

BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF SPRING LAKE BOULEVARD NORTH 65°-45'-00" EAST

SPRING LAKE BOULEVARD

45' & 50' RW

A=83.10'
R=260.00'
Δ=18°18'46"
S 82°02'36" W
C=82.75'
T=41.91'

A=20.59' OBS
20.9' DEED
R=235.00'
Δ=5°01'10"
N 68°15'36" E
C=20.58'
T=10.30'

N 88°48'00" W
289.30' PLAT OBS

PLAT VOL. 47, PG. 3

5/8" IRON PIN FOUND
S 31°19'58" W, 9.60'
FROM THE CORNER

RESURVEY OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOT 60, TOWNSHIP OF PERRY, TOWNSHIP NUMBER 11 NORTH, RANGE VIII WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO. A RESURVEY OF THE LANDS TO KYLE & LAUREN FICKETT, AS RECORDED IN DOCUMENT NUMBER 2017R011257 (PPN 03-A-005-C-00-011-0) IN THE OFFICE OF THE COUNTY RECORDER.

SPRING LAKE
BOULEVARD
50' RW

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

N 65°45'00" E
131.51' DEED MEAS

CAPPED 5/8" IRON PIN SET

OBS
26.62'

1" IRON PIPE FOUND
N 01°55'31" E, 0.72'
FROM THE CORNER

156.85' OBS - 157.12' DEED
S 01°55'31" W

#2514
P.D. & T.P. KLIM
DOC. 2003R048870
PPN 03-A-005-C-00-012-0

1" IRON PIN FOUND & USED

0.4491 ACRES
#2508
KYLE & LAUREN
FICKETT
DOC. 2017R011257
PPN 03-A-005-C-00-011-0

#2496
J.R. RAABE
DOC. 2019R024396
PPN 03-A-005-C-00-010-0

N 01°15'30" E
129.12' OBS DEED

CAPPED 5/8" IRON PIN FOUND & USED "LDC"

#2594
M. & D. KUNSMAN
DOC. 2019R010799
PPN 03-A-005-C-00-032-0

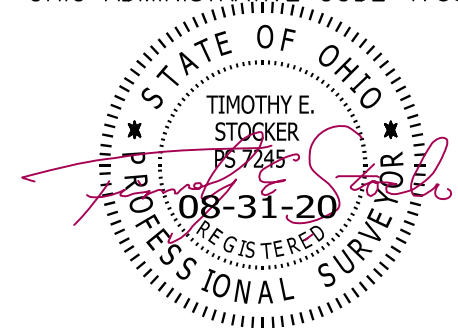
#2586
G.L. SKINNER, TRUSTEE
DOC. 2019R002722
PPN 03-A-005-C-00-016-0

NOTES & REFERENCES

- ALL IRON PIN SET ARE 5/8" X 30" REBAR WITH CAP "CRABBS 7245".
- DEEDS OF RECORD
- PLAT VOL. 47, PG. 3
- OCCUPATION AGREES WITH TITLE LINES AS PREVIOUSLY MONUMENTED EXCEPT AS SHOWN ON THIS PLAT

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



TIMOTHY E. STOCKER, P.S. 7245



SCALE: 1" = 40'
SURVEY: AUGUST 26, 2020
MAP: AUGUST 31, 2020

PREPARED FOR: LAUREN AND KYLE FICKETT	PROJECT NAME: RESURVEY OF LANDS	PROJECT ADDRESS: 2508 SPRING LAKE BLVD PERRY, OHIO
	PROJECT LOCATION: LAKE COUNTY, OHIO	JOB NUMBER: 7886
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