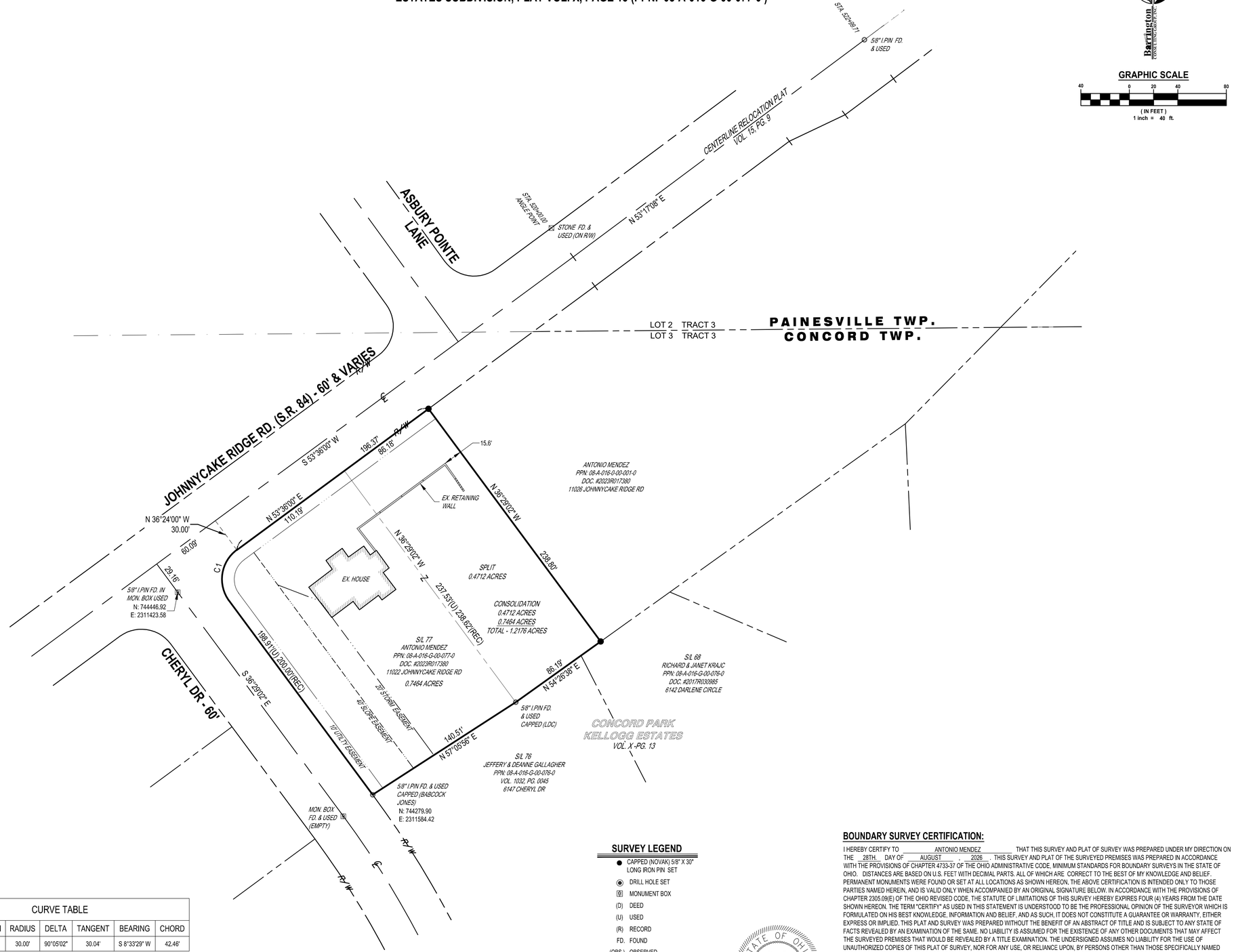
Barrington CONSULTING GROUP, INC. Civil Engineers - Surveyors - Land Planners
9114 TYLER BLVD., MENTOR, OHIO 44060, 440.205.1260 www.BarringtonCGI.com

SITUATED IN THE TOWNSHIP OF CONCORD, COUNTY OF LAKE, STATE OF OHIO AND
KNOWN AS BEING PART OF LOT No. 3, TRACT 3 AND PART OF
PPN. 08-A-016-0-00-001-0 , AND ALL OF SUBLOT 77 OF THE CONCORD PARK KELLOGG
ESTATES SUBDIVISION, PLAT VOL. X, PAGE 13 (PPN. 08-A-016-G-00-077-0)



GRAPHIC SCALE
40 0 20 40 80
(IN FEET)
1 inch = 40 ft.

