

PLAT OF SURVEY

AT
23608 EMMONS ROAD
LORAIN, OHIO

KNOWN AS
PARCEL # 12-00-013-000-021

SITUATED IN THE TOWNSHIP OF
COLUMBIA, COUNTY OF LORAIN, AND
STATE OF OHIO, AND KNOWN AS
BEING PART OF ORIGINAL TOWNSHIP
LOT 13.

THE BASIS OF BEARINGS FOR THIS
SURVEY ARE FROM THE PLAT OF
SURVEYS FOR MARY CASPER AND FOR
RICHARD & BARBARA J. FRUTH, AS
DONE BY GARY E. PENFOUND, P.S.
4457 IN SEPTEMBER 1968 AND JULY,
1973.

APPROVED
LORAIN CO.
MAYOR
DATE 7-23-20
PAGE 12-00-013
R. MAINES
720-04372-D

12-00-013-000-021

PN
12-00-013-000-037
WALTER G. CASPER &
CAROL PERZY
INST. #2009-0285356
2-26-2009

SUBJECT PROPERTY
PN 12-00-013-000-021
CHERYL A. JUNE
INST. #2020-0745772
1-16-2020

TOTAL AREA -
405,871.37 SQ. FT.
= 9.3175 ACRES
INCLUDING
12,583.78 SQ. FT.
= 0.2889 ACRES
IN THE R/W

PN
12-00-013-000-022
CONNIE L. LINDOW
INST. #2006-0175953
11-14-2006

DOCUMENTS USED:
- SURVEYS BY GARY E. PENFOUND FROM
SEPTEMBER 1968 AND JULY 1973 ON FILE WITH
THE LORAIN COUNTY AUDITOR.
- DEEDS AS SHOWN HEREON
- LORAIN COUNTY TAX MAPS/ G.I.S.

CERTIFICATION:

