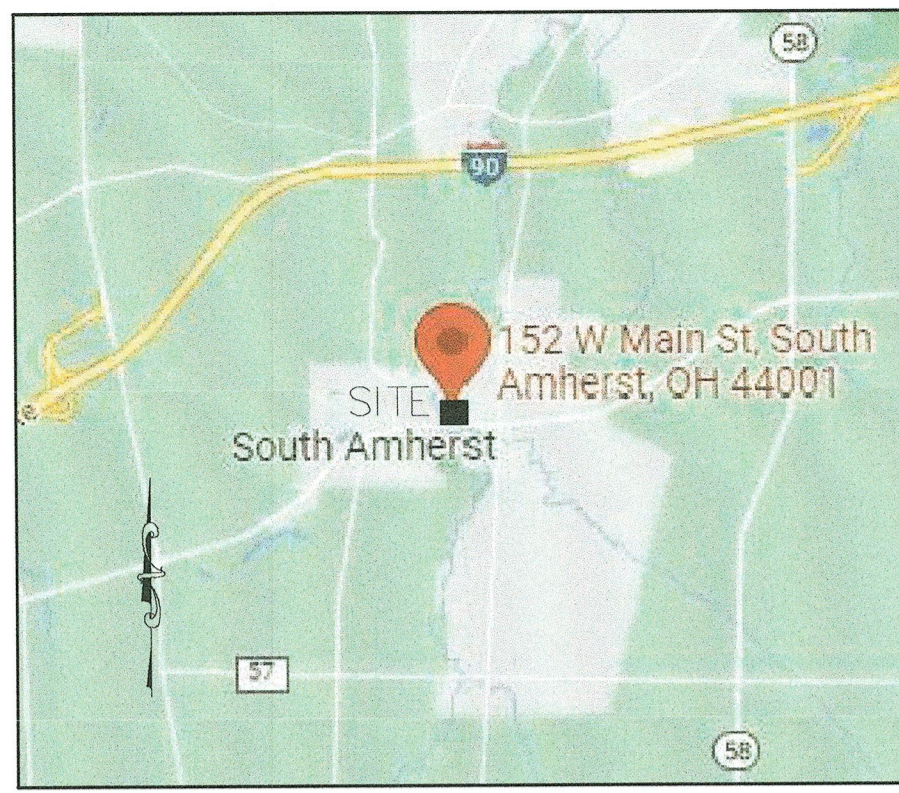


CONSOLIDATION PLAT

VILLAGE OF SOUTH AMHERST, LORAIN COUNTY, OHIO

BEING PART OF ORIGINAL AMHERST TOWNSHIP

LOT NOS. 9 AND 10
TOTAL: 9.704 ACRES
R/W: 0.153 ACRES
NET: 9.551 ACRES



VICINITY MAP
N.T.S.

