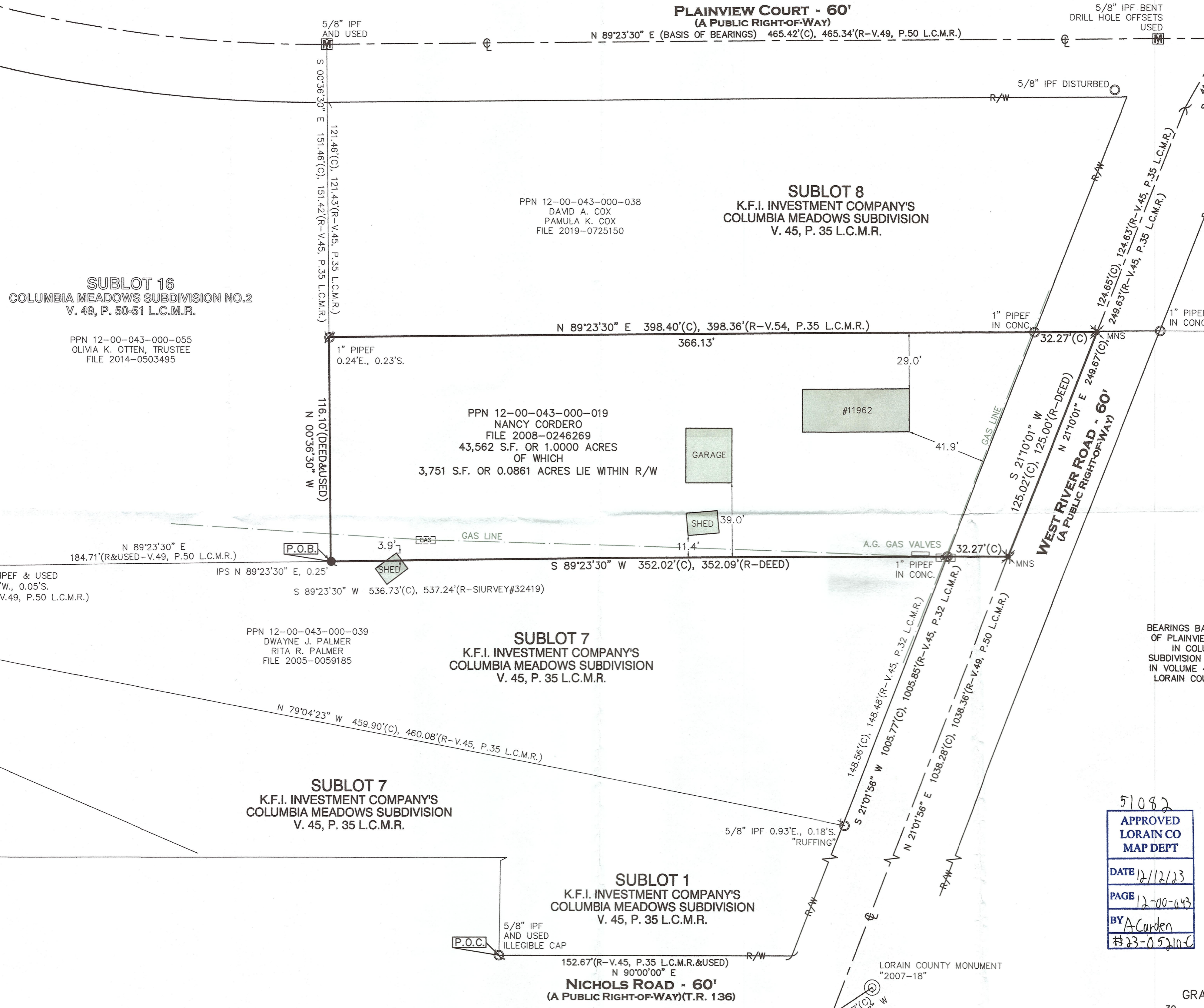


PLAT OF BOUNDARY SURVEY

OF
11962 WEST RIVER ROAD, COLUMBIA STATION, OHIO
 KNOWN AS
PPN 12-00-043-000-019

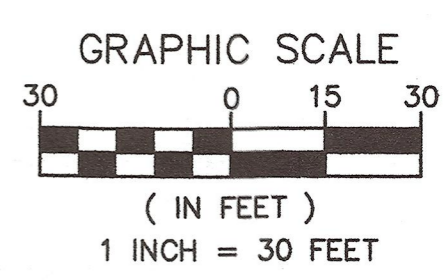
SITUATED IN THE TOWNSHIP OF COLUMBIA, COUNTY OF LORAIN AND
 STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL COLUMBIA
 TOWNSHIP LOT NO. 43.



BEARINGS BASED THE CENTERLINE
 OF PLAINVIEW COURT AS SHOWN
 IN COLUMBIA MEADOWS
 SUBDIVISION NO. 2 AS RECORDED
 IN VOLUME 49, PAGE 50 OF THE
 LORAIN COUNTY MAP RECORDS

51082

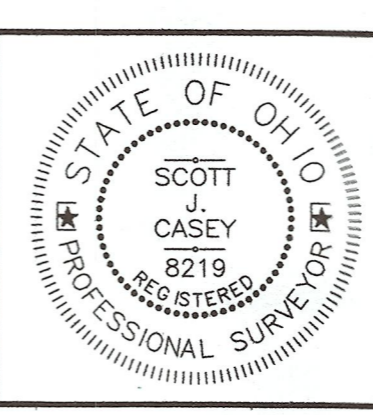
APPROVED
LORAIN CO
MAP DEPT
DATE 12/12/23
PAGE 12-00-043
BY A. Carden
#23-05210-C



SURVEY NOTES AND REFERENCES
 SURVEY HAS BEEN PERFORMED WITHOUT THE BENEFIT OF A
 TITLE RESEARCH REPORT.

MONUMENTS OF RECORD FOR WEST RIVER ROAD WERE NOT
 RECOVERED, RECENT REPAVE.

● - 5/8" BY 30" IRON PIN SET AND CAPPED CASEY PROFESSIONAL SERVICES PS8299-JPS	A. ACRES	PG. PAGE	PAGE POINT OF BEGINNING
