

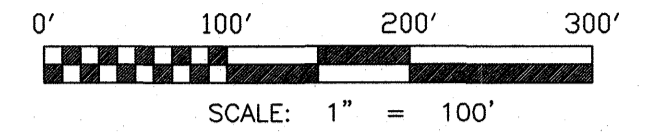
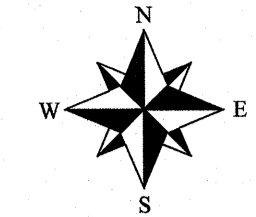
# BOUNDARY & LOT SPLIT SURVEY

PREPARED FOR:

## MICHAEL D. McMANUS

7251 ENGLE ROAD, SUITE 406 MIDDLEBURG HEIGHTS, OH. 44130

SITUATED IN THE TOWNSHIP OF PITTSFIELD, COUNTY OF LORAIN AND STATE OF OHIO AND BEING PART OF ORIGINAL PITTSFIELD TOWNSHIP LOT 56. ALSO BEING PART OF TOWNSHIP 4 NORTH, RANGE 18 WEST OF THE CONNECTICUT WESTERN RESERVE. ALSO BEING KNOWN AS ALL OF THOSE LANDS TRANSFERRED TO MICHAEL D. McMANUS ON OCTOBER 7, 2005 IN WARRANTY DEED INSTRUMENT #2005-10241 OF THE LORAIN COUNTY RECORDER'S RECORDS.

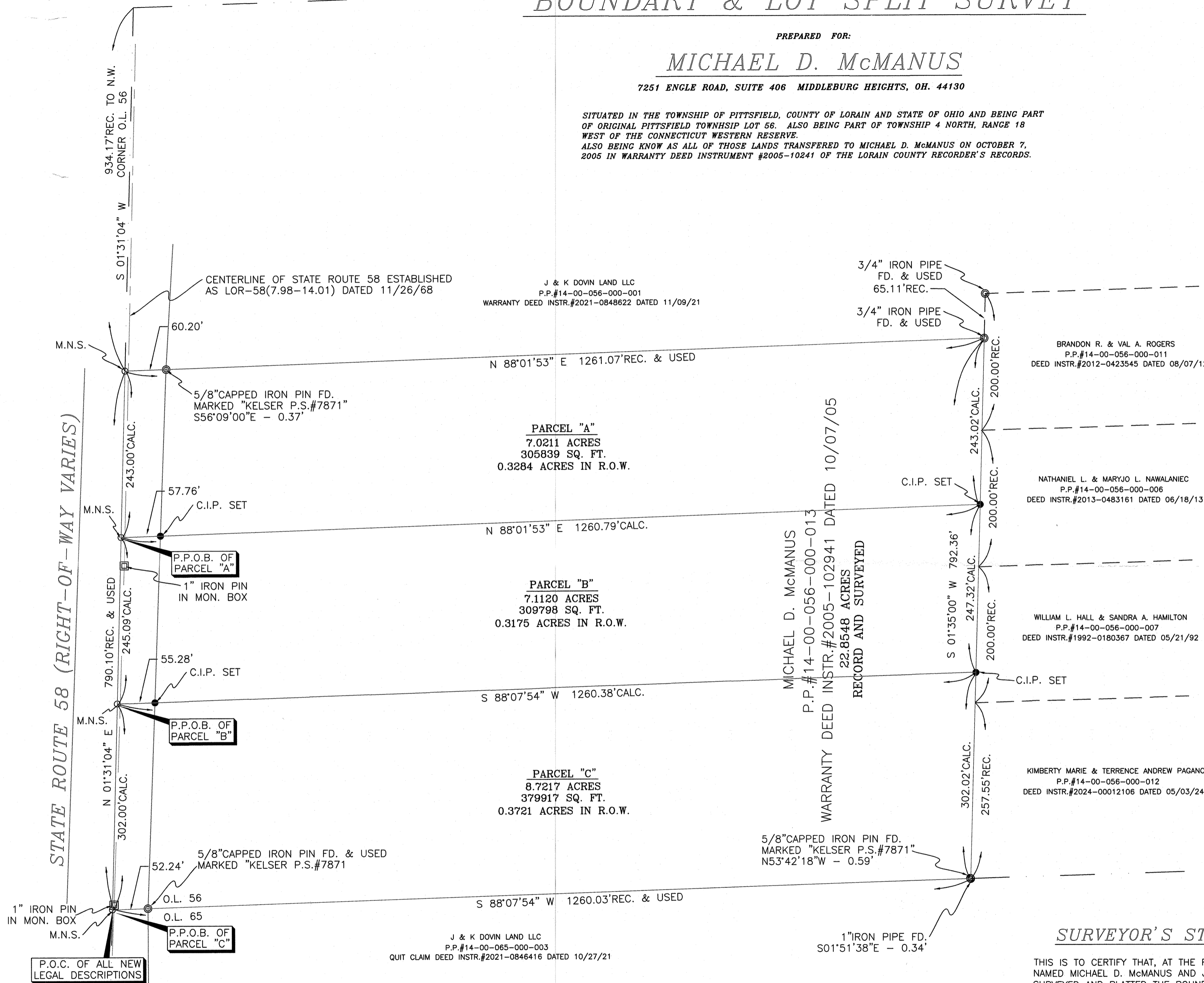


PREPARED BY:

**SNEZEK & ASSOCIATES, L.L.C.**

PROFESSIONAL SURVEYORS  
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**RECORDS USED:**

- WARRANTY DEED INSTR.#2005-102941 DATED 10/07/05
- WARRANTY DEED INSTR.#2021-0848622 DATED 11/09/21
- QUIT CLAIM DEED INSTR.#2021-0846416 DATED 10/27/21
- VECTOR SURVEY TO NORTH DATED 08/15/21
- LAUNDON, SIMON KELSER & ASSOC. SURVEY DATED 08/09/04
- O.D.O.T. RIGHT-OF-WAY PLANS LOR-58(7.98-14.01) DATED 11/26/68

**LEGEND:**

- INDICATES AN EXISTING MONUMENT FOUND AS DESCRIBED
- INDICATES AN IRON MONUMENT BOX FOUND AS DESCRIBED
- INDICATES A 5/8" CAPPED IRON PIN SET MARKED "T. SNEZEK, S-7051"
- INDICATES A MAGNETIC NAIL SET

**SURVEYOR'S STATEMENT:**

THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE ABOVE NAMED MICHAEL D. McMANUS AND JAKE WISE, REALTOR I HAVE SURVEYED AND PLATTED THE BOUNDARY & LOT SPLIT SURVEY SHOWN HEREON. DISTANCES ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE BASED ON THE WESTERLY LINE OF ORIGINAL LOT 56 AS ESTABLISHED IN A SURVEY PERFORMED BY ALEX KELSER, P.S. 7871 ON 08/09/04. PERMANENT MONUMENTS WERE FOUND OR SET AS INDICATED HEREON. ALL OF WHICH I DECLARE TO BE CORRECT THE BEST OF MY ABILITIES AND BELIEF.

*Thomas M. Snezek* 9/14/24  
THOMAS M. SNEZEK, P.S. 7051 DATE

APPROVED  
LORAIN CO  
MAP DEPT  
DATE 9/20/24  
PAGE 14-00-056  
BY WRZ  
24-04912  
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