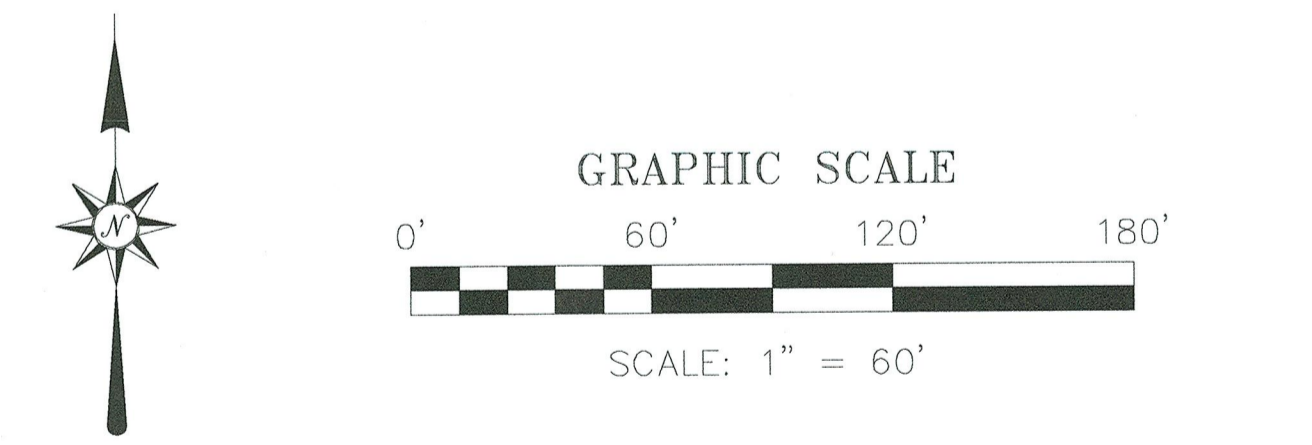


CONSOLIDATED PARCEL

North: 616452.2509	East: 2039303.9104
Line Course: N 00-46-40 E	Length: 166.27
North: 616618.5056	East: 2039306.1674
Line Course: N 89-21-53 W	Length: 143.01
North: 616620.0912	East: 2039163.1662
Line Course: N 00-42-09 E	Length: 265.60
North: 616885.6712	East: 2039166.4226
Line Course: N 89-04-51 W	Length: 150.00
North: 616888.0775	East: 2039016.4419
Line Course: N 89-04-51 W	Length: 134.79
North: 616890.2398	East: 2038881.6692
Line Course: S 84-44-09 W	Length: 246.62
North: 616867.6129	East: 2038636.0894
Line Course: S 87-19-52 W	Length: 234.48
North: 616856.6946	East: 2038401.8637
Line Course: S 00-29-17 W	Length: 225.92
North: 616630.7828	East: 2038399.9393
Line Course: S 05-33-50 E	Length: 531.14
North: 616102.1451	East: 2038451.4363
Line Course: N 87-52-43 E	Length: 140.41
North: 616107.3426	East: 2038591.7501
Line Course: N 89-34-19 E	Length: 79.36
North: 616107.9355	East: 2038671.1079
Line Course: N 07-03-53 W	Length: 292.32
North: 616398.0362	East: 2038635.1553
Line Course: N 02-57-32 E	Length: 79.08
North: 616477.0108	East: 2038631.0733
Line Course: N 86-40-11 E	Length: 108.43
North: 616483.3096	East: 2038739.3202
Line Course: S 08-06-03 E	Length: 61.72
North: 616422.2055	East: 2038748.0175
Line Course: N 84-19-41 E	Length: 142.58
North: 616436.2970	East: 2038889.8994
Line Course: N 84-16-03 E	Length: 47.47
North: 616441.0386	East: 2038937.1320
Line Course: N 84-16-03 E	Length: 132.00
North: 616454.2233	East: 2039068.4719
Line Course: S 89-31-22 E	Length: 235.45
North: 616452.2622	East: 2039303.9137
Line Course: S 23-21-40 W	Length: 0.01
North: 616452.2530	East: 2039303.9098

Perimeter: 3416.65 Area: 422,697 sq.ft. 9.704 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
 Error Closure: 0.0022 Course: N 15-27-14 W
 Error North: 0.00213 East: -0.00059
 Precision 1: 1,553,027.27



I HEREBY CERTIFY THAT THIS PLAT DEPICTS A SURVEY MADE UNDER MY DIRECTION BY THE METHOD OF RANDOM TRAVERSE, THE NORTH POINT AND BEARINGS SHOWN HEREON ARE BASED ON STATE PLANE COORDINATES, THE BEARINGS AND DISTANCES SHOWN HEREON HAVE NOT BEEN ADJUSTED FOR CLOSURE; THE UNADJUSTED ERROR OF CLOSURE MEETS OR EXCEEDS 1" IN 10,000' LINEAR ERROR OF CLOSURE RATIO; THIS SURVEY AND PLAT MEETS OR EXCEEDS THE MINIMUM STANDARDS OF ALL LOCAL AUTHORITIES; AND THAT THERE ARE NO VISIBLE ENCROACHMENTS EXCEPT AS SHOWN

Steven J. Leesman
 STEVEN J. LEESMAN OH. P.L.S. NO. 8352 DATE 12-08-2022

"I, or we, the owners of the tract of land shown on this plat of survey, depose that this tract is entered as two or more items or parcels on the Lorain County Auditor's Tax List and the Lorain County Auditor's Tax Maps. I, or we hereby request the Lorain County Auditor to combine said items or parcels into one entry on the Lorain County Auditor's Tax List and also remove and delete from the Lorain County Auditor's Tax Maps the lines which divide said parcels on said tax maps and show the course and distances of this survey as the boundary of the combined tracts of land. If this request is granted we agree to describe any part of all of the tract of land shown heron for future conveyancing purpose by metes and bounds so that such description shall be agreeable with the survey herein. We also agree to record this survey in the Lorain County Recorder's Office.

