

# PLAT OF SURVEY

LOT SPLITS FROM THE LAND OF D & J RICE, LTD.  
CREATING A 1.571 ACRE PARCEL AND A 1.572 ACRE PARCEL

SITUATED IN THE CITY OF AMHERST, COUNTY OF LORAIN AND STATE OF OHIO,  
KNOWN AS BEING PART OF ORIGINAL AMHERST TOWNSHIP LOT NUMBER 44.

**CERTIFICATION:**

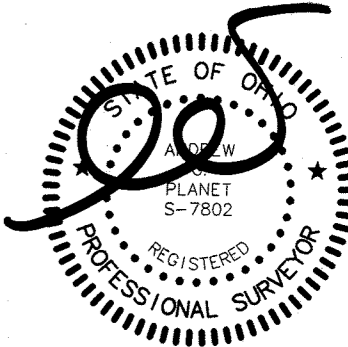
I HEREBY CERTIFY THIS DRAWING TO BE OF A SURVEY MADE BY ME AND/OR UNDER MY DIRECT SUPERVISION AND TO BE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE.

DISTANCES ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE REFERENCED TO AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY.

*[Signature]* 9-27-2021

ANDREW G. PLANET, P.S.  
REG. SURVEYOR NO. 7802

DATE:



LEAVITT ROAD (S.R. 58)  
VARIABLE WIDTH R/W

(Rec. & Usd.)  
828.16'  
S77° 09' 34"E

P.N. 0500044000007  
CASH MISCHKA  
DOC. NO. 2007-0219658  
08/27/2007

P.N. 05-00-044-000-068  
LORAIN COUNTY HABITAT  
FOR HUMANITY, INC.  
DOC. NO. 2015-0566903  
11/20/2015

P.N. 0500044000085  
LORAIN COUNTY HABITAT  
FOR HUMANITY, INC.  
DOC. NO. 2019-0711614  
04/19/2019

180.06'  
S77° 09' 34"E  
180.00'  
EX. 25' STORM DRAINAGE EASEMENT  
Fnd. & Usd. "6696"

PART OF  
P.N. 0500044000096  
D & J RICE, LTD.  
DOC. NO. 2002-0845119  
07/29/2002

LOT SPLIT  
1.572 ACRES

LOT SPLIT  
1.571 ACRES

P.N. 0500044000079  
ZAPPAS 350 LLC  
DOC. NO. 2020-0795967  
12/30/2020

Fnd. & Usd. @30'  
"McGANNON"  
56.74'  
(Rec. & Obs.)  
Fnd. & Usd. @30'  
"ILLEGIBLE"

EX. 60' BUILDING LINE

EX. 10' UTILITY EASEMENT

RICE INDUSTRIAL PARKWAY 60' R/W  
(STREET DEDICATION - PLAT VOL. 75, PAGES 35 & 36)

PART OF  
P.N. 0500044000096  
D & J RICE, LTD.  
DOC. NO. 2002-0845119  
07/29/2002  
25.11 ACRES  
REMAINDER = 21.97 ACRES (BY SUBTRACTION)

**REFERENCES:**

Lorain County Engineer's Survey Records:  
03-01427, 05-02022

Lorain County Recorder's Records:  
PLAT VOL. 75, PGS. 35 & 36  
DEEDS AS NOTED

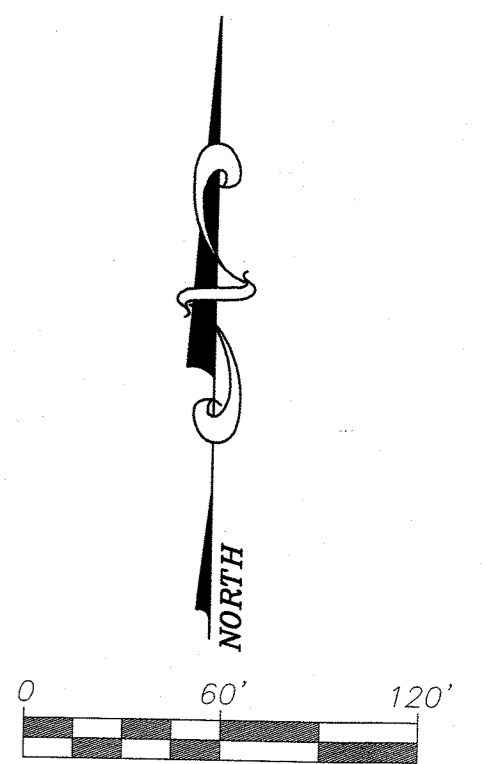
**LEGEND**

- - 5/8" IRON PIN FOUND W/CAP
- - 5/8" IRON PIN SET W/CAP ROLLING~HOCEVAR
- ⊠ - MONUMENT BOX W/ IRON PIN FOUND
- - 5/8" IRON PIN FOUND (NO CAP)
- - IRON PIPE FOUND
- - STONE FOUND
- ☆ - RAILROAD SPIKE FOUND
- ⊗ - METAL POST FOUND
- ▲ - PK NAIL SET
- △ - PK NAIL FOUND
- Fnd. - FOUND
- Msd. - MEASURED
- Obs. - OBSERVED
- Rec. - RECORD
- Usd. - USED
- "R&H" = ROLLING~HOCEVAR

Parcel Line Table		
Line #	Length	Direction
L1	30.00'	N12° 48' 04"E

- \_\_\_\_\_ CENTERLINE
- RIGHT OF WAY
- TWP. LOT LINE
- PARCEL LINE
- SUBLOT LINE

APPROVED  
LORAIN COUNTY  
PLAT  
10/1/21  
05-00-044  
WRZ  
21-04376  
50408



SCALE: 1" = 60'  
NOTE: BEARINGS ARE BASED ON AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

SEPTEMBER 2021



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PROJECT No. 32,040