

**PLAT OF LOT SPLIT**  
**PPN 03-00-057-112-002**  
**03-00-058-102-033**  
**03-00-058-102-032**  
**CITY OF LORAIN, AND**  
**VILLAGE OF SHEFFIELD**  
**JUNE 2024**  
**SCALE: 1 INCH = 100 FEET**

**LOT SPLIT PPN:**  
**03-00-057-112-002**  
**03-00-058-102-033**  
**03-00-058-102-032**  
**CITY OF LORAIN AND VILLAGE OF SHEFFIELD - LORAIN COUNTY - OHIO**

**POLARIS ENGINEERING & SURVEYING, INC.**  
 34600 CHARDON ROAD - SUITE D  
 WILLOUGHBY HILLS, OHIO 44094  
 (440) 944-4433 (440) 944-3722 (Fax)  
 www.polaris-es.com

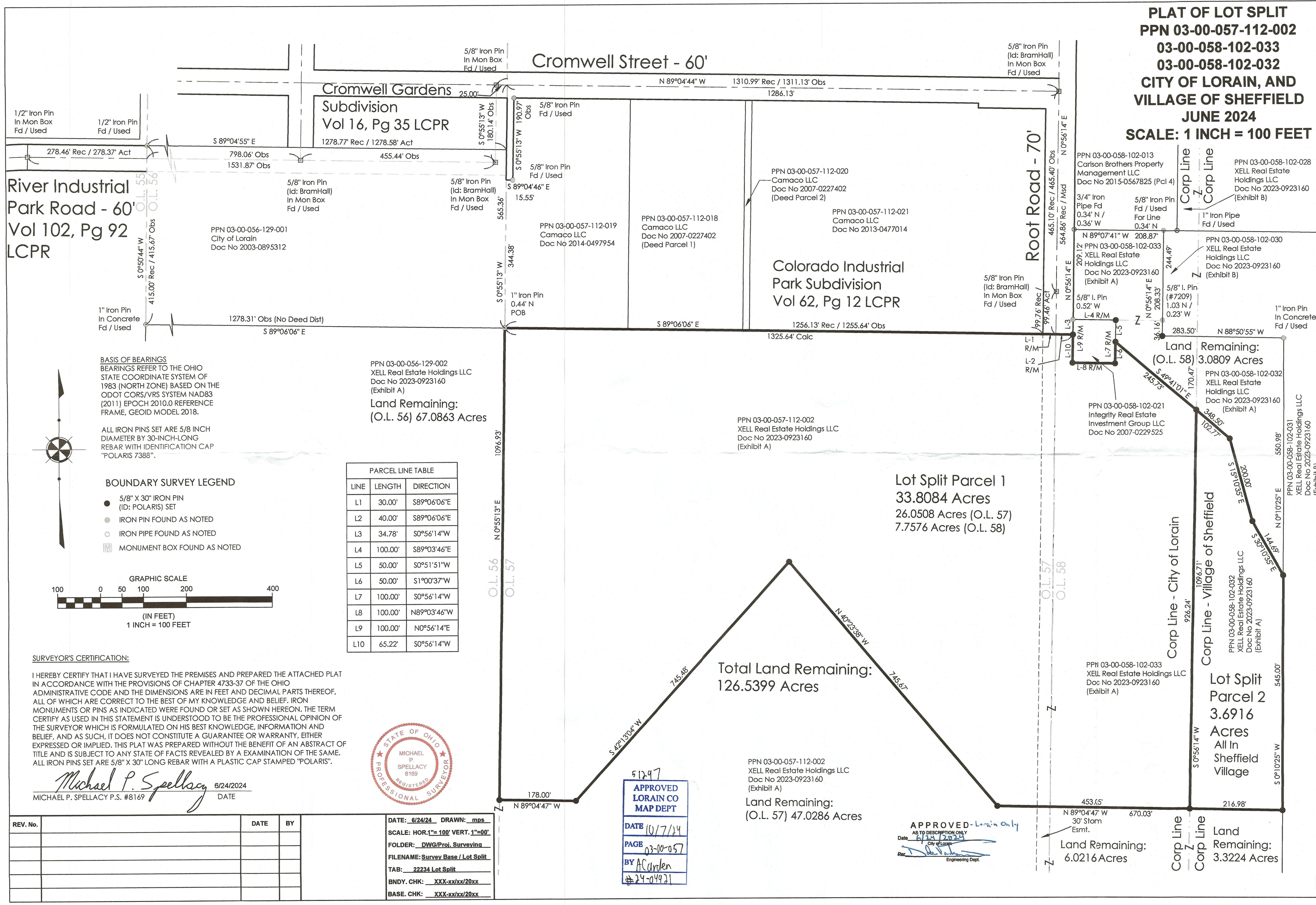


**MAP OF LANDS**

PREPARED FOR:  
**McCrone Motorsports**  
 151 Innovation Drive  
 Elyria, Ohio 44035

