABLE
M1 = 5/8" IRON PIN FOUND AND USED IN MONUMENT BOX
M2 = 1" IRON PIPE FOUND ONLINE AT 0.31'
M3 = 5/8" IRON PIN FOUND 1.00' WEST, ILLEGIBLE CAP
M4 = 8"x8" STONE FOUND N. 59°59'16" W, 4.34'
M5 = 1" IRON PIPE FOUND N. 59°59'16" W, 4.70'
M6 = 1" IRON PIPE FOUND N. 59°59'03" W, 3.83'
M7 = 1 1/2" IRON PIPE FOUND AND USED
M8 = 3/4" IRON PIPE FOUND ONLINE @ 30.44'
M9 = 1" IRON PIPE FOUND ONLINE @ 30.52'
M10 = 3/4" IRON PIPE FOUND ONLINE @ 30.63'
M11 = 1" IRON PIN FOUND ONLINE @ 30.88'
M12 = 1" IRON PIN FOUND AND USED
M13 = 1" IRON PIN FOUND AND USED
M14 = RAIL SPIKE FOUND ONLINE @ 30.09'/706.40'
M15 = 000T MONUMENT FOUND AND USED AT ANGLE POINT

LINE	BEARING	DISTANCE
L1	S 28°07'41" W	44.18'
L2	S 27°15'37" W	15.88'

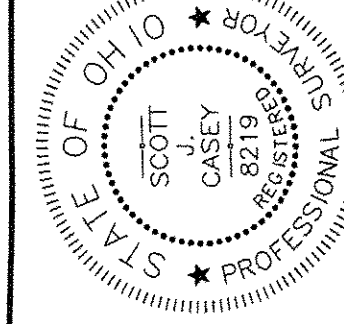


1 INCH = 60 FEET

REFERENCES USED:
LORAIN COUNTY GIS AND HISTORIC TAXMAPS
REFERENCES AS SHOWN HEREON.

ADJ.	R/W	RIGHT-OF-WAY
CLF	S	SOUTH
DST	P.O.B.	POINT OF BEGINNING
ENCS	P.O.T.	POINT OF COMMENCEMENT
L.C.R.	ENCROACHES	POINT OF TANGENCY
N	LORAIN COUNTY	SQUARE FEET
INST. NO.	RECORDS	VOLUME
	NORTH	WEST
	INSTRUMENT NUMBER	WOOD FRAME

THIS MAP REPRESENTS A SURVEY DONE BY
MYSELF ON OCTOBER 10TH OF 2017, WHICH
CONFORMS TO THE MINIMUM STANDARDS FOR
BOUNDARY SURVEYS IN ACCORDANCE WITH
THE OHIO ADMINISTRATIVE CODE CHAPTER
4733-37.



SCOTT J. CASEY
SURVEYOR
10/12/2017

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WEBSITE: WWW.EXACTA.OHIO.COM

JOB NO. 17095
SCALE: 1"=60'
DRAWN BY: S.C.
FIELD WORK DATE: 10/10/2017