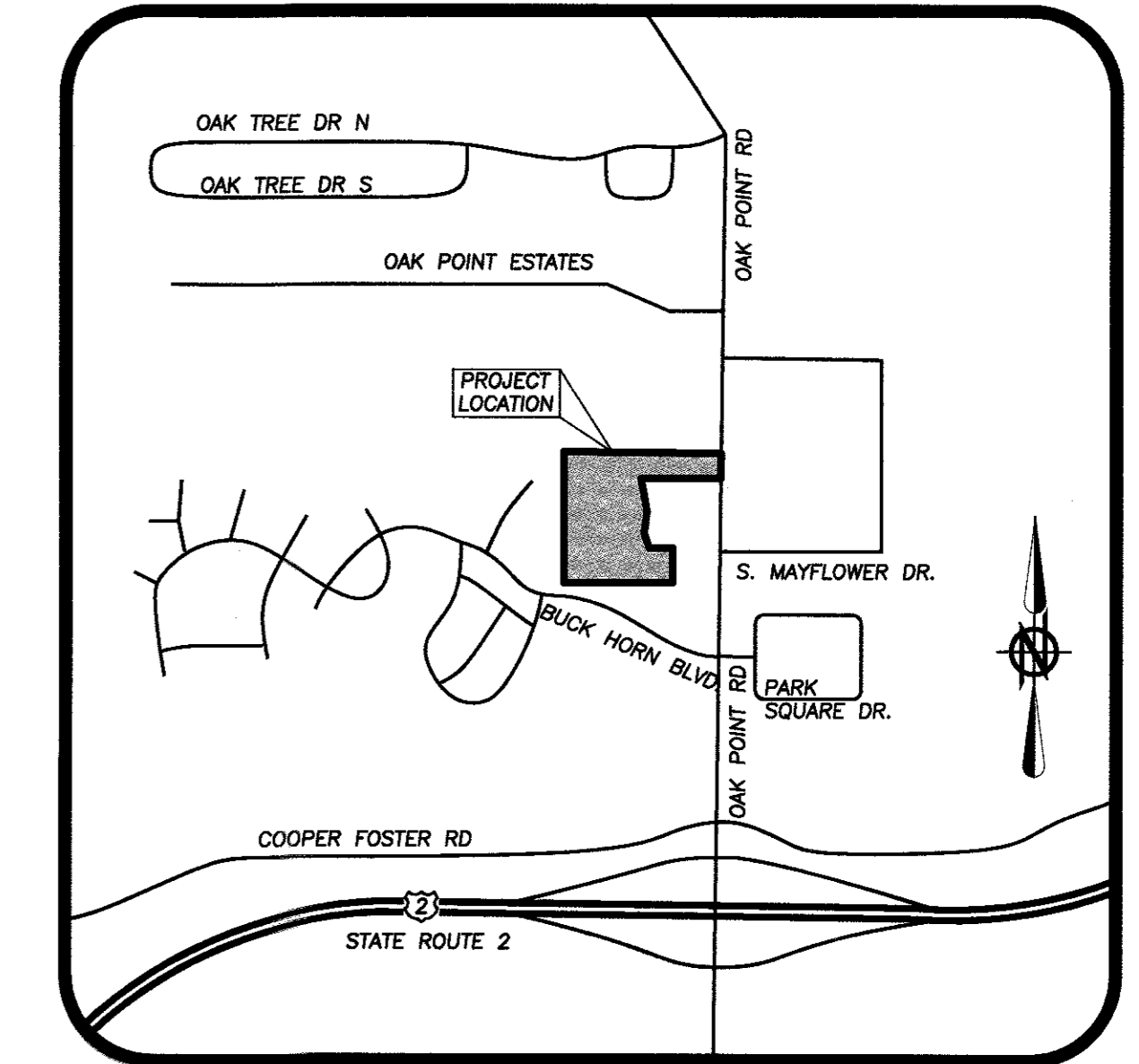


# LOT SPLIT SURVEY

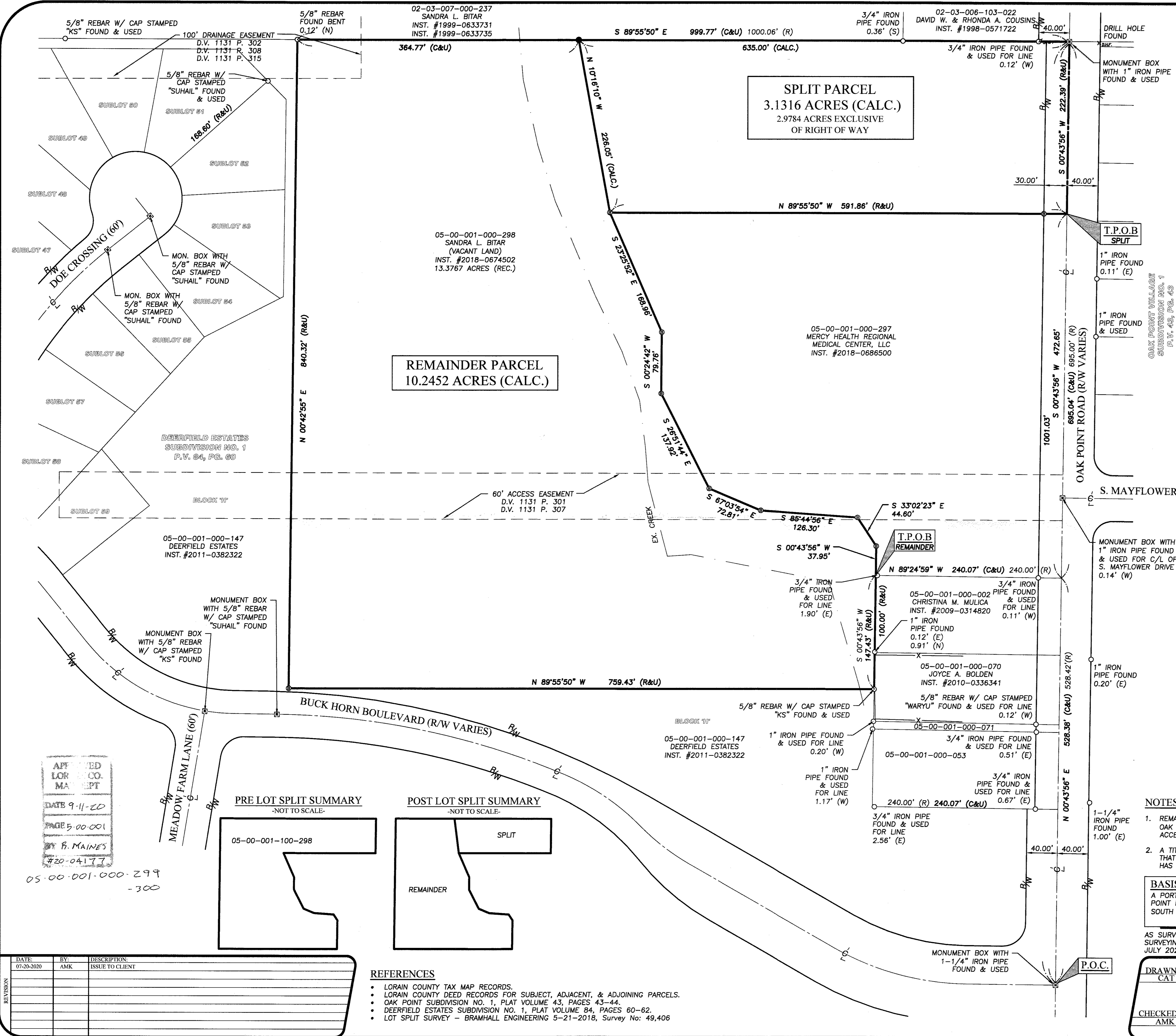
SITUATED IN THE CITY OF LORAIN,  
COUNTY OF LORAIN, STATE OF OHIO  
AND KNOWN AS BEING PART OF ORIGINAL  
AMHERST TOWNSHIP LOT NUMBER 1



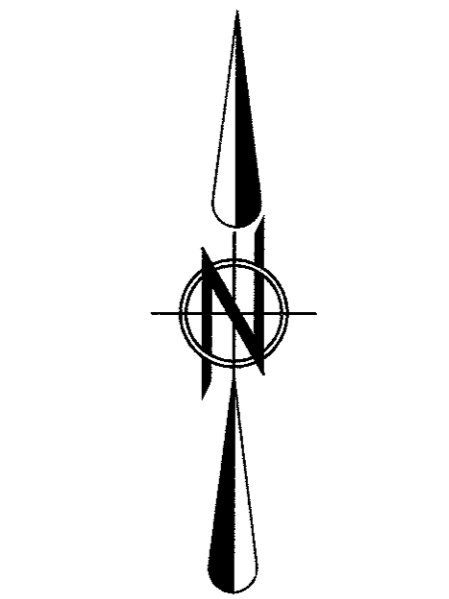
LOCATION MAP  
-NOT TO SCALE-

**SPLIT PARCEL**  
3.1316 ACRES (CALC.)  
2.9784 ACRES EXCLUSIVE  
OF RIGHT OF WAY

**REMAINDER PARCEL**  
10.2452 ACRES (CALC.)



- LEGEND**
- 5/8" x 30" IRON REBAR WITH CAP STAMPED "BRAMHALL 8073" SET
  - ⊙ 5/8" x 30" IRON REBAR WITH CAP STAMPED "BRAMHALL 8073" FOUND
  - IRON PIN/PIPE FOUND AS INDICATED
  - ⊞ MONUMENT BOX WITH IRON PIN/PIPE FOUND AS INDICATED
  - ⊙ M.N.F. MAGNETIC NAIL FOUND
  - (R) (REC.) RECORD INFORMATION
  - (M) (MEAS.) MEASURED INFORMATION
  - (C) (CALC.) CALCULATED INFORMATION
  - (U) (USED) USED INFORMATION
  - (CALC.REC.) CALCULATED FROM RECORD INFORMATION
  - (N.) NORTH (E.) EAST
  - (S.) SOUTH (W.) WEST