"We also certify that there are no delinquent taxes against the above described property and it is all in one taxing district."

SIGNED _____

State of Ohio
 County of Lorain SS

Be it remembered that on this ____ Day of _____, 20____, before me a Notary Public in and for said county and state personally came _____, and acknowledged that they/he/she did sign the foregoing plat of survey and that the same is thier/his/her free act and deed. In testimony whereof, I have hereunto subscribed my name and affixed my notarial seal this day and year afore said.

SIGNED _____
 EXPIRATION DATE _____

- LEGEND**
- FND 3/4" IRON PIPE
 - FND 5/8" IRON PIN
 - SET 5/8" IRON PIN

- BACK REFERENCE**
- INSTR. # 2007-0235144 DEED VOL. 845, Pg 286
 - INSTR. # 2017-0618637 DEED VOL. 845, Pg 286
 - INSTR. #2020-0752807 DEED VOL. 845, Pg 286
 - INSTR. #2021-0825842 DEED VOL. 845, Pg 286
 - INSTR. #1999-0619987 DEED VOL. 845, Pg 286
 - INSTR. #2017-0630930 DEED VOL. 845, Pg 286
 - INSTR. #2001-0772447 DEED VOL. 845, Pg 286
 - INSTR. #2013-0485517 DEED VOL. 845, Pg 286
 - DEED VOL. 288, PG 188
 - DEED VOL. 683, PG 570
 - DEED VOL. 1046, PG 454
 - DEED VOL 118, PG 131

OWNER
 FIRELANDS LSD BOARD OF EDUCATION
 11970 VERMILION RD
 OBERLIN, OH 44074

PROPERTY ADDRESS
 152 W MAIN ST
 SOUTH AMHERST, OH 44001

BASIS OF BEARING
 THE BASIS IN THIS PLAT ARE BASED UPON STATE PLANE COORDINATES SYSTEM, NAD83 (NO TRANS), OHIO NORTH ZONE.

- SURVEYOR NOTES**
- 1) FOUND MONUMENTATION IN GOOD CONDITION, UNLESS OTHERWISE NOTED.
 - 2) DATA SOURCES INCLUDE DOCUMENTS CITED.
 - 3) EVIDENCE IN GENERAL FITS THE SURVEY.
 - 4) FENCE LINES FOLLOW PROPERTY LINES MORE OR LESS.

OUTLOT ACREAGE BREAKDOWN
 ORIGINAL AMHERST TOWNSHIP LOT NO. 9: 4.411 ACRES
 ORIGINAL AMHERST TOWNSHIP LOT NO. 10: 5.293 ACRES

APPROVED
 LOUISIANA
 MAJESTY
 DATE 12/6/22
 PAGE 05-00-009
 BY A Carden
 # 22-04990-A
 50752



DATE: SEPTEMBER 28, 2022

CONSOLIDATION PLAT
 VILLAGE OF SOUTH AMHERST, LORAIN COUNTY, OHIO
 BEING PART OF ORIGINAL AMHERST TOWNSHIP
 LOT NOS. 9 AND 10
TOTAL: 9.704 ACRES - R/W: 0.153 ACRES - NET: 9.551 ACRES

LEESMAN ENGINEERING & ASSOC.
 ENGINEERING, SURVEYING, PLANNING 513/417-0420
 2720 TOPICILLS, CINCINNATI, OHIO 45248

NOTE: THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. NO ABSTRACT OF TITLE, NOR TITLE COMMITMENT, OR RESULTS OF A TITLE SEARCH WERE FURNISHED TO THE SURVEYOR.