

# LOT CONSOLIDATION

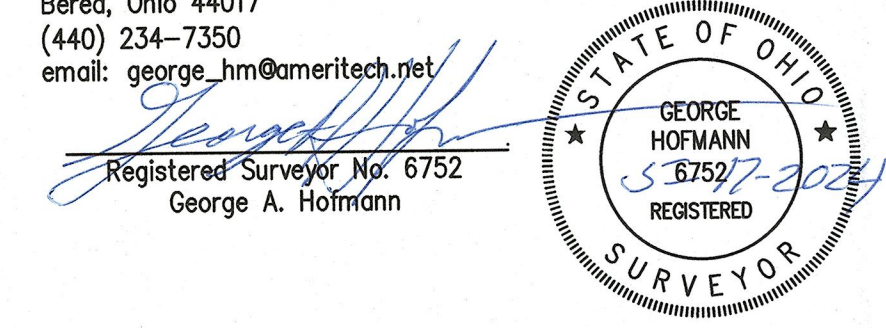
MADE AT THE INSTANCE OF  
**LYNSDAY HOPE & AARON  
 JAMES MOORE**

KNOWN AS BEING PARCEL "C" & "D" IN A LOT SPLIT MADE FOR ATTILA NAGY  
 DATED JUNE, 2022  
 OF PART OF ORIGINAL AVON TOWNSHIP SECTION NO. 13  
 NOW IN THE CITY OF AVON COUNTY OF LORAIN, STATE OF OHIO

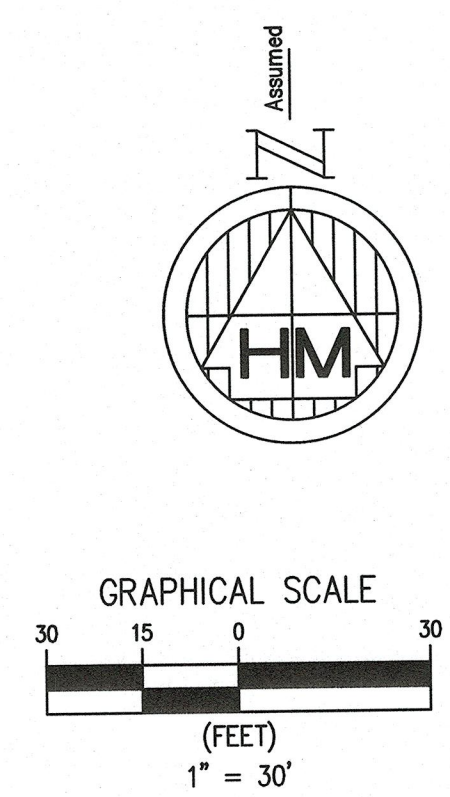
I hereby state that this plot is a true and accurate representation of the premises shown hereon,  
 and was based on an actual survey performed on the ground, and is in accordance with the  
 minimum standards for boundary surveys as adopted by the State of Ohio, Chapter 4733-37 of  
 the Ohio Administrative Code. All to the best of my knowledge, information and personal beliefs.  
 Distances are given in feet and decimal parts thereof. Courses given are based on the centerline  
 of Avon Belden Road bearing N 00° 01'15" W and are used to indicate angles only.

## HOFMANN-METZKER, INC.

Registered Professional Surveyors  
 24 Beech St. - P.O. Box 343  
 Berea, Ohio 44017  
 (440) 234-7350  
 email: george\_hm@ameritech.net



ORDER #24-014  
 Data Collector  
 george/moore/CONSOLIDATION  
 3-18-24



51199  
**APPROVED**  
**LORAIN CO**  
**MAP DEPT**  
 DATE 6/3/2024  
 PAGE 04-00-03  
 BY AC/arden  
 #74-04862

## ACCEPTANCE

(We) the undersigned, owner(s) of the land shown on this map and designated as  
 "P.P. 04-013-000-625 & 626, do hereby accept this Lot Consolidation as shown hereon.

*Lindsay Hope Moore* 5-29-2024  
 Lindsay Hope Moore date  
*Aaron James Moore* 5-29-2024  
 Aaron James Moore date

## NOTARY

STATE OF OHIO S.S. BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
 DID PERSONALLY APPEAR THE ABOVE SIGNED OWNERS, WHO DID ACKNOWLEDGE THE  
 SIGNING OF THE FOREGOING INSTRUMENT TO BE "HIS/HER/THEIR" FREE ACT AND DEED, IN  
 TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT  
Berea, OHIO THIS 24th DAY OF May, 2024.

*Cheryl A. June*  
 Cheryl A. June  
 Notary Public  
 State of Ohio  
 My Comm. Expires  
 March 31, 2025

## REFERENCES

- LOT SPLIT FOR WINIFRED I. GUNDERSON BY LAND DESIGN CONSULTANTS DATED APRIL 2007
- LOT SPLIT FOR ATTILA NAGY BY HOFMANN-METZKER, INC. JUNE, 2022
- TITLE DEED AND ADJOINERS DEEDS

I.P.S. INDICATES 3/8" REBAR - 30" LONG CAPPED 6752/7477

PPN 04-00-013-000-036  
 Cathy Kowalczyk, Tr  
 Lester Demaline, Tr  
 Tax Mailing Address  
 PO Box 299  
 Avon, Ohio 44011

PPN 04-00-013-000-161  
 David & Lainie Laboda  
 DV 892, P. 274 OR  
 Tax Mailing Address  
 37698 Lorie Blvd  
 Avon, Ohio 44011

