

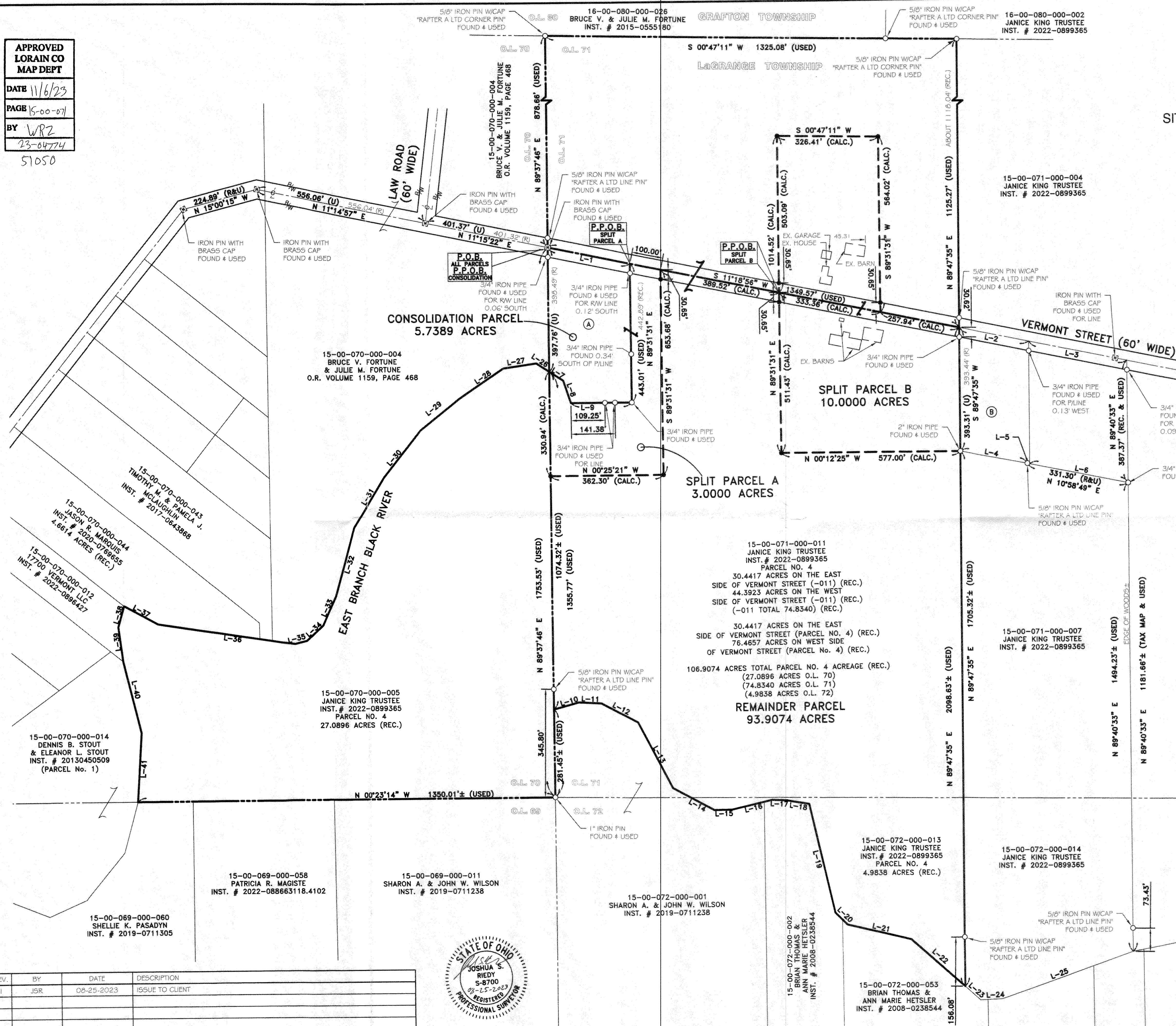
APPROVED  
LORAIN CO  
MAP DEPT

DATE 11/6/23  
PAGE 15-00-07  
BY WRZ  
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# LOT SPLIT AND CONSOLIDATION SURVEY

FOR CARRIE SHINSKY-OSWALD  
& KRISTA SHEPHARD

SITUATED IN THE TOWNSHIP OF LAGRANGE, COUNTY OF LORAIN,  
STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL  
LAGRANGE TOWNSHIP LOT NUMBERS 70, 71 AND 72.



