

**BASIS OF BEARING**

BEARINGS ARE BASED ON THE SOUTH RIGHT-OF-WAY OF WEST MAIN STREET, OBSERVED AS NORTH 89°39'32" EAST FROM MONUMENTS FOUND, PER THE OHIO STATE PLANE COORDINATES SYSTEM, NORTH ZONE (3401), NAD83, (2011), 2010.0 EPOCH, AS DERIVED FROM GNSS OBSERVATIONS PER THE O.D.O.T. RTN (REAL-TIME-NETWORK).

**SIGNIFICANT OBSERVATIONS**

△ FRAME SHED EXTENDS INTO THE PLEASANT DRIVE RIGHT-OF-WAY.

**SURVEY REFERENCES**

- "LOT CONSOLIDATION SURVEY FOR D&S UTILITY CONSTRUCTION, INC." PERFORMED BY MICHAEL BRAMHALL, P.S. 8073 ON BEHALF OF BRAMHALL ENGINEERING AND SURVEYING CO., INC. JOB NO. 10-2955, DATED MAY 10, 2010. LORAIN COUNTY SURVEY RECORD 45002.
- "LOT-SPLIT AND CONSOLIDATION SURVEY FOR ROBERT TARRY" PERFORMED BY CHRISTOPHER M. HIRZEL, P.S. 8081 ON BEHALF OF BRAMHALL ENGINEERING AND SURVEYING CO., INC. JOB NO. 03-1575, DATED NOVEMBER 27, 2006. LORAIN COUNTY SURVEY RECORD 39916.
- LORAIN COUNTY SURVEY RECORDS
  - #48217
  - #46851
  - #45002
  - #44459
  - #42741
  - #39916
  - #37203
  - #27258
  - #26996
- LORAIN COUNTY MAP RECORDS
  - VOL. 2, PG. 24
  - VOL. 1, PG. 30
  - VOL. 1, PG. 4
- LORAIN COUNTY DEED RECORDS
- LORAIN COUNTY TAX MAPS

**LEGEND**

- FENCE LINE (AS NOTED)
- ⊗ DRILL HOLE FOUND AS NOTED
- ⊙ DRILL HOLE SET
- REBAR FOUND AS NOTED
- 5/8" DIAMETER X 30" LONG REBAR WITH "MCSTEEN CA 02236" ID CAP SET
- ⊗ MAG NAIL SET
- ⊗ MONUMENT BOX FOUND AS NOTED
- PIPE FOUND AS NOTED
- CENTERLINE
- R/W RIGHT-OF-WAY
- CALC. CALCULATED DISTANCE OR ANGLE
- OBS. OBSERVED DISTANCE OR ANGLE
- REC. RECORD DISTANCE OR ANGLE
- FD. FOUND
- MON. MONUMENT
- L.C.M.R. LORAIN COUNTY MAP RECORDS
- L.C.D.R. LORAIN COUNTY DEED RECORDS

**BOUNDARY SURVEY**  
FOR

**100 PUBLIC SQUARE**

KNOWN AS BEING PART OF ORIGINAL LAGRANGE TOWNSHIP LOT 56, RANGE 17 WEST, TOWNSHIP 4 NORTH OF THE CONNECTICUT WESTERN RESERVE SURVEY, AND BEING PART OF SUBLLOT NO. 1 IN GRANTS ADDITION TO THE VILLAGE OF LAGRANGE RECORDED IN PLAT VOLUME 1, PAGE 30 LORAIN COUNTY MAP RECORDS, NOW SITUATED IN THE

