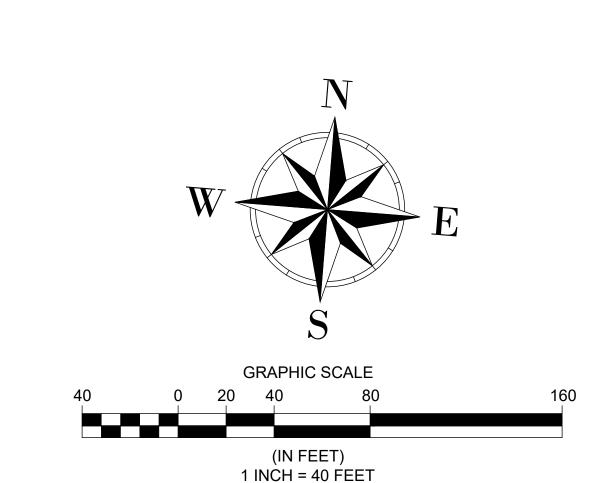
SHEET OF 01

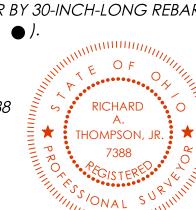


Boundary Certification:

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. 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 A EXAMINATION OF THE SAME. ALL DIMENSIONS ARE BASED ON THE U.S. SURVEY FOOT DEFINITION. BEARINGS REFER TO THE PORTSMOUTH COLONY PHASE 2 PLAT. ALL IRON PINS SET ARE 5/8 INCH DIAMETER BY 30-INCH-LONG REBAR WITH IDENTIFICATION CAP "POLARIS "7388" AS SHOWN HEREON (•).

Richard A. Thompson fr. RICHARD A. THOMPSON, JR. OHIO PROFESSIONAL SURVEYOR #7388 DATE: 7/8/22

REV. No.



DATE

DATE: <u>07/01/22</u> DRAWN: <u>KZT</u>
SCALE: HOR. <u>1"=40'</u> VERT. <u>N/A</u>
FOLDER: <u>DWG/Proj. Surveying</u>
FILENAME: LEGAL SKETCH
TAB: 01-LEGAL SKETCH
BNDY. CHK: RAT
BASE. CHK: N/A
•

CURVE TABLE							
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA	
C-1	60'	15.04'	7.56'	15'	S 20°25'43" W	14°21'41"	

PIN: 04A0450000040 PERRY VILLAGE PLAZA LTD DOCUMENT #2006R021549

PIN: 04A0450000280

PERRY VILLAGE PLAZA LTD

DOCUMENT #2006R021549

5/8 " IRON PIN FOUND AND

5/8 " IRON PIN

KIDD BRANDON S & EMILY N

04A0450000080

DOCUMENT #2016R028250

3955 MANCHESTER

MANCHESTER ROAD - 60'

FOUND AND

DEMETROFF JAMES S &

FAITH K

04A0450000110

3953 MANCHESTER AVE

PORTSMOUTH COLONY - PHASE 1 VOL. 22, PG. 29 WHEELER GARY L & DEMPSEY WARREN K & MEELY AARON M & DENISE A ROMONAL TR 04A045D000010 EMILY J 04A045D000020 3959 MANCHESTER 04A045D000030 3961 MANCHESTER 3963 MANCHESTER SL 1 SL 2 SL 3

SILVIS JOSHUA J & MICHELE L 04A045D000110 3954 RED MILL COVE

> GOEL NANDINI TR 04A045D000090 3958 RED MILL COVE

COSS ELIAS A TR 04A045D000100 3954 RED MILL COVE

MALLARD BAY CONDOMINIUM

VOL. 28, PG. 13

5/8" IRON PIN FOUND AND

5/8 " IRON PIN

FOUND AND

EDWARDS WESLEY M &

KAREY L

04A0450000100

DOCUMENT #2007R033646

3957 MANCHESTER

FOUND AND

5/8 " IRON PIN FOUND AND USED

LORETO DEVELOPMENT

04A045D000310

RED MILL COVE 1.1800 ACRES

(OPEN SPACE ON VOL. 22, PG. 30)

N 87°26'37" W 195.00'

FOUND AND

5/8 " IRON PIN

5/8 " IRON PIN FOUND AND

N 87°26'37" W

STONE FOUND (AS NOTED) IRON PIPE FOUND (AS NOTED)

SITUATED IN THE VILLAGE OF PERRY, COUNTY OF LAKE AND THE STATE OF OHIO AND

KNOWN AS BEING PART OF LOT 65 AND KNOWN AS OPEN SPACE AS SHOWN ON VOLUME

22, PAGE 30 OF THE LAKE COUNTY PLOT RECORDS

WILLIAMS GREGORY & MONIKA VOSS WILLIAMS

04A045D000120 3963 RED MILL COVE SL 12

PORTSMOUTH COLONY - PHASE 2

VOL. 22, PG. 30

FINCH ANDREW J & KIMBERLY D 04A045D000080

3962 RED MILL COVE SL 8

FOUND AND

5/8 " IRON PIN

FOUND AND

IRON PIN FOUND (AS NOTED)

Monument Legend:

MON. BOX ASSEMBLY FOUND (AS NOTED)

EMPTY MON. BOX ASSEMBLY FOUND (AS NOTED)

RED MILL COVE - 60'

• 5/8" IRON PIN FOUND I.D. CAP POLARIS #7388

• 5/8" x 30" IRON PIN SET W/I.D. CAP POLARIS "7388" DRILL HOLE FOUND (AS NOTED)

△ P.K. NAIL FOUND (AS NOTED)

△ P.K. NAIL SET (AS NOTED)