LINE	BEARING	DISTANCE	REMARKS
L-1	268.75' (U)	N 11°18'56" E	268.71' (R)
L-2	227.28' (U)	N 11°18'56" E	227.32' (R)
L-3	323.43' (U)	N 11°18'56" E	323.50' (R)
L-4	219.04' (U)	N 10°15'49" E	218.72' (R)
L-5	7.44' (U)	N 10°58'49" E	7.80' (R)
L-6	323.86' (U)	N 10°58'49" E	323.58' (R)
L-7	53.07' (U)	N 32°39'47" E	52.12' (R)
L-8	74.97' (U)	N 70°45'19" E	75.00' (R)
L-9	195.24' (R&U)	S 00°25'21" E	
L-10	83.39'±	N 15°13'58" W	
L-11	72.75'±	N 02°35'47" E	
L-12	131.83'±	N 27°55'16" E	
L-13	237.85'±	N 62°22'39" E	
L-14	150.73'±	N 28°16'17" E	
L-15	57.63'±	S 00°54'10" E	
L-16	132.99'±	S 13°03'43" E	
L-17	48.66'±	N 02°18'57" E	
L-18	74.39'±	S 08°53'24" W	
L-19	356.47'±	S 76°37'34" W	
L-20	54.98'±	S 44°14'01" W	
L-21	211.00'±	S 13°01'08" W	
L-22	228.87'±	N 41°15'47" E	

LINE	BEARING	DISTANCE	REMARKS
L-23	65.35'±	N 41°15'47" E	
L-24	70.73'±	N 02°40'05" W	
L-25	448.68'±	N 19°22'02" W	
L-26	49.21'±	S 32°39'47" W	
L-27	107.48'±	S 08°30'16" E	
L-28	172.15'±	S 33°54'59" E	
L-29	161.21'±	S 38°20'35" E	
L-30	190.49'±	S 51°32'17" E	
L-31	189.48'±	S 58°38'36" E	
L-32	224.61'±	S 74°17'09" E	
L-33	101.62'±	S 65°37'32" E	
L-34	72.93'±	S 42°31'58" E	
L-35	39.41'±	S 14°02'32" E	
L-36	446.42'±	S 08°16'25" W	
L-37	123.30'±	S 27°50'33" W	
L-38	68.88'±	S 73°54'44" E	
L-39	109.33'±	N 82°16'54" E	
L-40	235.06'±	N 75°59'21" E	
L-41	220.56'±	S 86°20'29" E	

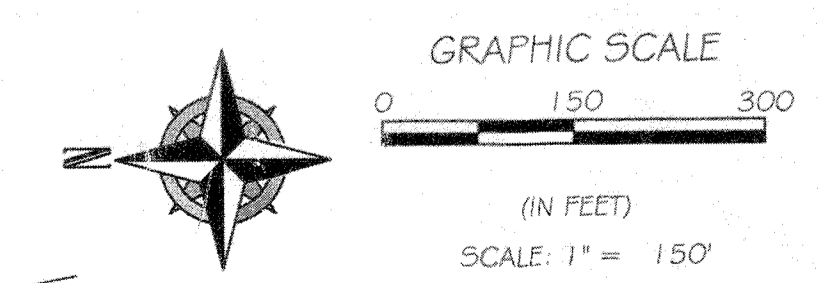
(A)	15-00-071-000-010 KRISTA SHEPHARD INST. # 2020-0788776 2.7352 ACRES (REC.) 2.7389 ACRES (SURVEYED)
(B)	15-00-071-000-012 DONALD K. CORNISH & ANITA JEAN CORNISH O.R. VOLUME 329, PAGE 563

