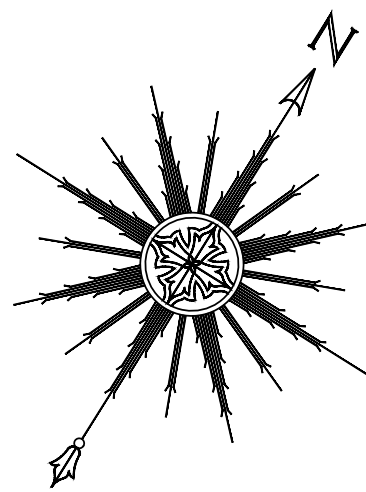




LEGEND

- Iron Pin Found
- Iron Pipe Found
- Iron Pin Set 5/8" x 30" (LDC, Inc.)
- Monument Box Found
- Monument Box Empty
- PK Set
- PK Found
- Stone Found
- Drill Hole Found
- Drill Hole Set
- Horizontal Control Point
- Vertical Control Point
- Hub Found
- Hub Set
- Railroad Spike Found
- Railroad Spike Set

Meas. = Measured
Plat = Subdivision Plat
D./M. = Deed & Measured
Dd. = Deed
Rec. = Record
Act. = Actual

Curve / Line Table:

CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C-1	86.13	90.00	54°49'54"	S 23°18'46" W	82.88
C-2	102.44	299.67	19°35'13"	S 41°05'28" W	101.95
C-3	66.38	77.19	49°16'23"	S 55°56'03" W	64.35
L-1	14.06			N 86°21'25" E	

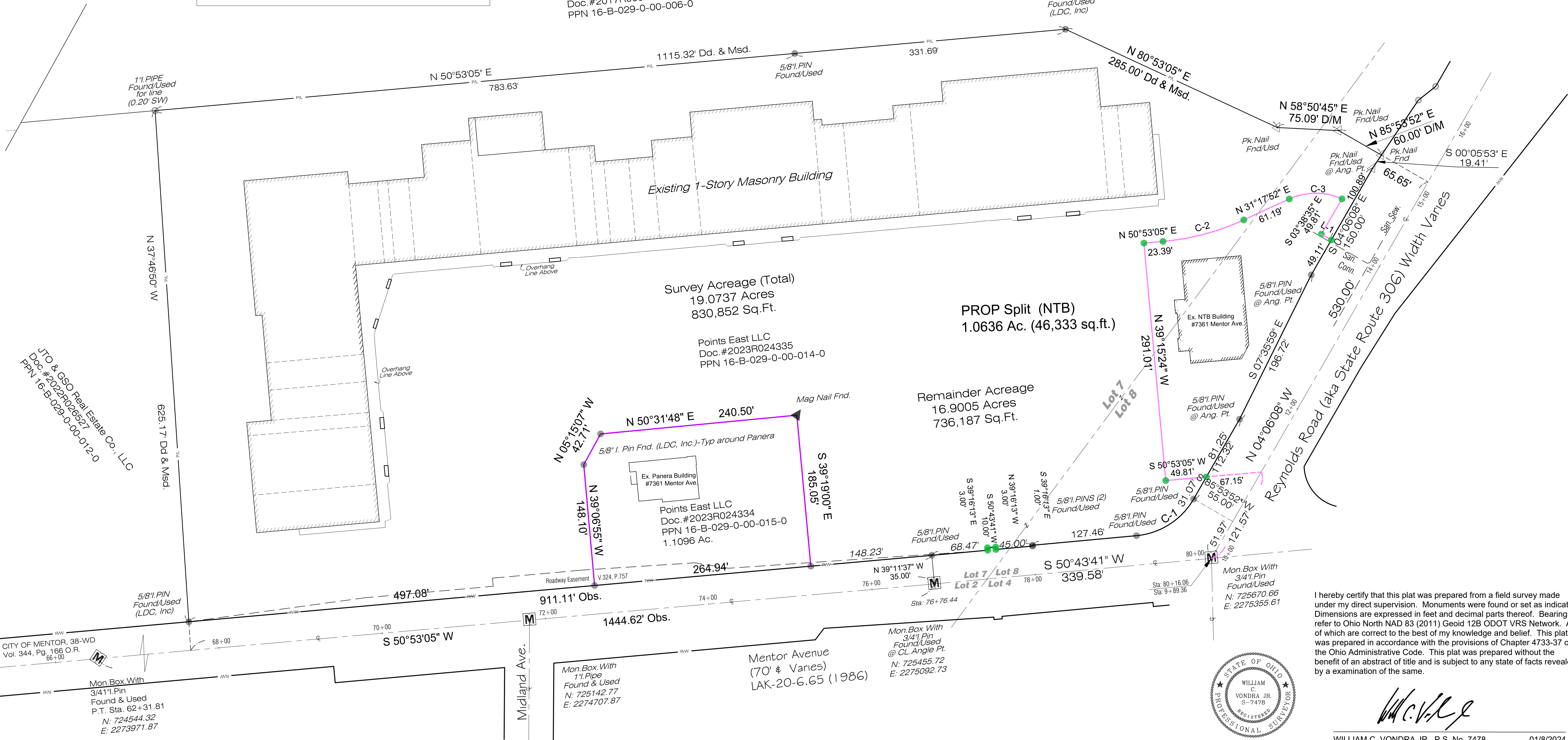
Plat of Lot Split

For: Points East, LLC

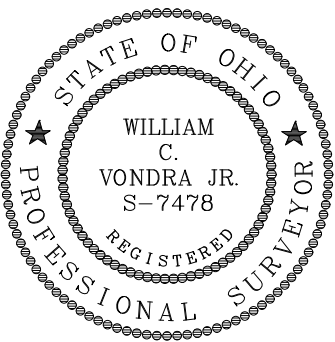
Situated in the City of Mentor, County of Lake and State of Ohio & Known as being part of Original Township Lot No's. 7 & 8, Tract 4.

JANUARY 2024 Scale 1"=120'

Osborne Inc.
Doc.#2017R003377
PPN 16-B-029-0-00-006-0



I hereby certify that this plat was prepared from a field survey made under my direct supervision. Monuments were found or set as indicated. Dimensions are expressed in feet and decimal parts thereof. Bearings refer to Ohio North NAD 83 (2011) Geoid 12B ODOT VRS Network. All of which are correct to the best of my knowledge and belief. This plat was prepared in accordance with the provisions of Chapter 4733-37 of the Ohio Administrative Code. This plat 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.



WILLIAM C. VONDRA JR., P.S. No. 7478

01/8/2024

REV. No.	DATE	BY	CHK'D



LAND DESIGN consultants
www.LDCinc.net
ENGINEERS PLANNERS SURVEYORS
9025 Osborne Drive Mentor, Ohio 44060
TEL: (440) 255-8463 (440) 951-LAND

Plat of Lot Split
For: NTB
7361 Mentor Ave.
City of Mentor - Lake County - Ohio

DATE 01-8-24
SCALE: HOR. 1"=120'
VERT. 1"=120'
FILENAME Split-NTB
COMPUTER S:
TAB NAME Plat-2023

SHEET 1 OF 1
CONTRACT No.
SEQU1-1801