



GRAPHIC SCALE - FEET



NORTHWEST CORNER
 SUBLOT NO. 3
 E. ADAM'S ALLOTMENT
 PLAT VOL. 2 PAGE 14

DRILL HOLE
 FD. & USED
 38.00' C/L

N 87°05'17"W
 8.00'

38.00'

30.00'

S 03°42'50"W 570.22'

DIMENSIONS SHOWN ON THIS PLAT ARE EXPRESSED
 IN FEET AND DECIMAL PARTS THEREOF, ALL BEARINGS
 ARE TO AN ASSUMED MERIDIAN AND ARE USED TO
 LOCATE POINTS ONLY. PERMANENT MONUMENTS
 WERE FOUND OR SET AT ALL POINTS INDICATED
 HEREON, ALL OF WHICH I CERTIFY TO BE CORRECT.



Thomas A. Simon
 THOMAS A. SIMON
 REG. PROFESSIONAL SURVEYOR
 NO. S-7775

BASIS OF BEARINGS IS THE CENTERLINE OF MIDDLE AVENUE
 NORTH 03°42'50" EAST). IRON PINS SET ARE 5/8" DIAMETER,
 30" LONG WITH PLASTIC CAPS "T. SIMON, S-7775".

MIDDLE AVENUE (60')

10-00-004-101-017
 G.M. & K.B. REID
 DOC. #20020865708
 10/30/02

DRILL HOLE
 FD. & USED N-S
 W. 0.02'

S/L 10
 S 87°03'10"E 265.26'

N 03°42'50"E
 21.90'

S 87°03'10"E 130.00'
 EX. WOOD FENCE
 ENCROACHMENT

I. PIPE FD.
 S. 0.06'
 E. 0.10'

I. PIN FD.
 S. 0.27'
 E. 0.01'

S/L 11
 10-00-004-101-019

0.4897 ACS.

69.20'

10-00-004-101-021

S/L 2
 10-00-004-101-023
 G.M. & K.B. REID
 DOC. #20170619166 2/15/17

I. PIPE FD.
 S. 0.20'
 E. 0.12'

77.67'

N 87°01'57"W 265.28'
 10-00-004-101-022
 G.M. & K.B. REID
 DOC. #20170619166 2/15/17

I. PIN SET

S/L 29
 10-00-004-101-037
 G.M. & K.B. REID
 DOC. #20170619166 2/15/17

I. PIPE FD.
 USED N-S
 E. 0.21'

30.00' C/L

S 87°26'57"E 265.33'

I. PIPE
 FD. & USED

10-00-004-101-052
 CITY OF ELYRIA

S 03°42'01"W
 91.19'

I. PIN FD.
 N. 0.04'
 E. 0.07'

22.10'

V. KUBIAK
 10-00-004-101-020

APPROVED
LORAIN CO
MAP DEPT
DATE 7/20/23
PAGE 10-00-004
BY WRZ
23-04776

50947

PLAT OF BOUNDARY SURVEY
 FOR
 CAPSTONE 72 PROPERTIES, LLC

BEING KNOWN AS PART OF SUBLOT NO. 11
 OF E. ADAM'S ALLOTMENT AS RECORDED
 IN PLAT VOLUME 2 PAGE 14 AND PARTS OF
 SUBLOTS 1 AND 30 OF THE FAXON REALTY COMPANY
 RESURDIVISION OF PART OF
 E. ADAM'S ALLOTMENT AS RECORDED IN
 PLAT VOLUME 7 PAGE 2, BOTH OF LORAIN COUNTY
 MAP RECORDS AND PART OF
 ORIGINAL CARLISLE TOWNSHIP SECTION NO. 4

THOMAS SIMON & ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS

150 SOUTH OLIVE STREET
 ELYRIA, OHIO 44035

(440) 327-2925
 FAX 327-2964

CITY OF ELYRIA COUNTY OF LORAIN
 STATE OF OHIO

MARCH, 2023 SCALE: 1" = 50'

JOB NO. 2023-019