

BOUNDARY SURVEY

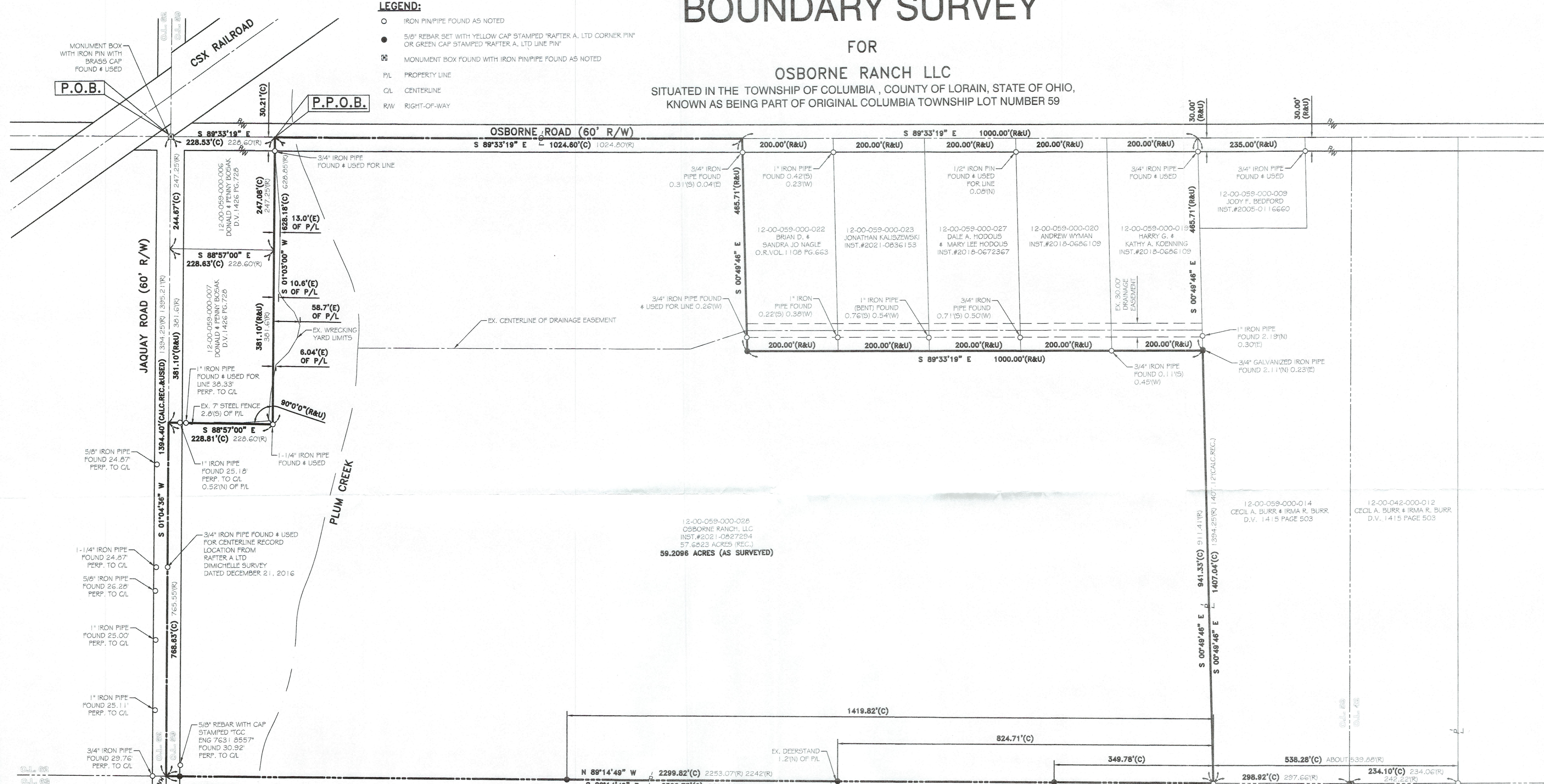
FOR

OSBORNE RANCH LLC

SITUATED IN THE TOWNSHIP OF COLUMBIA, COUNTY OF LORAIN, STATE OF OHIO,
KNOWN AS BEING PART OF ORIGINAL COLUMBIA TOWNSHIP LOT NUMBER 59

LEGEND:

- IRON PIN/PIPE FOUND AS NOTED
- 5/8" REBAR SET WITH YELLOW CAP STAMPED "RAFTER A, LTD CORNER PIN" OR GREEN CAP STAMPED "RAFTER A, LTD LINE PIN"
- ⊞ MONUMENT BOX FOUND WITH IRON PIN/PIPE FOUND AS NOTED
- P/L PROPERTY LINE
- CL CENTERLINE
- R/W RIGHT-OF-WAY



