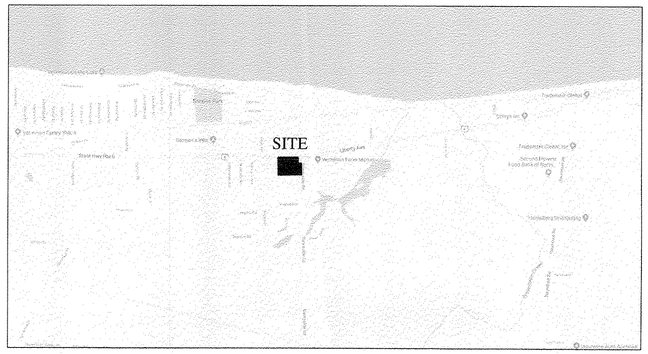
LOT SPLIT MAP

OF PARCEL NUMBER 01-00-004-120-062

BEING PART OF ORIGINAL BROWNHELM TOWNSHIP LOT 4
CITY OF VERMILION
LORAIN COUNTY
STATE OF OHIO



VICINITY MAP:
NOT TO SCALE

APPROVED
BY THE CITY ENGINEER OF VERMILION, OHIO
4/19/19
BRAMHALL ENGRG. & SURV. CO.
THIS APPROVAL IS FOR GENERAL PLAN & SCOPE ONLY AND DOES NOT RELIEVE AUTHOR OF THESE DOCUMENTS FROM PROFESSIONAL RESPONSIBILITY FOR ACCURACY OF DESIGN, CONFORMITY TO APPLICABLE ORDINANCES AND ERRORS OR OMISSIONS.

ATWELL
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7100 E. PLEASANT VALLEY RD, SUITE 220
INDEPENDENCE, OH 44131
440.349.2000

ORIGINAL BROWNHELM TOWNSHIP LOT 4
CITY OF VERMILION
LORAIN COUNTY, STATE OF OHIO

CLIENT
CASSELL REALTY

SUNNYSIDE LOT SPLIT

DATE
3-01-2019

04/18/2018
ADJOINING OWNERSHIP CHANGE

REVISIONS

SCALE 0 30 60
1" = 60 FEET

DR.	PE	CH.	MS
P.M.	ERAK		
BOOK	--		
JOB	18000575		
SHEET NO.	01		

CAD FILE: 18000575SU-03.DWG

BASIS OF BEARINGS:

BEARINGS BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, ESTABLISHED FROM GPS OBSERVATIONS ON 03-02-2018.

SURVEY REFERENCES:

1. STATE OF OHIO DEPARTMENT OF HIGHWAYS PLANS LOR-6-(0.00-1.75)
2. WOODVIEW ESTATES 1 – PLAT BOOK 29, PAGE 4 AS RECORDED IN THE LORAIN COUNTY RECORDS
3. WOODVIEW ESTATES 2 – PLAT BOOK 29, PAGE 5 AS RECORDED IN THE LORAIN COUNTY RECORDS
4. SUNNYSIDE BEACH SUBDIVISION NO. 4 – PLAT BOOK 102, PAGE 24 AS RECORDED IN THE LORAIN COUNTY RECORDS
5. SUNNYSIDE BEACH – PLAT BOOK 12, PAGE 20 AS RECORDED IN THE LORAIN COUNTY RECORDS
6. LIBERTY STORAGE CONDOMINIUM – PLAT BOOK 61, PAGE 58 AS RECORDED IN THE LORAIN COUNTY RECORDS
7. LAKE BAPTIST CHURCH DEED – INSTRUMENT NUMBER 2000-0705120 AS RECORDED IN THE LORAIN COUNTY RECORDS
8. NUCO CONSTRUCTION CO DEED – INSTRUMENT NUMBER 2018-0684222 AS RECORDED IN THE LORAIN COUNTY RECORDS

CERTIFICATION:

I HEREBY CERTIFY THAT I HAVE PREPARED THIS PLAT AND SURVEY, AND THAT THE SAME IS CORRECT AND ACCURATE. THIS PLAT WAS PREPARED FROM A FIELD SURVEY, ANALYSIS OF RECORDED PLATS, RECORDED DEEDS, AND CITY SURVEY RECORDS, (AS APPLICABLE). BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE SHOWN TO DENOTE ANGLES ONLY. DISTANCES ARE GIVEN IN FEET AND DECIMAL PART THEREOF. ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY KNOWLEDGE.

