PLAT OF BOUNDARY SURVEY 4825 EAST LAKE ROAD, SHEFFIELD LAKE, OHIO **KNOWN AS** PARCEL NUMBER 03-00-036-101-001 SITUATED IN THE CITY OF SHEFFIELD LAKE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL LOT NUMBER 36 OF SHEFFIELD TOWNSHIP. BEARINGS BASED ON THE CENTERLINE OF EAST ORDINARY HIGH LAKE ROAD (NORTH 72'28'30" EAST) AS SHOWN WATER MARK ON THE PLAT OF SURVEY PREPARED BY THE WESTERN RESERVE SURVEYING COMPANY, DATED 5/8" IPF JUNE OF 2006 AND ON FILE WITH THE LORAIN 1/2" IPF & USED ONLINE @ 28.81' COUNTY TAX MAP DEPARTMENT. ONLINE @ 310.62' "ILLEGIBLE CAP" GRAPHIC SCALE LOI 5/8" IPF & USED "WELSCH" (IN FEET) 1 INCH = 30 FEET 3/4" PIPF 0.10' E. @ 220.97' 5/8" IPF ONLINE @ 127.44'/190.44' "SNEZEK" APPROVED LORAIN CO. MAPDEPT DATE 6-27-19 PN 03-00-037-101-026 JOSEPH N. SIVO AND SUSAN PAGE 3-00-036 V. SIVO, CO-TRUSTEES FILE 2010-0345276 BY R. MAINES PN 03-00-036-101-001 📆 PN 03-00-036-101-002 DIANE M. MCCLAIN DEBORAH S. RILEY, TRUSTEE OF #19-041Z4-A FILE 2018-0683951 THE DEBORAH S. RILEY TRUST FILE 2017-0650264 23,786 S.F. OR 0.5461 03-00-036-101-00(ACRES OF WHICH 5/8" IPF & USED 2,890 S.F. OR 0.0663 ACRES "SNEZEK S7051" LIE WITHIN R/W 664.35'(R-USED) . LOT 37 N 00'09' ORIGINAL 3/4" IPF BENT ONLINE @ 31.20'/286.68' 1/2" IPF 1.02' WEST @ 27.91' 1/2" IPF ONLINE @ 31.48' N 72'28'30" E (BASIS OF BEARINGS) N 72'28'30" E (BASIS OF BEARINGS) 1" PIPF 98.54'(R-DEED), 98.72'(1980) 98.54'(R-DEED), 98.64'(C) 5/8" IPF ONLINE @ 26.47' ONLINE @ 31.56' EAST LAKE ROAD 60' EAST LAKE ROAD (A PUBLIC RIGHT OF WAY) P.O.B. "HANTEL 5129" 90.95'(C), 91.025'(R) -650.87'(C) 5/8" IPF ONLINE @ 31.57' LOT 130.56'(C). 130.58'(R) ' PIPF ONLINE @ 26.23' LAFAYETTE BOULEVARD 50' (A PUBLIC RIGHT-OF-WAY) 1/4" PIPF & ÚSED RIGHT-OF-WAY 5/8" BY 30" IRON PIN SET AND ADJACENT R/W ADJ. REFERENCES USED: THIS MAP REPRESENTS A SURVEY DONE BY 19069 CAPPED "CASEY PS8219" - IPS CL CENTERLINE S SOUTH LORAIN COUNTY GIS AND HISTORIC TAXMAPS Casey Professional Services, LLC MYSELF ON JUNE 19TH OF 2019 WHICH M - MONUMENT BOX FOUND CHAIN LINK FENCE P.O.B. POINT OF BEGINNING CLF REFERENCES AS SHOWN HEREON. P.O.C. POINT OF COMMENCEMENT O - IRON PIN/PIPE FOUND - IPF/PIPF DIST. DISTURBED SUBJECT TO FORMAL STUDY, DETERMINATION AND NATURAL DRILL HOLE SET **EAST** P.O.T. POINT OF TANGENCY SCOTT J. CASEY S-8219 EXEQUINDARY SURVEYS IS IN ACCORDANCE WITH MOVEMENT OF THE ORDINARY HIGH WATER MARK OF LAKE ERIE X - MAG NAIL SET **ENCROACHES** S.F. **SQUARE FEET** ENCRS. AND THE STATE OR FEDERAL WATER RIGHTS THEREOF. **H**IE OHIO ADMINISTRATIVE CODE CHAPTER VOLUME L.C.R. LORAIN COUNTY VOL. SCALE: 1"-30" (R) RECORD LINE BEARING DISTANCE L1 N 78*41'26" E 32.62' L2 N 86*59'20" E 11.75' 1159 Holmden Avenue, Cleveland, OH 44109 RECORDS WEST (C) CALCULATED DRAWN BY: SJC W.F. NORTH WOOD FRAME 216-781-4644 office & fax 216-299-9555 mobile 6/24/2019 (M) MEASURED GAS LINE MARKER FIELD WORK DATE: INST. NO. INSTRUMENT NUMBER www.caseyps.com SCOULL CASEY L3 |S 60°13'00" E |5.33' 6/19/2019 UTILITY POLE