PPN 04-00-013-000-562  
 Maureen J. Nice  
 Inst. # 2007-0214090  
 4615 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-623  
 CBC Land Holdings LLC  
 Inst. # 2022-0901177  
 4625 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-488  
 Richard H. &  
 Rita Z. Fitch  
 Inst. # 2003-0899009  
 4413 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-624  
 Attila Nagy  
 Inst. # 2021-0851813  
 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-625  
 Lyndsay Hope Moore  
 Aaron James Moore  
 Inst. # 2018-0675367  
 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-626  
 Lyndsay Hope Moore  
 Aaron James Moore  
 Inst. # 2018-0675367  
 Center Road  
 Avon, Ohio 44011

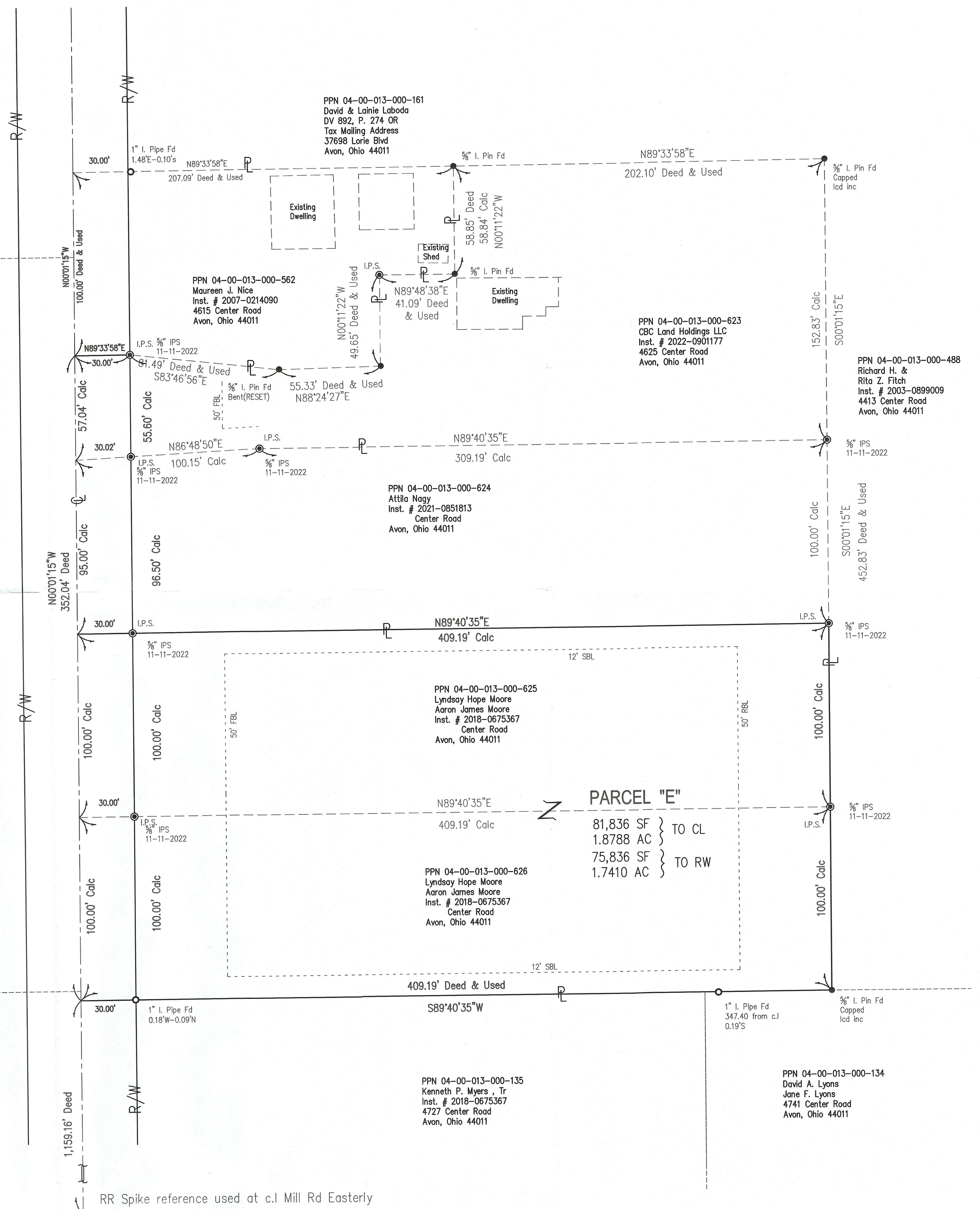
PPN 04-00-013-000-135  
 Kenneth P. Myers, Tr  
 Inst. # 2018-0675367  
 4727 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-134  
 David A. Lyons  
 Jane F. Lyons  
 4741 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-037  
 Killdeer Lane Properties, LLC  
 4676 Center Road  
 Avon, Ohio 44011

PPN 04-00-013-000-038  
 Thomas L. Demaline  
 Barbara J. Demaline  
 4740 Center Road  
 Avon, Ohio 44011

AVON BELDEN ROAD 60' (CENTER ROAD) SR 83



APPROVED  
 PLANNING COMMISSION  
 DATE 5-22-24  
 AVON, OHIO

APPROVED /  REJECTED  
 BY THE CITY ENGINEER OF AVON, OHIO  
*Ryan E. Cummins* 5/22/24  
 RYAN E. CUMMINS, P.E., CPESC  
 THE APPROVAL IS FOR GENERAL PLAN & SCOPE ONLY AND  
 DOES NOT RELIEVE THE AUTHORS OF THE DOCUMENTS FROM  
 PROFESSIONAL RESPONSIBILITY FOR ACCURACY OF DESIGN,  
 CONFORMITY TO APPLICABLE ORDINANCES AND ERRORS OR  
 OMISSIONS

*Carolyn Stachurski* CHAIRPERSON  
*Jessica Pritz* SECRETARY