CURVE TABLE						
CURVE #	LENGTH	RADIUS	DELTA	TANGENT	BEARING	CHORD
C1	47.17'	30.00'	90°05'02"	30.04'	S 8°33'29" W	42.46'

SURVEY LEGEND

- ● CAPPED (NOVAK) 5/8" X 30" LONG IRON PIN SET
- ◉ DRILL HOLE SET
- ▣ MONUMENT BOX
- (D) DEED
- (U) USED
- (R) RECORD
- FD. FOUND
- (OBS.) OBSERVED
- I.PIN IRON PIN
- I.PIPE IRON PIPE
- R/W RIGHT OF WAY
- ℄ CENTERLINE OF RIGHT OF WAY
- PL PROPERTY LINE

STATE OF OHIO
DAVID W. NOVAK
S-7507
REGISTERED SURVEYOR

BOUNDARY SURVEY CERTIFICATION:

I HEREBY CERTIFY TO ANTONIO MENDEZ THAT THIS SURVEY AND PLAT OF SURVEY WAS PREPARED UNDER MY DIRECTION ON THE 28TH DAY OF AUGUST , 2026 . THIS SURVEY AND PLAT OF THE SURVEYED PREMISES WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE, MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO. DISTANCES ARE BASED ON U.S. FEET WITH DECIMAL PARTS. ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. PERMANENT MONUMENTS WERE FOUND OR SET AT ALL LOCATIONS AS SHOWN HEREON. THE ABOVE CERTIFICATION IS INTENDED ONLY TO THOSE PARTIES NAMED HEREIN, AND IS VALID ONLY WHEN ACCOMPANIED BY AN ORIGINAL SIGNATURE BELOW. IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 2305.09(E) OF THE OHIO REVISED CODE, THE STATUTE OF LIMITATIONS OF THIS SURVEY HEREBY EXPIRES FOUR (4) YEARS FROM THE DATE 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 EXPRESS OR IMPLIED. THIS PLAT AND SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS REVEALED BY AN EXAMINATION OF THE SAME. NO LIABILITY IS ASSUMED FOR THE EXISTENCE OF ANY OTHER DOCUMENTS THAT MAY AFFECT THE SURVEYED PREMISES THAT WOULD BE REVEALED BY A TITLE EXAMINATION. THE UNDERSIGNED ASSUMES NO LIABILITY FOR THE USE OF UNAUTHORIZED COPIES OF THIS PLAT OF SURVEY, NOR FOR ANY USE, OR RELIANCE UPON, BY PERSONS OTHER THAN THOSE SPECIFICALLY NAMED HEREIN FOR THE INTENDED PURPOSE OF THIS SURVEY. ALL PINS SET ARE 5/8" DIA., 30" LONG REBAR WITH CAP MARKED "NOVAK 7507".

THE BEARINGS SHOWN HEREON ARE BASED ON TRUE NORTH USING THE ODOT VRS AND CORS GNSS NETWORK (NAD83 (2011), NAVD88, GRS80, GEOID12B)

September 8, 2026

DAVID W. NOVAK

OHIO PROFESSIONAL SURVEYOR NO. 7507

W:\2026\26094\26094.DWG – 9/8/2026 12:36:58 PM – TMR

26094

DATE	REVISIONS	BY

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PHONE 440.205.1260
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ANTONIO MENDEZ
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PAINESVILLE, OHIO 44077
PH: 440-867-8160

LOT SPLIT & CONSOLIDATION

11022 JOHNNYCAKE RIDGE ROAD
CONCORD TOWNSHIP, LAKE COUNTY, OHIO 44077

PLAT

DRAWN TDR
CHECKED DWN
DATE 8/25/26
SCALE 1" = 40'
JOB NO. 26094
SHEET