

2406.2900
 BOUNDARY SURVEY
 LAKE COUNTY, OHIO
 LEGEND

- FIRC-FOUND IRON ROD, CAPPED AS NOTED
- FIR-FOUND IRON ROD AS NOTED
- FIP-FOUND IRON PIPE AS NOTED
- SIRC-5/8" X 30" SET IRON ROD, CAPPED-"EXACTA SURVEYORS 8423"
- Ⓧ-FD/SET DRILL HOLE AS NOTED
- Ⓜ-FD/SET MAG NAIL AS NOTED
- Ⓡ-FD/SET RR SPIKE AS NOTED
- Ⓣ-FD T-BAR/POST AS NOTED
- FOUND MONUMENT AS NOTED

- C-CALCULATED
- D-DEED
- M-MEASURED
- P-PLATTED
- S-SURVEY
- AC.-ACRES
- B/E-BASEMENT ENTRY
- CLF - CHAIN-LINK FENCE
- CONC.-CONCRETE
- C/L-CENTERLINE
- D/W-DRIVEWAY
- EP-EDGE OF PAVEMENT
- GAR.-GARAGE
- INSTR.-INSTRUMENT
- O.L.-ORIGINAL LOT
- O.R.-OFFICIAL RECORD
- P.N.-PARCEL NUMBER
- P.O.B.-POINT OF BEGINNING
- P.O.L.-POINT ON LINE
- RES.-RESIDENCE
- R/W-RIGHT OF WAY
- PG.-PAGE
- S.F.-SQUARE FEET
- S.B.L.-SET BACK LINE
- T.P.O.B.-TRUE POINT OF BEGINNING
- WF - WOOD FENCE

BASIS OF BEARINGS:

THE BEARINGS FOR THIS SURVEY ARE BASED ON GPS OBSERVATIONS USING THE OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD83 (NO TRANS), HOLDING FOUND AND USED MONUMENTATION ALONG THE NORTHWESTERLY RIGHT OF WAY LINE OF WEST JACKSON STREET AS SHOWN HEREON, WHICH IS OBSERVED BEARING S 48°28'49" W.

NOTE:

THIS SURVEY DOES NOT REPRESENT ANY EASEMENTS THAT MAY AFFECT THIS TRACT AND DOES NOT REPRESENT ANY UNDERGROUND UTILITIES THAT MAY AFFECT THIS TRACT.

THIS MAP REPRESENTS A BOUNDARY RETRACEMENT SURVEY AND COMFORMS TO THE MINIMUM STANDARD FOR BOUNDARY SURVEYS IN ACCORDANCE WITH THE OHIO ADMINISTRATIVE CODE CHAPTER 4733.37.

I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED FROM AN ON THE GROUND SURVEY IN JULY OF 2024 MADE UNDER MY SUPERVISION AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES AS SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE.

Robert M. Ruffing
 ROBERT RUFFING, P.S. 8423
 STATE OF OHIO

DATE 7-23-2024
 REV. 7-25-2024
 REV. 7-27-2024

SUBJECT PARCEL

NEW PARCEL 'A'
 AREA = 11,569.78 S.F.
 = 0.2656 AC.

PN 15-C-036-H-00-018-0
 LINDA S WILSON
 INSTR. #2020R027236

PN 15-C-036-H-00-020-0
 ER INV LLC
 INSTR. #2024R002600
 AREA = 8,440.90 S.F.
 = 0.1938 AC.

PN 15-C-036-H-00-021-0
 ER INV LLC
 INSTR. #2024R009072
 AREA = 3,128.88 S.F.
 = 0.0718 AC.

PN 15-C-036-H-00-019-0
 TRU-VISION PROPERTY
 INSTR. #2024R000925

CONSOLIDATION SURVEY OF
 PN 15-C-036-H-00-021-0
 PN 15-C-036-H-00-020-0
 CREATING PARCEL 'A'

KNOWN AS
 1180 W JACKSON STREET
 PAINESVILLE, OHIO
 IN THE CITY OF PAINESVILLE, COUNTY OF LAKE AND
 STATE OF OHIO, BEING PART OF ORIGINAL
 PAINESVILLE TOWNSHIP LOT NO. 58, TRACT 4

L-1: N 44°52'24" W 24.92' (M)
 L-2: N 41°57'19" E 3.59' (M)

1" FIP USED FOR LINE

1" FIP USED

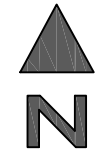
STA 285+00
211.49' LT.

STA 284+00.73
216.61' LT.

N - 746434.2460
E - 2304316.6700



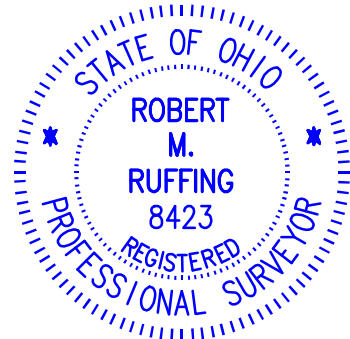
GRAPHIC SCALE (In Feet)



1 inch = 30' ft.

EXACTA LAND SURVEYORS

1500 WEST THIRD STREET, MZ 130, CLEVELAND, OH 44113
 PHONE: (216) 751-9000
 WWW.EXACTALAND.COM
 DATE 7-23-2024
 JOB NO. 2406.2900



- DOCUMENTS USED:**
- STATE OF OHIO DEPT. OF HIGHWAYS LAK-44-3.79, 1962, ON FILE AT ODOT DISTRICT 12 OFFICE.
 - DEEDS AS SHOWN HEREON.
 - LAKE COUNTY TAX MAPS/GIS.

