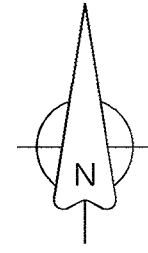


MAP OF SURVEY

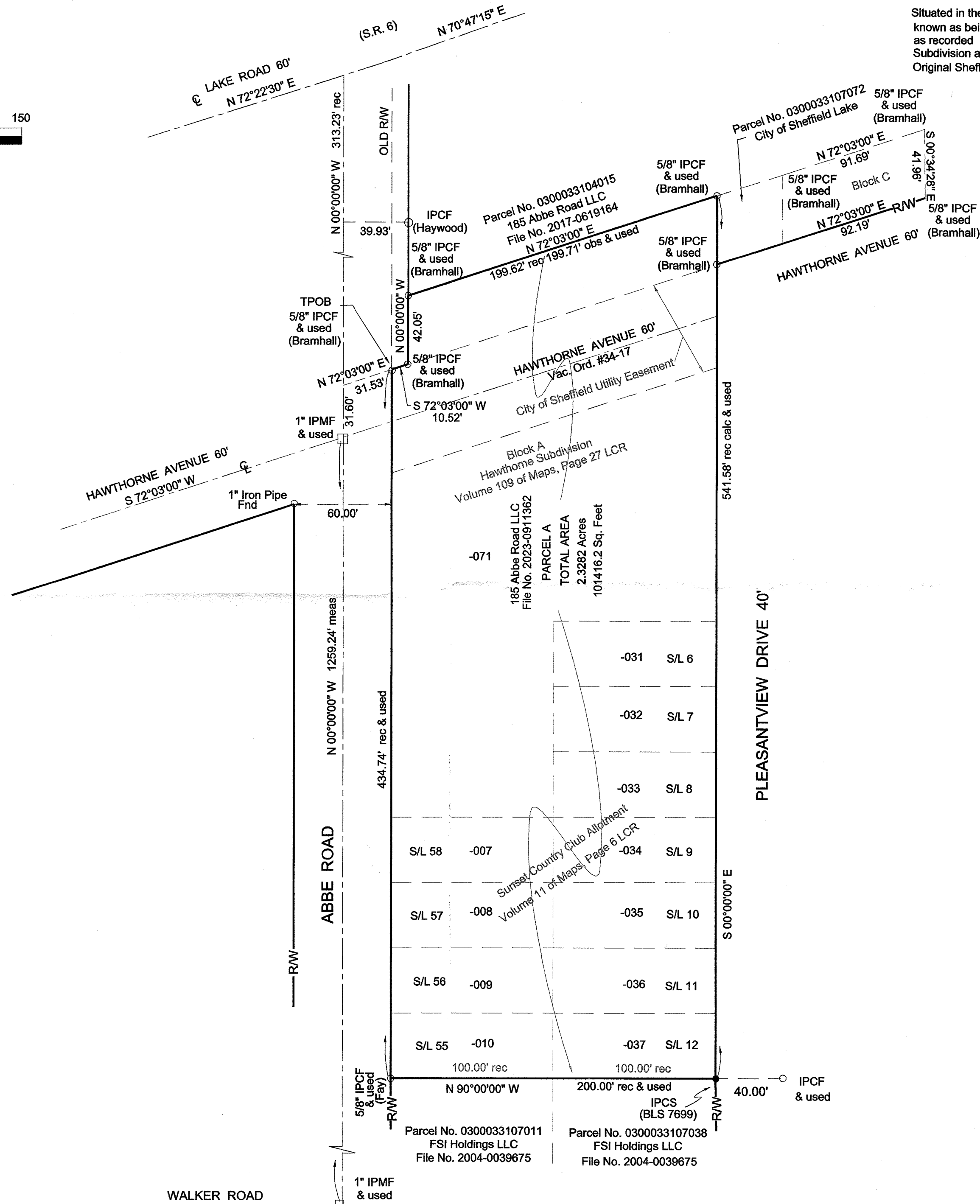
PREPARED FOR

185 ABBE ROAD LLC

Situated in the City of Sheffield Lake, County of Lorain and State of Ohio and known as being Sublot Nos. 6,7,8,9,10,11,12,55,56,57,58 in Sunset Country Club Allotment as recorded in Volume 11, Page 6 of Lorain County Records and Block A in the Hawthorne Subdivision as recorded in Volume 109, Page 27 of Lorain County records of part of Original Sheffield Township Lot No. 33



Scale: 1" = 50'
April, 2023



APPROVED
LORAIN CO
MAP DEPT

DATE 6/13/23

PAGE 03-00-033

BY WRZ

23-04712

50917

SURVEY REFERENCES

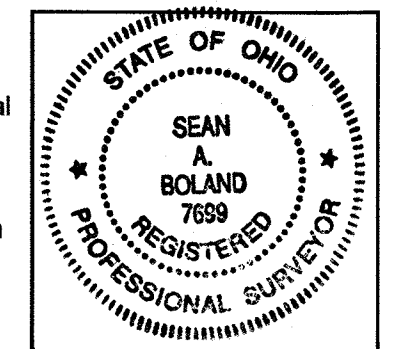
- Sunset Country Club Allotment
- Volume 11, Page 6 LCR
- Hawthorne Subdivision
- Hawthorne Subdivision
- Volume 109, Page 27 LCR
- Boundary Survey
- Robert King & Mark Pape
- Survey No. 25672 LCR
- Deeds as Listed

CERTIFICATION

This Plat was prepared from a field survey, analysis of Recorded Deeds and Lorain County Records. Distances are shown in feet and decimal parts thereof. Bearings are based on an assumed meridian and indicate angles only. All of which I believe to be correct.

Sean A. Boland 5/17/23

Sean A. Boland, P.S.
Registered Ohio Professional
Surveyor No. 7699
Boland Land Surveying LLC
bolandsurveying@gmail.com



- LEGEND**
- IPCF = Iron Pin Cap Found
 - IPCS = Iron Pin Cap Set
 - IPMF = Iron Pin Monument Found
 - IPF = Iron Pin Found
 - ⊗ DHS = Drill Hole Set
 - IPS = 5/8" Iron Pin Set
 - ⊗ RRS = Rail Road Spike Found

Parcel No. 0300033107011
FSI Holdings LLC
File No. 2004-0039675

Parcel No. 0300033107038
FSI Holdings LLC
File No. 2004-0039675

185 Abbe Road LLC
File No. 2023-0911362

PARCEL A
TOTAL AREA
2.3282 Acres
101416.2 Sq. Feet

-071			
	-031	S/L 6	
	-032	S/L 7	
	-033	S/L 8	
S/L 58 -007	-034	S/L 9	
S/L 57 -008	-035	S/L 10	
S/L 56 -009	-036	S/L 11	
S/L 55 -010	-037	S/L 12	