CONTRACT No.  
**22234**

SHEET OF  
**1 1**

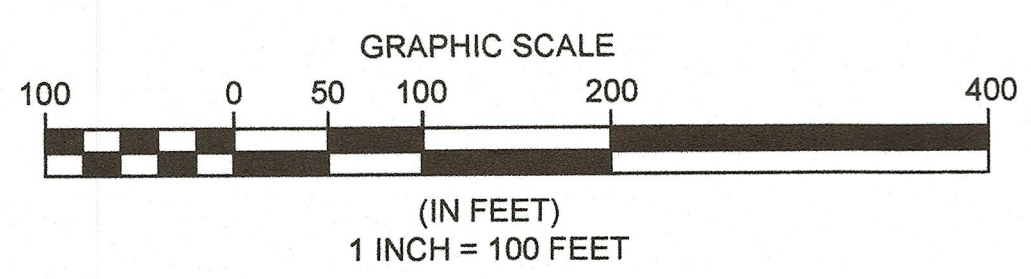


**BASIS OF BEARINGS**  
 BEARINGS REFER TO THE OHIO STATE COORDINATE SYSTEM OF 1983 (NORTH ZONE) BASED ON THE ODOT CORS/VRS SYSTEM NAD83 (2011) EPOCH 2010.0 REFERENCE FRAME, GEOID MODEL 2018.

ALL IRON PINS SET ARE 5/8" INCH DIAMETER BY 30-INCH-LONG REBAR WITH IDENTIFICATION CAP "POLARIS 7388".

**BOUNDARY SURVEY LEGEND**

- 5/8" X 30" IRON PIN (ID: POLARIS) SET
- IRON PIN FOUND AS NOTED
- IRON PIPE FOUND AS NOTED
- ☒ MONUMENT BOX FOUND AS NOTED



LINE	LENGTH	DIRECTION
L1	30.00'	S89°06'06"E
L2	40.00'	S89°06'06"E
L3	34.78'	S0°56'14"W
L4	100.00'	S89°03'46"E
L5	50.00'	S0°51'51"W
L6	50.00'	S1°00'37"W
L7	100.00'	S0°56'14"W
L8	100.00'	N89°03'46"W
L9	100.00'	N0°56'14"E
L10	65.22'	S0°56'14"W

**SURVEYOR'S CERTIFICATION:**

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND THE DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IRON MONUMENTS OR PINS AS INDICATED WERE FOUND OR SET AS SHOWN HEREON. THE TERM CERTIFY AS USED IN THIS STATEMENT IS UNDERSTOOD TO BE THE PROFESSIONAL OPINION OF THE SURVEYOR WHICH IS FORMULATED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF, AND AS SUCH, IT DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS REVEALED BY AN EXAMINATION OF THE SAME. ALL IRON PINS SET ARE 5/8" X 30" LONG REBAR WITH A PLASTIC CAP STAMPED "POLARIS".

*Michael P. Spellacy* 6/24/2024  
 MICHAEL P. SPELLACY P.S. #8169 DATE



512.97  
**APPROVED**  
**LORAIN CO**  
**MAP DEPT**  
 DATE 10/7/24  
 PAGE 03-00-057  
 BY AC/MLD  
 #24-04921

**APPROVED - Lorain Only**  
 AS TO DESCRIPTION ONLY  
 Date 6/11/24  
 City of Lorain  
 Engineering Dept.

REV. No.	DATE	BY

DATE: 6/24/24 DRAWN: mps  
 SCALE: HOR. 1"=100' VERT. 1"=80'  
 FOLDER: DWG/Proj. Surveying  
 FILENAME: Survey Base / Lot Split  
 TAB: 22234 Lot Split  
 BNDY. CHK: XXX-xx/xx/20xx  
 BASE. CHK: XXX-xx/xx/20xx