**REFERENCES USED**

- SUBJECT & ADJACENT PARCEL RECORDINGS AS LISTED HEREON
- LORAIN COUNTY TAX MAPS
- PLAT OF SURVEY PREPARED BY LAUNDON HUFFMAN SIMON ON NOVEMBER 27, 1970 FOR FOSTER AND DOROTHY BUSWELL
- PLAT OF SURVEY PREPARED BY LAUNDON HUFFMAN SIMON IN NOVEMBER 1994 FOR GREG C. & BARBARA A. MILLER
- PLAT OF SURVEY PREPARED BY J.W. WARDEN & ASSOCIATES ON SEPTEMBER 15, 1964 FOR GLEN H. AND EILEEN BUSWELL
- PLAT OF SURVEY PREPARED BY CONTRACTORS DESIGN ENGINEERING ON MAY 30, 2013 FOR RONALD FARKAS
- EQUESTRIAN ACRES SUBDIVISION AS RECORDED IN PLAT VOLUME 3, PAGES 18-19 OF THE LORAIN COUNTY PLAT RECORDS
- PLAT OF SURVEY PREPARED BY RAFTER A LTD ON MAY 30, 2014 FOR DOROTHY BUSWELL

**LEGEND:**

- IRON PIN/PIPE FOUND AS NOTED
- REBAR SET WITH CAP STAMPED "Rafter A Ltd" (LINE PINS = GREEN, CORNER PINS = YELLOW)
- ☒ MONUMENT BOX FOUND WITH IRON PIN/PIPE FOUND AS NOTED
- RAILROAD SPIKE FOUND AS NOTED

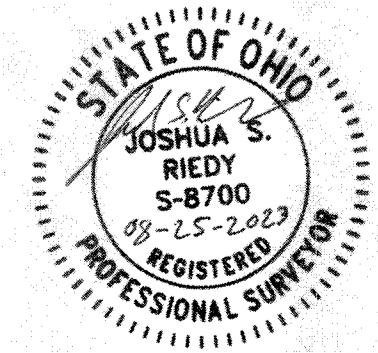


**BASIS OF BEARINGS**

BASIS OF BEARING IS ASSUMED AND IS USED TO DESCRIBE ANGLES ONLY. A PORTION OF THE CENTERLINE OF VERMONT STREET IS ASSUMED TO BE SOUTH 11°18'56" WEST AS SHOWN HEREON BETWEEN 1" IRON PINS WITH BRASS CAPS FOUND IN MONUMENT BOXES.

THIS PLAN IS BASED UPON A FIELD SURVEY PERFORMED BY RAFTER A, LTD BETWEEN NOVEMBER OF 2013 AND MAY OF 2014 AND AUGUST OF 2023.

REV.	BY	DATE	DESCRIPTION
1	JSR	08-25-2023	ISSUE TO CLIENT



<b>LOT SPLIT &amp; CONSOLIDATION SURVEY</b> SITUATED IN THE TOWNSHIP OF LAGRANGE, COUNTY OF LORAIN, STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL LAGRANGE TOWNSHIP LOT NUMBERS 70, 71 AND 72.		<b>RAFTER A, LTD</b> LAND SURVEYING & ENGINEERING Office: 440-458-6294 Fax: 440-458-4483 www.RafterA.com 10980 LaGrange Road Elyria, Ohio 44035
KRISTA SHEPHARD 18030 VERMONT STREET GRAFTON, OH 44044	CARRIE SHINSKY-OSWALD 491 TOWNSHIP ROAD 462 SULLIVAN, OH 44880	
DRAWN BY: JSR JOB No: 3273-23		CHECKED BY: BDA SHEET 1 of 1