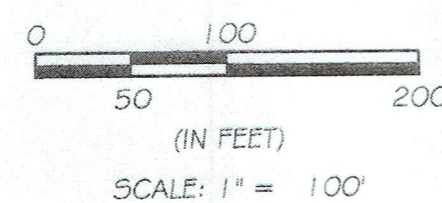
REFERENCES:

- SUBJECT & ADJACENT PARCEL RECORDINGS AS LISTED HEREON
- LORAIN COUNTY TAX MAPS (CURRENT AND 1962 MAPS)
- SURVEY FOR RALPH BUCKWALD, JOHN POZYWAK P.5.5292, DATED JULY 7, 1989
- LOT SPLIT & CONSOLIDATION PLAT FOR TERRY DEVELOPMENT CO., GILES NELSON CIVIL ENGINEER AND SURVEYOR, DATED MAY 9, 1996
- SURVEY OF PARCEL SPLIT FOR RALPH BUCKWALD, JOHN POZYWAK P.5.5292, DATED MAY 1993
- LOT SPLIT & CONSOLIDATION MADE AT THE INSTANCE OF MARTIN G. BELFI & SALLY J. BELFI, HOPMANN-METZKER, INC. GEORGE A. HOPMANN P.5. 6752, DATED SEPTEMBER 20, 2000
- SURVEY FOR DOROTHY HINKLEY, J.W. WARDEN & ASSOCIATES REG. SURVEYORS, DATED OCTOBER 19, 1956
- MAP OF SURVEY FOR RALPH BUCKWALD ORIGINAL LOTS 58 & 59, JOHN POZYWAK P.5.5292, DATED APRIL 2006
- PARCEL SPLIT FOR SAMUEL BUCCI, JOHN POZYWAK P.5.5292, DATED OCTOBER 1995
- PLAT OF PETER & EFFIE, MALATINKA LANDS, T.W. LAUNDON, SEPTEMBER 29, 1951
- PLAT OF BOUNDARY SURVEY DOROTHY JAMES, LAUNDON-SIMON-KELSER#ASSOC.INC., ALEX KELSER P.5.7871, DATED AUGUST 26, 2002
- LOT SPLIT MADE AT THE INSTANCE OF MARK & LISA POWERS, HOPMANN-METZKER, INC. GEORGE A. HOPMANN P.5. 6752, DATED JUNE 29, 2013
- BOUNDARY SURVEY OF PART OF COLUMBIA TOWNSHIP ORIGINAL LOT NO. 63, KLEINOEDER-SCHMIEDT & ASSOC., DATED AUGUST 1980
- BOUNDARY SURVEY FOR MARTY DIMICHELE & ANGELA DIMICHELE, RAFTER A, LTD RICHARD A. FREDRICKSON, P.5.8285, DATED DECEMBER 21, 2016
- SURVEY FOR W.E. PORTER, T.W. LAUNDON REG. SURVEYOR P.5.689, DATED SEPTEMBER 10, 1953
- SURVEY OF 26.3255 ACRES FOR RON MCKINLEY, HENRY G. REITZ ENGINEERING COMPANY JAMES T. SAYLER P.5.7425, DATED AUGUST 2016

50912
APPROVED
LORAIN CO
MAP DEPT
DATE 6/7/2023
PAGE 02-00-059
BY A.Carden
33-05095-A



GRAPHIC SCALE



BASIS OF BEARINGS

BASIS OF BEARING IS ASSUMED AND IS USED TO DESCRIBE ANGLES ONLY. A PORTION OF THE CENTERLINE OF JAQUAY ROAD AND IS ASSUMED TO BE SOUTH 01°04'36" WEST AS SHOWN HEREON.

THIS SURVEY IS BASED UPON A FIELD SURVEY PERFORMED BY RAFTER A, LTD IN SEPTEMBER OF 2022 AND FEBRUARY THROUGH APRIL OF 2023.

REV.	BY	DATE	DESCRIPTION
1	JAD	04-07-2023	ISSUE TO CLIENT
1	JAD	04-28-2023	ADDED P.O.B. & P.P.O.B. ISSUE TO CLIENT

P.P.N. 12-00-059-000-028
BOUNDARY SURVEY
25725 OSBORNE RD., COLUMBIA STATION, OH 44028

OSBORNE RANCH LLC
25725 OSBORNE ROAD
COLUMBIA STATION, OH 44028

RAFTER A, LTD
LAND SURVEYING • ENGINEERING • TESTING
42653 Oberlin-Elyria Road, Oberlin, Ohio 44074
440-707-4014 • www.raftera.com • info@raftera.com

DRAWN BY: JAD
JOB No: 3139-23

CHECKED BY: RAF
SHEET 1 of 1