

PLAT OF BOUNDARY SURVEY

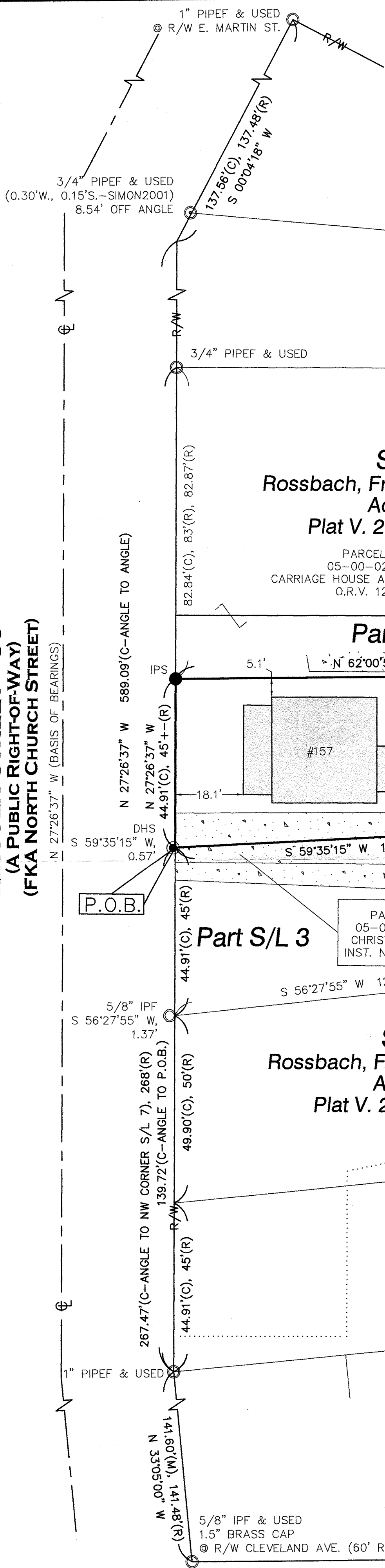
OF
157 LINCOLN STREET, AMHERST, OHIO

KNOWN AS
PARCEL NUMBER 05-00-023-112-010

SITUATED THE CITY OF AMHERST, COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING A PART OF SUBLOT NUMBER 5 IN IN ROSSBACH, FREESE AND SIPPEL'S ADDITION OF A PART OF ORIGINAL AMHERST TOWNSHIP LOT NUMBER 23, AS SHOWN IN PLAT VOLUME 2, PAGE 17 OF LORAIN COUNTY RECORDS.

BEARINGS BASED ON THE CENTERLINE OF LINCOLN STREET (NORTH 27°26'37" WEST) AS SHOWN ON THE PLAT OF SURVEY PREPARED BY THOMAS SIMON & ASSOCIATES DATED JANUARY 2001 AND ON FILE WITH THE LORAIN COUNTY TAX MAP DEPARTMENT AS SURVEY #39202

LINCOLN STREET - 60'
(A PUBLIC RIGHT-OF-WAY)
(FKA NORTH CHURCH STREET)



S/L 7
Rossbach, Freese and Sippel's
Addition
Plat V. 2, P. 17 L.C.R.

PARCEL NUMBER
05-00-023-112-036
CARRIAGE HOUSE APARTMENTS CO., LTD.
O.R.V. 1235, P.347

Part S/L 5

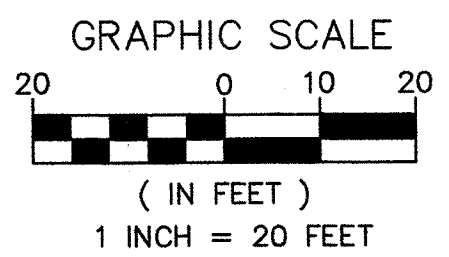
Part S/L 5

Part S/L 3

S/L 3
Rossbach, Freese and Sippel's
Addition
Plat V. 2, P. 17 L.C.R.

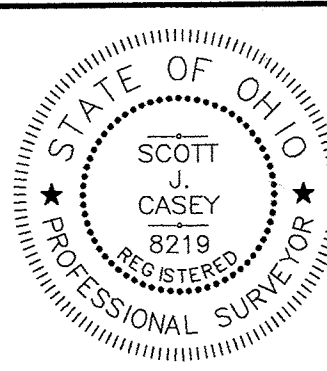
APPROVED
1/5/22
05-00-013
WR2
22-04763-C
50486

SUBJECT PARCEL
PARCEL NUMBER
05-00-023-112-010
MATTHEW J. ESSER
INST. NO. 2020-0758570
5,282 S.F. OR 0.1213 ACRES



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

● - 5/8" BY 30" IRON PIN SET AND CAPPED "CASEY PS8219" - IPS	ADJ. ADJACENT	R/W RIGHT-OF-WAY
Ⓜ - MONUMENT BOX FOUND	CL CENTERLINE	S SOUTH
○ - IRON PIN/PIPE FOUND - IPF/PIPF	CLF CHAIN LINK FENCE	P.O.B. POINT OF BEGINNING
⊙ - DRILL HOLE SET	DIST. DISTURBED	P.O.C. POINT OF COMMENCEMENT
⊗ - MAG NAIL SET	E EAST	P.O.T. POINT OF TANGENCY
(R) RECORD	ENCRS. ENCROACHES	S.F. SQUARE FEET
(C) CALCULATED	L.C.R. LORAIN COUNTY	VOL. VOLUME
(M) MEASURED	N NORTH	W WEST
	INST. NO. INSTRUMENT NUMBER	W.F. WOOD FRAME
		GAS LINE MARKER
		UTILITY POLE



THIS MAP REPRESENTS A SURVEY DONE BY MYSELF ON DECEMBER 29TH OF 2021 WHICH CONFORMS TO THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IS IN ACCORDANCE WITH THE OHIO ADMINISTRATIVE CODE CHAPTER 4733-37.

SCOTT J. CASEY 8219
12/30/2021

Casey Professional Services, LLC
1159 Holmden Avenue, Cleveland, OH 44109
216-781-1644 office & fax 216-299-9555 mobile
www.caseyps.com

JOB NO.	21189
SCALE:	1"=20'
DRAWN BY:	SJC
FIELD WORK DATE:	12/28/2021