

BASIS OF BEARING

BEARINGS ARE BASED ON THE CENTERLINE OF CHESTNUT RIDGE ROAD, OBSERVED AS NORTH 51°08'54" 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).

SURVEY REFERENCES

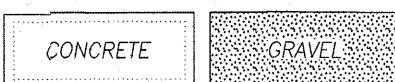
- LORAIN COUNTY MAP RECORDS VOLUME 16, PAGE 2
- "SURVEY FOR AUSTIN DRAPER" PERFORMED BY J.W. WARDEN AND ASSOCIATES REG. SURVEYORS, DATED APRIL 15, 1960, MAP PAGE 07-00-025-A, LORAIN COUNTY SURVEY RECORDS #41561.
- LORAIN COUNTY DEED RECORDS

SIGNIFICANT OBSERVATIONS

- △ DRIVEWAY EXTENDS OVER NORTHERLY LINE OF SURVEYED PROPERTY.

LEGEND

FENCE LINE (AS NOTED)



- REBAR FOUND AS NOTED
- 5/8" DIAMETER X 30" LONG REBAR WITH "McSTEEN CA 02236" ID CAP SET
- 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

CURVE DATA

CURVE	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING
C1	3°24'23" CALC. & USED	383.88' CALC. & USED	22.82' CALC. & USED	11.41' CALC. & USED	22.82' CALC. & USED	N 51°16'26" W CALC. & USED
C2	1°42'30" CALC. & USED	383.88' CALC. & USED	96.37' CALC. & USED	48.44' CALC. & USED	96.12' CALC. & USED	N 60°10'08" W CALC. & USED
C3	21°34'27" CALC. & USED	383.88' CALC. & USED	144.55' CALC. & USED	73.14' CALC. & USED	143.69' CALC. & USED	N 78°08'52" W CALC. & USED
C4	3°01'44" CALC. & USED	413.88' CALC. & USED	21.88' CALC. & USED (22.80' REC.)	10.94' CALC. & USED	21.88' CALC. & USED	N 51°05'06" W CALC. & USED
C5	1°30'21" CALC. & USED	413.88' CALC. & USED	94.20' REC. & USED	47.30' CALC. & USED	93.99' CALC. & USED	N 59°07'09" W CALC. & USED

LINE DATA

LINE	BEARING	DISTANCE
L1	S 27°16'23" W	59.00' REC. & USED
L2	S 72°45'48" E	30.12' CALC. & USED (30.30' REC.)
L3	N 49°34'14" W	25.44' CALC. & USED (25.47' REC.)
L4	N 51°08'54" E	30.53' CALC. & USED (30.57' REC.)
L5	S 42°13'00" W	30.11' CALC. & USED (30.01' REC.)
L6	S 45°16'58" W	32.30' CALC. & USED (31.07' REC.)

BOUNDARY SURVEY

FOR

36465 CHESTNUT RIDGE ROAD

KNOWN AS BEING PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT NO. 25, RANGE 16 WEST, TOWNSHIP 6 NORTH OF THE CONNECTICUT WESTERN RESERVE SURVEY, AND BEING ALL OF SUBLOT NO. 35 AND A PORTION OF SUBLOT NO. 36 OF HEDGEROW PARK ALLOTMENT, AS RECORDED IN VOLUME 16, PAGE 2, LORAIN COUNTY MAP RECORDS, NOW SITUATED IN THE

CITY OF NORTH RIDGEVILLE
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".

5-9-25

RONALD W. HINTON REG. PROF. SURV. No. 7917

Job No.: 25-045
Field Date: 03/27/2025
Survey Date: 04/14/2025
Drawn By: TEE & DHP

STATE OF OHIO
RONALD W. HINTON
S-7917
REGISTERED PROFESSIONAL SURVEYOR

APPROVED
LORAIN CO
MAP DEPT

DATE 5/12/25

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BY WRZ

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