[M] - MONUMENT BOX FOUND	AFN L.C.M.R.	P.O.B. P.O.C.	POINT OF COMMENCEMENT
○ - IRON PIN/PIPE FOUND - IPF/PIPEF	CL.F. CENTERLINE	P.P.N. PERMANENT PARCEL NUMBER	
⊙ - DRILL HOLE SET - DHS	CLR.S. CHAIN LINK FENCE	R/W. RIGHT-OF-WAY	
⊗ - MAG NAIL SET - MNS	CLRS. CLEARS	S. SOUTH	
(R) RECORD	E. EAST	S.F. SQUARE FEET	
(C) CALCULATED	ENCR.S. ENCROACHES	PH. VOLUME	
(M) MEASURED	N. NORTH	W. WEST	
	O.R.V. OFFICIAL RECORDS VOLUME		



I HEREBY CERTIFY THAT THE BOUNDARIES SHOWN
 HEREON ARE THE RESULT OF A SURVEY DONE BY
 MYSELF ON DECEMBER 1ST OF 2023. THIS
 BOUNDARY RETRACEMENT SURVEY IS IN
 ACCORDANCE WITH THE OHIO ADMINISTRATIVE
 CODE CHAPTER 137-37.

12/2/2023
 SCOTT J. CASEY 8219

Casey
 Professional
 Services, LLC

1159 Holmden Avenue, Cleveland, OH 44109
 216-781-4644 office & fax 216-299-9555 mobile
 www.caseyps.com

JOB NO. **23167**

PREPARED FOR: **Luis Nieves**

SCALE: 1"=30'

DRAWN BY: SJC

FIELD WORK DATE: 12/1/23