

# PLAT OF BOUNDARY SURVEY

OF  
**41452 RUSSIA ROAD, ELYRIA, OHIO**  
 KNOWN AS  
**PPN 10-00-003-121-007**

SITUATED IN THE TOWNSHIP OF CARLISLE, COUNTY OF LORAIN AND  
 STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL  
 CARLISLE TOWNSHIP SECTION NUMBER 3.

PARCEL NUMBER 10-00-003-121-037  
 THOMAS D. & MARJORIE POLEN  
 INST. NO. 1997-478144

1 1/2" BRASS CAP  
 FOUND & USED

S 89°40'32" W 889.51'(C)

1" PIPF  
 & USED

1" PIPF ONLINE  
 @ 0.08'/786.26'

N 89°40'32" E  
 126.90'(C), 126.77'(R)

612.99'(C), 613.15'(R-DEED)

1" PIPF ONLINE @  
 0.10'/786.11'

DITCHLINE

PARCEL NUMBER 10-00-003-121-039  
 KRIS D. WILCOX AND JUDY K. WILCOX, AS TRUSTEES OF  
 THE WILCOX FAMILY TRUST DATED AUGUST 1, 2016  
 FILE 2016-0603194

1" PIPF ONLINE  
 @ 33.32'

PARCEL NUMBER  
 10-00-003-121-007  
 RICHARD E. MELE, TRUSTEE OF  
 THE MELE FAMILY IRREVOCABLE  
 TRUST DATED APRIL 15, 2019  
 FILE 2019-0716345

PARCEL NUMBER 10-00-003-121-012  
 VINCENT LISI  
 JODY BIERLEIN  
 O.R. VOLUME 205, PAGE 349

99,725 S.F. OR 2.2894 ACRES  
 OF WHICH  
 3,803 S.F. OR 0.0873 ACRES  
 LIE WITHIN R/W

1" ALUMINUM  
 PIPF 1.18'W.

1" PIPF 0.07'E.

PARCEL NUMBER 10-00-003-121-013  
 JOEL A. & WENDY PRIDEMORE  
 FILE 2018-0697341

1" PIPF 0.07'W.

S 00°01'24" W 786.49'(M), 787.03'(R-DEED)

PARCEL NUMBER 10-00-003-121-005  
 RUSSELL M. & ELENA V. BALDWIN  
 VOLUME 1219, PAGE 789  
 "PARCEL NO. 2"

PARCEL NUMBER 10-00-003-121-006  
 RUSSELL M. & ELENA V. BALDWIN  
 VOLUME 1219, PAGE 789  
 "PARCEL NO. 1"

N 00°00'05" E 786.34'(C), 787.03'(R-ADJ. DEED)

S 00°00'39" W 786.21'(C), 787.79'(R)

756.21'(C)

APPROVED  
 LORAIN CO.  
 MAP DEPT  
 DATE 8-30-19  
 PAGE 10-00-003  
 BY R. MAINES  
 719-04182.D

10-00-003-121-007

SHED

SHED

GARAGE

WELL  
 #41452

PARCEL NUMBER 10-00-003-121-008  
 DEREK D. & EMILIA A. WILCOX  
 FILE 2018-0670339  
 "PARCEL NO. 1"

PARCEL NUMBER 10-00-003-121-009  
 DEREK D. & EMILIA A. WILCOX  
 FILE 2018-0670339  
 "PARCEL NO. 2"

3/4" IPF ONLINE  
 @ 29.95'

3/4" PIPF  
 ONLINE @  
 29.32'

3/4" PIPF  
 ONLINE @  
 27.85'

1/2" IPF ONLINE  
 @ 27.85'/758.36'

3/4" PIPF ONLINE  
 @ 30.00'

3/4" PIPF ONLINE  
 @ 30.00'

1 1/2" BRASS  
 CAP  
 FOUND & USED  
 838.52'(C)

74.90'(C)  
 75.00'(R)

75.02'(C)  
 75.00'(R)

30.00'(R)

99.95'(C), 100.00'(R)

109.92'(C), 110.00'(R)

522.62'(C)

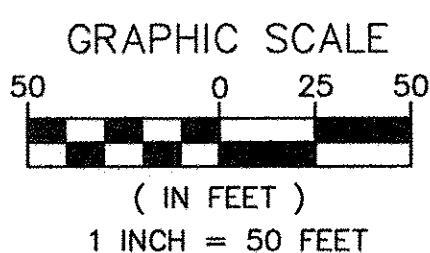
1 1/2" BRASS CAP  
 FOUND & USED

S 89°37'00" W (BASIS OF BEARINGS) 1637.82'(M), 1637.83'(R)  
**RUSSIA ROAD - 60'**  
**(A PUBLIC RIGHT-OF-WAY)**

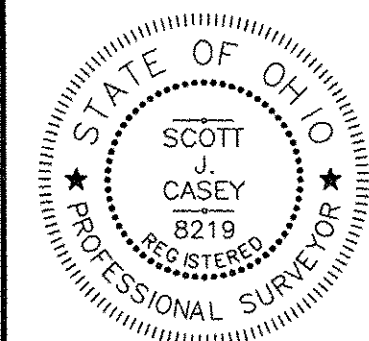
N 06°34'07" E 907.45'(R-USED)  
**WEST RIVER ROAD - 66'**  
**(A PUBLIC RIGHT-OF-WAY)**

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

BEARINGS BASED ON THE CENTERLINE OF  
 RUSSIA ROAD (SOUTH 89°37'00" WEST) AS  
 SHOWN ON THE PLAT OF SURVEY PREPARED BY  
 THE WESTERN RESERVE SURVEYING CO. DATED  
 11-28-2011 AND ON FILE WITH THE LORAIN  
 COUNTY TAX MAP DEPARTMENT



● - 5/8" BY 30" IRON PIN SET AND CAPPED "CASEY PS8219" - IPS	A. ACRES	PG. PAGE
■ - MONUMENT BOX FOUND	CL. CENTERLINE	P.N. PARCEL NUMBER
○ - IRON PIN (IPF)/PIPE (PIP) FOUND	C.L.F. CHAIN LINK FENCE	R/W RIGHT-OF-WAY
⊙ - DRILL HOLE SET - DHS	CLRS. CLEARS	S. SOUTH
⊗ - MAG NAIL SET - MNS	E. EAST	S.F. SQUARE FEET
(R) RECORD	ENCRS. ENCROACHES	VOL. VOLUME
(C) CALCULATED	INST. NO. INSTRUMENT NUMBER	W. WEST
(M) MEASURED	L.C.R. LORAIN COUNTY	
(U) USED	RECORDS	
	N. NORTH	



I HEREBY CERTIFY THAT THE BOUNDARIES SHOWN  
 HEREON ARE THE RESULT OF A SURVEY DONE BY  
 MYSELF ON AUGUST 16TH OF 2019. THIS BOUNDARY  
 RETRACEMENT SURVEY IS IN ACCORDANCE WITH  
 THE OHIO ADMINISTRATIVE CODE CHAPTER 4733-37.  
 SCOTT J. CASEY 8219 8/21/2019

**EXACTA OHIO**  
 2182 E. 91st St., CLEVELAND, OH 44115  
 OFFICE: (216) 781-9000 FAX: (216) 758-9512  
 WEBSITE: WWW.EXACTA-OHIO.COM

JOB NO.	19101
SCALE:	1"=50'
DRAWN BY:	SJC
FIELD WORK DATE:	8/16/19