

RESURVEY & COMBINATION OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOT 14, TRACT 3, TOWNSHIP OF MADISON, TOWNSHIP NUMBER 12 NORTH, RANGE VI WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO. A RESURVEY & COMBINATION OF THE LANDS TO CORNERSTONE EVANGELICAL FRIENDS CHURCH, AS RECORDED IN DOCUMENT NUMBER 1996R048462, 1998R0030516, & 1999R0034733, (PPN 01-B-118-0-00-035-0), IN THE OFFICE OF THE COUNTY RECORDER.

SLOVENE HOME FOR THE AGED
DOC. 2004R010305
PPN 01-B-118-0-00-028-0

N 88°48'41" E
1972.80' OBS - 1973.26' ADJ DEED

ITEMS OF INTEREST

NOTE 1: SUBJECTS BLACKTOP DRIVE IS OVER THE LINE AS SHOWN

NOTE 2: ADJOINERS WOOD FENCE IS OVER THE LINE AS SHOWN

DOC. 19996R048462
PARCEL 2

1/2" IRON PIPE FOUND
N 88°47'58" E, 0.41'
FROM THE CORNER

DOC. 1998R0030516
PARCEL 2 (LOT D)

1/2" IRON PIPE FOUND & USED
AT 29.45' CL "SLAY"
AT 30.08' CL

CAPPED 5/8" IRON PIN
FOUND N 78°07'56" E, 0.55'
FROM THE CORNER "SLAY"

CAPPED 5/8" IRON PIN
FOUND & USED
AT 29.82' CL "SLAY"

DOC. 19996R048462
PARCEL 1

TENT STAKE
FOUND & USED
AT 29.94' CL

#2310
G.J. & V.J. MILLER
VOL. 233, PG. 147
PPN 01-B-108-0-00-001-0

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

LOT 3

CHAPEL ROAD
60' RW

5/8" IRON PIN
FOUND & USED
WITHIN A MON
BOX ASSEMBLY

N:787737.1330
E:2364133.1040

2195.22' OBS
S 01°02'00" E

2195.22' OBS
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2195.22' OBS
S 01°02'00" E

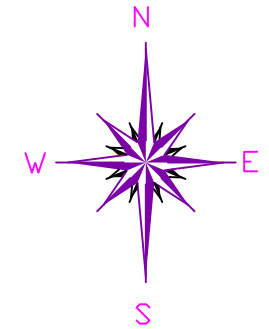
2195.22' OBS
S 01°02'00" E

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S 01°02'00" E

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2195.22' OBS
S 01°02'00" E

2195.22' OBS
S 01°02'00" E

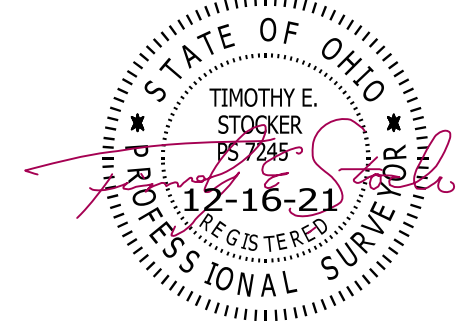


BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF HUBBARD ROAD NORTH 01°-02'-00" WEST

STATE PLANE COORDINATES, NAD 83 2011, OHIO NORTH ZONE, GEOID 12 B.

LINE	BEARING	DISTANCE
L 1	S 01°02'00" E	99.87' OBS - 100' DEED
L 2	S 88°47'52" W	263.31' OBS - 263.26' DEED
L 3	S 01°02'00" E	85.00' DEED OBS
L 4	N 88°47'52" E	263.31' OBS - 263.26' DEED

THIS SURVEY WAS PERFORMED TO AN ACCURACY AS SET FORTH IN THE 2003 OHIO ADMINISTRATIVE CODE 4733-37.



TIMOTHY E. STOCKER, P.S. 7245

N 01°02'12" W
467.57' OBS DEED

DOC. 1999R0034733
PARCEL 1 (LOT C)

DOC. 1998R0030516
PARCEL 1 (LOT C)

20.6606 ACRES
(0.2635 AC IN RW)
CORNERSTONE EVANGELICAL
FRIENDS CHURCH
PPN 01-B-118-0-00-035-0

1972.77' OBS
S 88°48'35" W

PPN 01-B-108-0-00-002-0

#2334
G. SPISAK
VOL. 995, PG. 1221
PPN 01-B-108-0-00-003-0

HUBBARD ROAD
60' RW

NORTH RIDGE ROAD
U.S. ROUTE 20 - VARIABLE WIDTH

LEGEND

●	IRON PIN FOUND/SET
⊙	IRON PIPE
□	STONE MONUMENT
⊗	MONUMENT BOX
⊕	P.K. NAIL FOUND/SET
○	DRILL HOLE FOUND
CALC	CALCULATED
MEAS	MEASURED
OBS	OBSERVED
DEED	DEED RECITED
PLAT	PLAT RECITED

NOTES & REFERENCES

- ALL IRON PIN SET ARE 5/8" X 30" REBAR WITH CAP "CRABBS 7245".
- DEEDS OF RECORD
- SURVEY BY J.R. ALBAN, DATED MAR 2004
- OCCUPATION AGREES WITH TITLE LINES AS PREVIOUSLY MONUMENTED EXCEPT AS SHOWN ON THIS PLAT



SCALE: 1" = 200'
SURVEY: DECEMBER 8, 2021
MAP: DECEMBER 16, 2021

PREPARED FOR: CORNERSTONE EVANGELICAL FRIENDS CHURCH	PROJECT NAME: RESURVEY & COMBINATION OF LANDS	PROJECT ADDRESS: 2300 HUBBARD ROAD MADISON, OHIO
	PROJECT LOCATION: LAKE COUNTY, OHIO	JOB NUMBER: 8483
FOR INQUIRIES CONCERNING THIS SURVEY CONTACT: CSS CRABBS' SURVEYING SERVICE P.O. BOX 908 PAINESVILLE, OHIO 44077 1-800-488-3968		CHK: T. STOCKER DRN: S. HUPERTZ REV: PAGE 1 OF 1