

MENTOR AVENUE
S.R. 20 - 66' RW
(LAK 20-15.59)

BASIS OF BEARINGS ARE TO AN
ASSUMED MERIDIAN ALONG THE
CENTERLINE OF MENTOR AVENUE
NORTH 40°-27'-39" EAST

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

POB
N:750605.7349
E:2309470.7227

S 40°27'39" W
649.43' OBS

JEFFERSON STREET
47' RW

N:751124.0442
E:2309869.4138

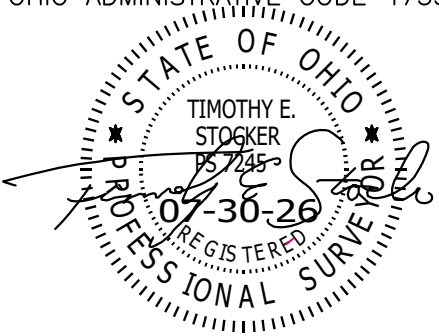
LEGEND

- IRON PIN FOUND/SET
- ⊙ IRON PIPE
- STONE MONUMENT
- ⊗ MONUMENT BOX
- ⊙ SPIKE FOUND
- 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
- PLAT VOL. A, PG. 92
- CENTERLINE SURVEY PLAT, U.S ROUTE 20 - LAK-20-15.59
- OCCUPATION AGREES WITH TITLE LINES AS PREVIOUSLY MONUMENTED EXCEPT AS SHOWN ON THIS PLAT

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



TIMOTHY E. STOCKER, P.S. 7245

PREPARED FOR: BRIAN PAYNE & SHARI L. HAWKINS	PROJECT NAME: RESURVEY OF LANDS	PROJECT ADDRESS: 305 MENTOR AVENUE PAINESVILLE, OHIO
	PROJECT LOCATION: LAKE COUNTY, OHIO	JOB NUMBER: 10863
FOR INQUIRIES CONCERNING THIS SURVEY CONTACT: CSS CRABBS' SURVEYING SERVICE P.O. BOX 908 PAINESVILLE, OHIO 44077 440-466-2025 / 440-357-5941 crabbssurveyinginc@gmail.com www.crabbssurveying.com		CHK: T. STOCKER, SR, P.S. CHK: T. STOCKER, JR, P.S. DRN: S. LOVEJOY REV: PAGE 1 OF 1



SCALE: 1" = 40'
SURVEY: JULY 25, 2026
MAP: JULY 30, 2026

#308
A.L. & R.P. PAPESH
DOC. 2015R014039
PPN 15-C-004-0-00-012-0

FENCE

S 43°13'31" E

166.99' OBS - 167.3' DEED

#299
N.C. & C.A. SMITH
DOC. 2022R033616
PPN 15-C-004-0-00-004-0

3/4" IRON PIPE FOUND
N 43°13'31" W, 0.31'
FROM THE CORNER
"BENT"

3/4" IRON PIPE FOUND
N 43°15'53" W, 0.20'
FROM THE CORNER
"BENT"

0.2357 ACRES
#305
BRIAN PAYNE &
SHARI L. HAWKINS
DOC. 2022R011088
PPN 15-C-004-0-00-005-0

N 40°27'39" E
74.53' OBS
74.5' DEED

33.20' OBS

49.98' OBS
50' DEED

1/2" IRON PIPE
FOUND & USED

N 51°08'09" W
158.47' OBS
158.6' DEED

D.A. KATILA TR
DOC. 2021R028290
PPN 15-C-004-0-00-006-0

ITEM OF INTEREST
SUBJECTS FENCE IS
LOCATED ON ADJOINERS
PARCEL

ITEM OF
INTEREST
SUBJECTS STONE
DRIVE IS OVER
THE LINE 7.3'

SPIKE SET IN
TREE ROOT

52.30' DEED MEAS
S 48°47'21" W

3/4" IRON PIPE
FOUND & USED

3/4" IRON
PIPE FOUND
& USED

3/4" IRON PIPE
FOUND & USED

80.01' OBS - 80' DEED