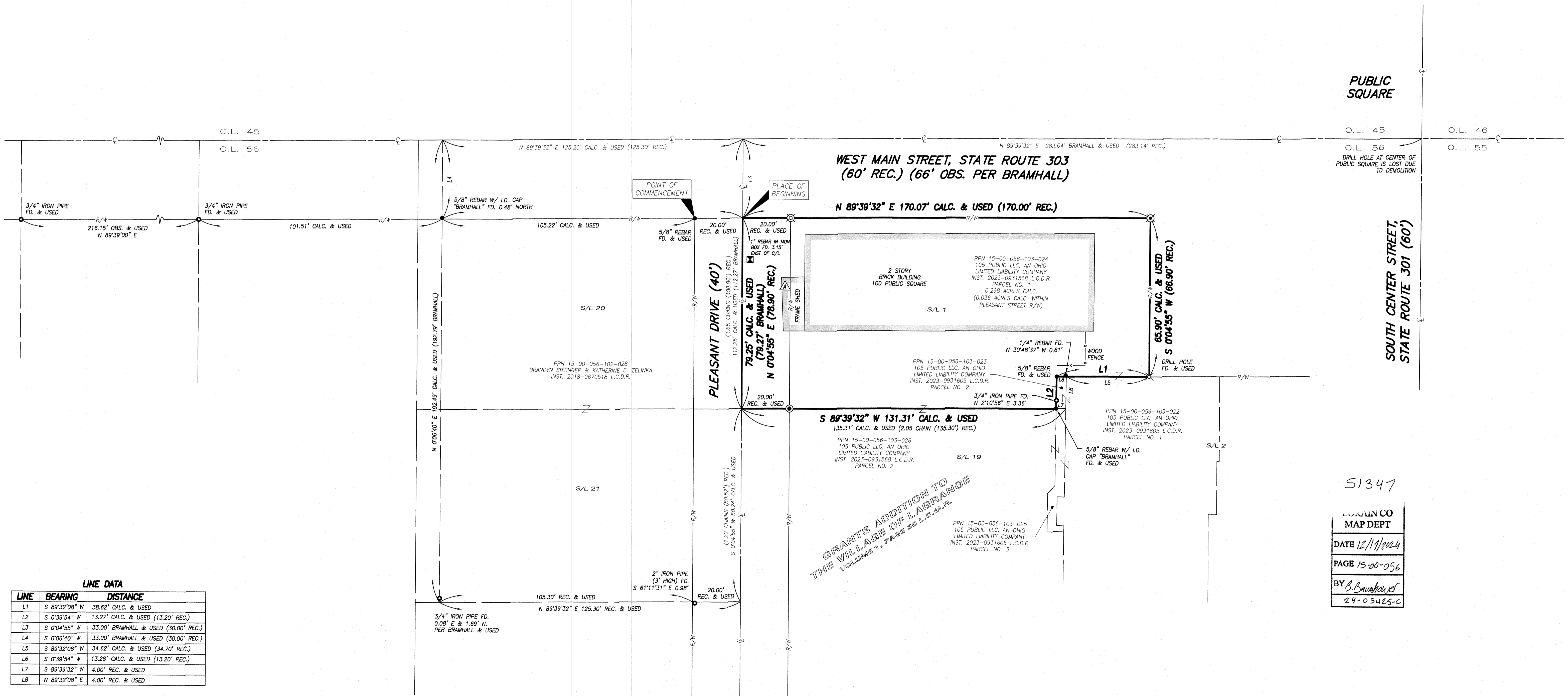
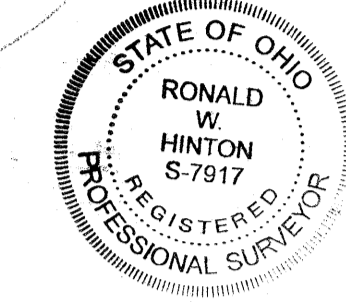
**VILLAGE OF LAGRANGE**  
**COUNTY OF LORAIN - STATE OF OHIO**

**McSteen**  
LAND SURVEYORS

1415 East 286th Street Wickliffe, OH 44092  
Phone: 440.585.9800 www.mcsteen.com

THIS SURVEY IS A BOUNDARY SURVEY PREPARED IN ACCORDANCE WITH CHAPTER 4733-37, OHIO ADMINISTRATIVE CODE. DISTANCES ARE GIVEN IN US SURVEY FEET AND DECIMAL PARTS THEREOF. ALL IRON PINS SHOWN AS SET ARE 30" LONG 5/8" REBAR WITH AN IDENTIFICATION CAP STAMPED "MCSTEEN CA 02236".

RONALD W. HINTON  
REG. PROF. SURV. No. 7917  
Job No.: 24-259  
Field Date: DECEMBER 4, 2024  
Survey Date: DECEMBER 10, 2024  
Drawn By: TEE



**LINE DATA**

LINE	BEARING	DISTANCE
L1	S 89°32'08" W	38.62' CALC. & USED
L2	S 0°39'54" W	13.27' CALC. & USED (13.20' REC.)
L3	S 0°04'55" W	33.00' BRAMHALL & USED (30.00' REC.)
L4	S 0°06'40" W	33.00' BRAMHALL & USED (30.00' REC.)
L5	S 89°32'08" W	34.62' CALC. & USED (34.70' REC.)
L6	S 0°39'54" W	13.28' CALC. & USED (13.20' REC.)
L7	S 89°39'32" W	4.00' REC. & USED
L8	N 89°32'08" E	4.00' REC. & USED

PUBLIC SQUARE

O.L. 45  
O.L. 46  
O.L. 56  
O.L. 55

DRILL HOLE AT CENTER OF PUBLIC SQUARE IS LOST DUE TO DEMOLITION

SOUTH CENTER STREET,  
STATE ROUTE 301 (60')

GRANTS ADDITION TO  
THE VILLAGE OF LAGRANGE  
VOLUME 1, PAGE 30 L.C.M.R.

51347

LORAIN CO  
MAP DEPT  
DATE 12/19/2024  
PAGE 15-00-056  
BY B. Baumbach  
24-05425-C