

PLAT OF BOUNDARY SURVEY
OF
38227 BUTTERNUT RIDGE ROAD
TOWNSHIP OF EATON, LORAIN COUNTY, OHIO
KNOWN AS
PARCEL NUMBER 11-00-093-102-022

SITUATED IN THE TOWNSHIP OF EATON, COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL EATON TOWNSHIP LOT NO. 93.

BEARINGS BASED ON THE CENTERLINE OF BUTTERNUT RIDGE ROAD (SOUTH 57°52'32" WEST) AS SHOWN ON PLAT VOLUME 40, PAGE 7 OF LORAIN COUNTY RECORDS



1.5" IPF @ STA. 830+00

P.I. STA. 824+41.25
MNS @ ANGLE PT.

S 59°07'02" W 558.75'(R-USED)

BUTTERNUT RIDGE ROAD
(A PUBLIC RIGHT-OF-WAY (VARIABLE WIDTH))
(PLAT V. 38, P. 1-4 & V. 40, P. 7 L.C.R.)

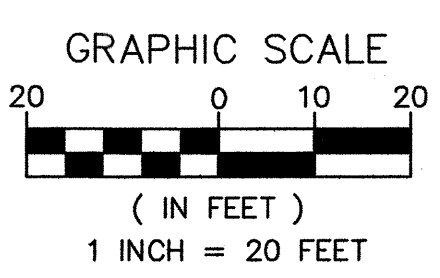
PPN 11-00-093-102-027
PETER SKLENAR
INST. NO. 2017-0644543

PPN 11-00-093-102-022
JASON B. CHRISTO VIA INST. NO. 2012-0429647
29,589 S.F. OR 0.6793 ACRES
OF WHICH
6,713 S.F. OR 0.1541 ACRES LIE WITHIN R/W

PPN 11-00-093-102-027
PETER SKLENAR
INST. NO. 2017-0644543

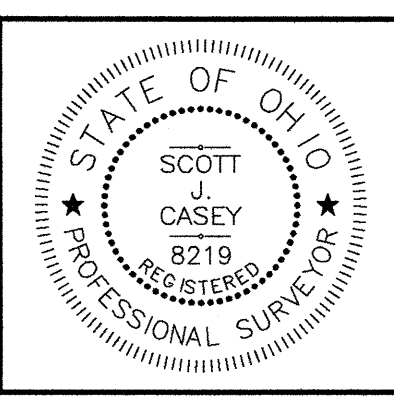
PPN 11-00-093-102-027
DEVO ENTERPRISES
INST. NO. 2005-0081342

Survey # 50678
 APPROVED
 LORAIN CO.
 MAP DEPT
 DATE 8-23-22
 PAGE 11-00-093
 BY D. Adelsberg
 11-00-093-102-022



REFERENCES USED IN COURSE OF SURVEY;
 LORAIN COUNTY GIS AND HISTORIC TAXMAPS
 ODOT CENTERLINE SURVEY PLAT LOR-20/10-8.21/8.63

● - 5/8" BY 30" IRON PIN SET AND CAPPED "CASEY PS8219" - IPS	A. ACRES	PG. PAGE
Ⓜ - MONUMENT BOX FOUND	AFN AUDITOR'S FILE NUMBER	P.P.N. PERMANENT PARCEL NUMBER
○ - IRON PIN (PIPEF)/PIPE (PIP) FOUND	L.C.R. LORAIN COUNTY RECORDS	LA LIMITED ACCESS
⊙ - DRILL HOLE SET - DHS	LA CENTERLINE	R/W RIGHT-OF-WAY
✕ - MAG NAIL SET - MNS	C.L.F. CHAIN LINK FENCE	S SOUTH
(R) RECORD	CLRS CLEARS	S.F. SQUARE FEET
(C) CALCULATED	E EAST	VOL. VOLUME
(M) MEASURED	ENCRS. ENCROACHES	W. WEST
(U) USED	N NORTH	



I HEREBY CERTIFY THAT THE BOUNDARIES SHOWN HEREON ARE THE RESULT OF A SURVEY DONE BY MYSELF ON AUGUST 15TH OF 2022. THIS BOUNDARY RETRACEMENT SURVEY IS IN ACCORDANCE WITH THE OHIO ADMINISTRATIVE CODE CHAPTER 4753.37.
 8/16/2022
 SCOTT J. CASEY 8219

Casey Professional Services, LLC
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 216-781-8644 office & fax 216-299-9555 mobile
 www.caseyps.com

JOB NO.	22132
PREPARED FOR:	Jason Christo
SCALE:	1"=20'
DRAWN BY:	SJC
FIELD WORK DATE:	8/15/22