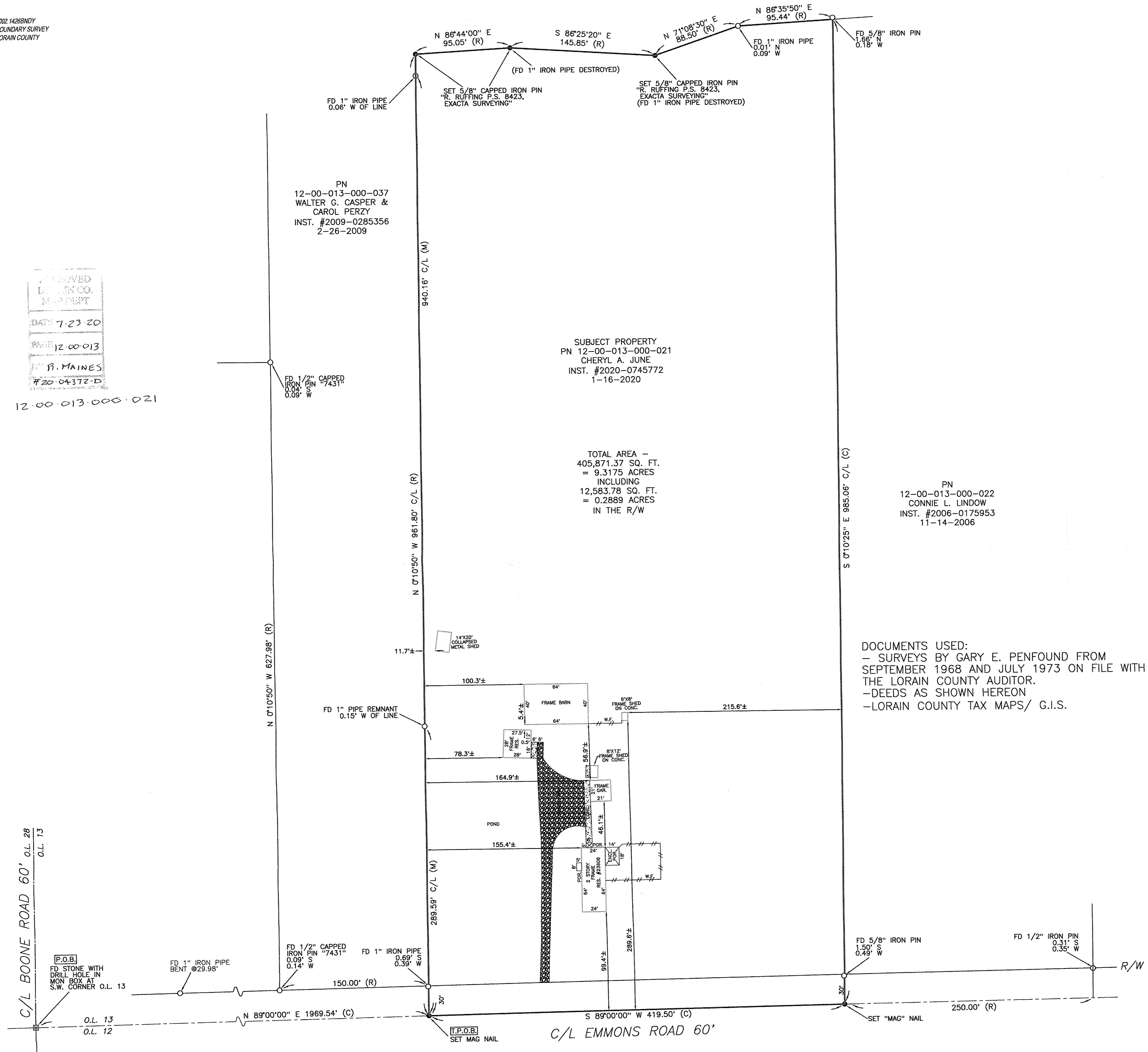
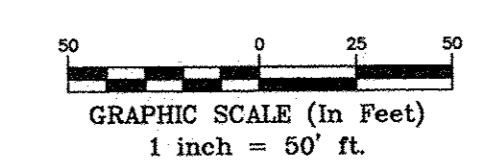
THIS MAP REPRESENTS A BOUNDARY RETRACEMENT
SURVEY DONE BY MYSELF ON JUNE 8, 2020 WHICH
CONFORMS TO THE MINIMUM STANDARDS FOR BOUNDARY
SURVEYS AND IS IN ACCORDANCE WITH THE OHIO
ADMINISTRATIVE CODE CHAPTER 4733-37.

Robert M. Ruffing
Robert M. Ruffing

6-8-2020

ROBERT M. RUFFING, P.S. 8423

DATE



REVISION HISTORY (REV 1 6/11/2020)

• 5/8" x 30" IRON ROD PIN SET AND CAPPED	ADJ ADJACENT	R/W RIGHT OF WAY	R/W RIGHT OF WAY	W.F. WOOD FRAME
□ MONUMENT BOX FOUND	CL CENTERLINE	S SOUTH	S SOUTH	⊕ GAS LINE MARKER
○ IRON PIN / PIPE FOUND (IPF / PIPF)	CLF CHAIN LINK FENCE	P.O.B. POINT OF BEGINNING	P.O.B. POINT OF BEGINNING	⊕ UTILITY POLE
⊕ DRILL HOLE SET	DIST. DISTURBED	P.O.C. POINT OF COMMENCEMENT	P.O.C. POINT OF COMMENCEMENT	
⊕ MAG NAIL SET	E EAST	P.O.T. POINT OF TANGENCY	P.O.T. POINT OF TANGENCY	
(R) RECORD	ENCRS. ENCROACHES	S.F. SQUARE FEET	S.F. SQUARE FEET	
(C) CALCULATED	N NORTH	VOL VOLUME	VOL VOLUME	
(M) MEASURED	INST. NO. INSTRUMENT NUMBER	W WEST	W WEST	

EXACTA
LAND SURVEYING
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www.exactasurvey.com

Job Number: 2002.1428BNDY
Field Work Date: 6/8/2020
Date: 06/11/20
Drawn By: C.D.