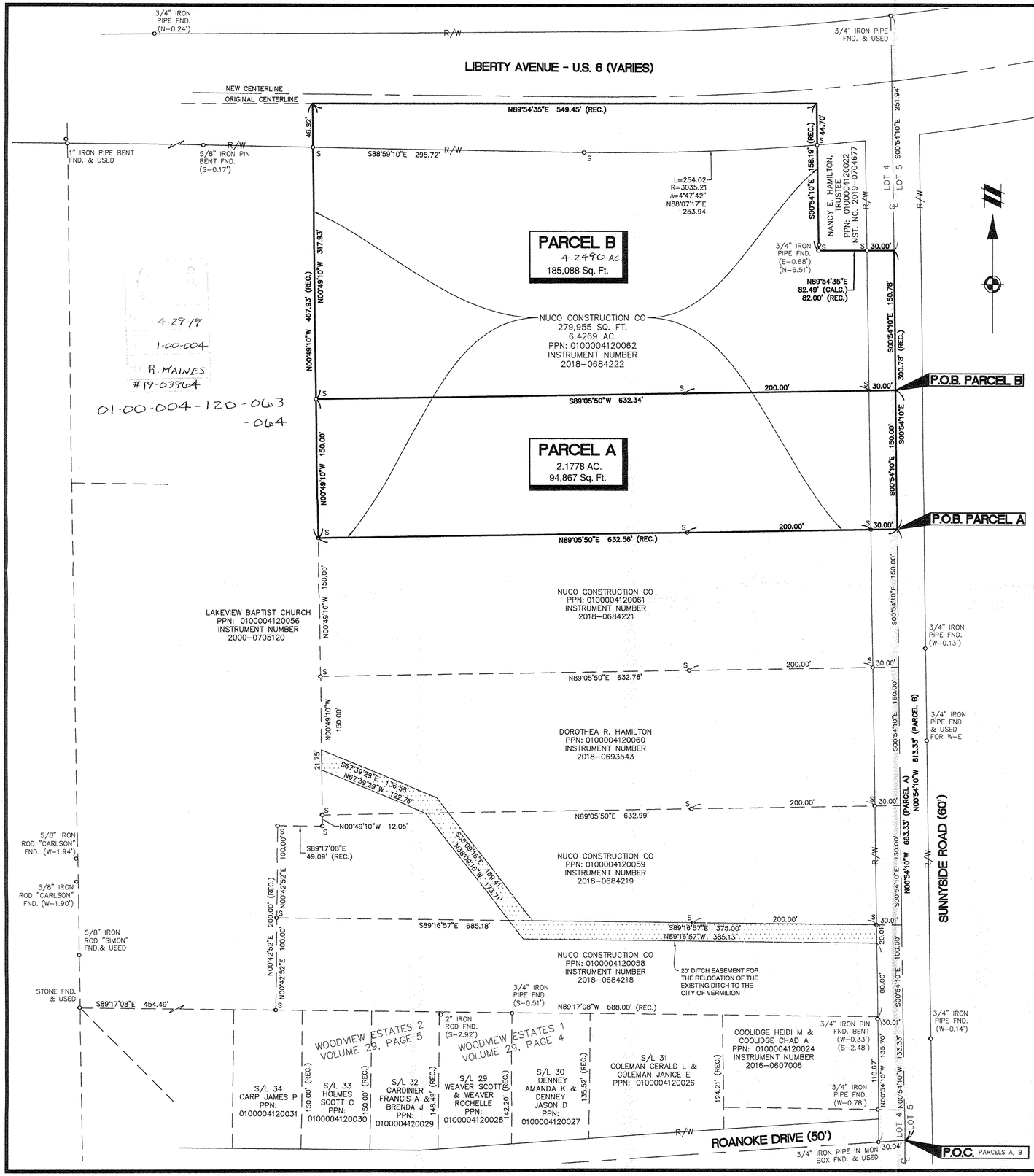
APPROVED
VERMILION, OHIO
REGIONAL PLANNING
COMMISSION
DATE 4/10/19
CHAIR:
CLERK:

Alex Marks

ALEX E. MARKS, PS NO. 8616
REGISTERED PROFESSIONAL SURVEYOR
ATWELL, LLC
7100 E. PLEASANT VALLEY ROAD, SUITE 220
INDEPENDENCE OHIO 44131
440-349-2000

3-1-2019
DATE

STATE OF OHIO
ALEX E. MARKS 8616
REGISTERED PROFESSIONAL SURVEYOR

LEGEND:

○S	SET 5/8" BY 30" STEEL PIN WITH CAP "ATWELL"
○	FOUND MONUMENTATION AS NOTED
℄	CENTERLINE
R/W	RIGHT OF WAY
PPN	PERMANENT PARCEL NUMBER
L.C.M.R.	LORAIN COUNTY MAP RECORDS
INST.NO.	INSTRUMENT NUMBER
VOL.	VOLUME
PG.	PAGE
(CALC.)	CALCULATED
(REC.)	RECORD
(OBS.)	OBSERVED
SQ. FT.	SQUARE FEET
⅂	LAND HOOK