APPROVED BY THE LORAIN CITY PLANNING CENTERLINE  
AS TO DESCRIPTION ONLY. NO PLAT REQUIRED.  
Date: 7/29/2020  
Per: [Signature] L.P.L. PROPERTY LINE

**NOTES:**

1. REMAINDER PARCEL HAS ACCESS TO OAK POINT ROAD VIA AN EXISTING 60' ACCESS EASEMENT AS SHOWN HEREON.
2. A TITLE SEARCH TO SHOW EASEMENTS THAT MAY AFFECT SUBJECT PARCEL HAS NOT BEEN PROVIDED.

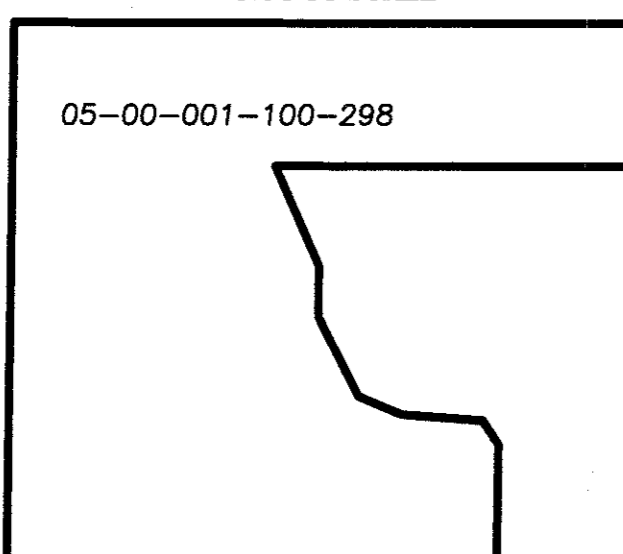
**BASIS OF BEARINGS:**  
A PORTION OF THE CENTERLINE OF OAK POINT ROAD WHICH WAS ASSUMED TO BE SOUTH 00°43'56" WEST.

AS SURVEYED BY BRAMHALL ENGINEERING & SURVEYING COMPANY IN AUGUST 2017 & JULY 2020.

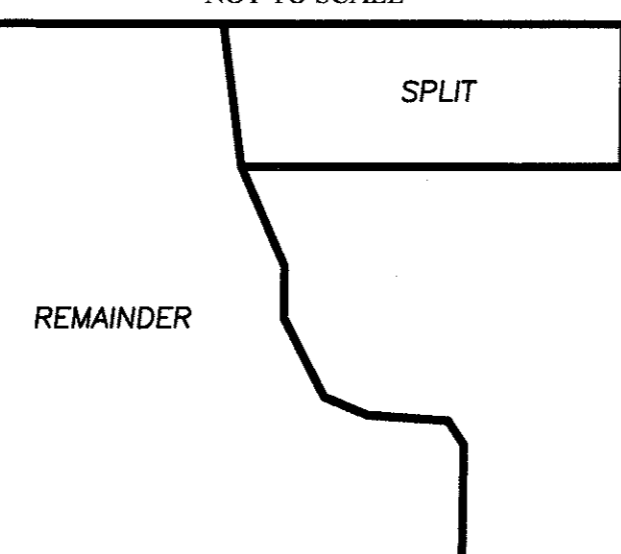
**SURVEYOR'S CERTIFICATE:**  
THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE "STANDARDS FOR BOUNDARY SURVEYS"

AMY M. KELLY  
REGISTERED PROFESSIONAL SURVEYOR  
No. 8469  
DATE: 7/29/2020

**PRE LOT SPLIT SUMMARY**  
-NOT TO SCALE-



**POST LOT SPLIT SUMMARY**  
-NOT TO SCALE-



- REFERENCES**
- LORAIN COUNTY TAX MAP RECORDS.
  - LORAIN COUNTY DEED RECORDS FOR SUBJECT, ADJACENT, & ADJOINING PARCELS.
  - OAK POINT SUBDIVISION NO. 1, PLAT VOLUME 43, PAGES 43-44.
  - DEERFIELD ESTATES SUBDIVISION NO. 1, PLAT VOLUME 84, PAGES 60-62.
  - LOT SPLIT SURVEY - BRAMHALL ENGINEERING 5-21-2018, Survey No: 49,406

APPROVED FOR RECORD  
DATE 9-11-20  
PAGE 5 OF 100  
BY: R. MAINES  
#20-04177

REVISION	DATE	BY	DESCRIPTION
	07-20-2020	AMK	ISSUE TO CLIENT

**BRAMHALL**  
ENGINEERING AND SURVEYING COMPANY  
801 MOORE ROAD AVON, OHIO 44011  
(440) 934 - 7878 (440) 934 - 7879 FAX

DRAWN BY: CAT  
CHECKED BY: AMK

SHEET 1 OF 1  
JOB NO. 20-5353