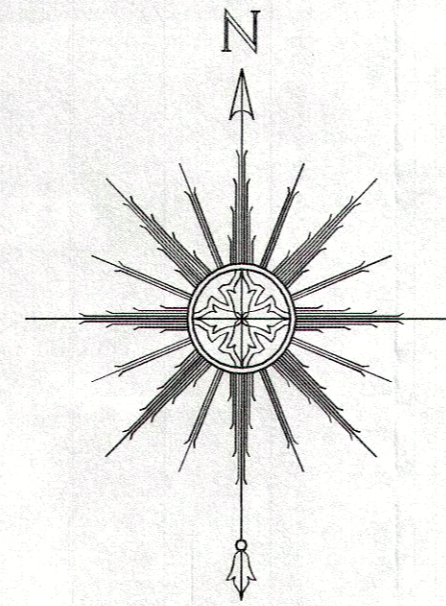


# Boundary Survey & Lot Split: Prepared for Grace Harrison & Ralph Harrison, Co-Trustees of the Harrison Living Trust

Situated in the City of Mentor, County of Lake  
& State of Ohio  
& known as being part of Lot 2, Tract 8

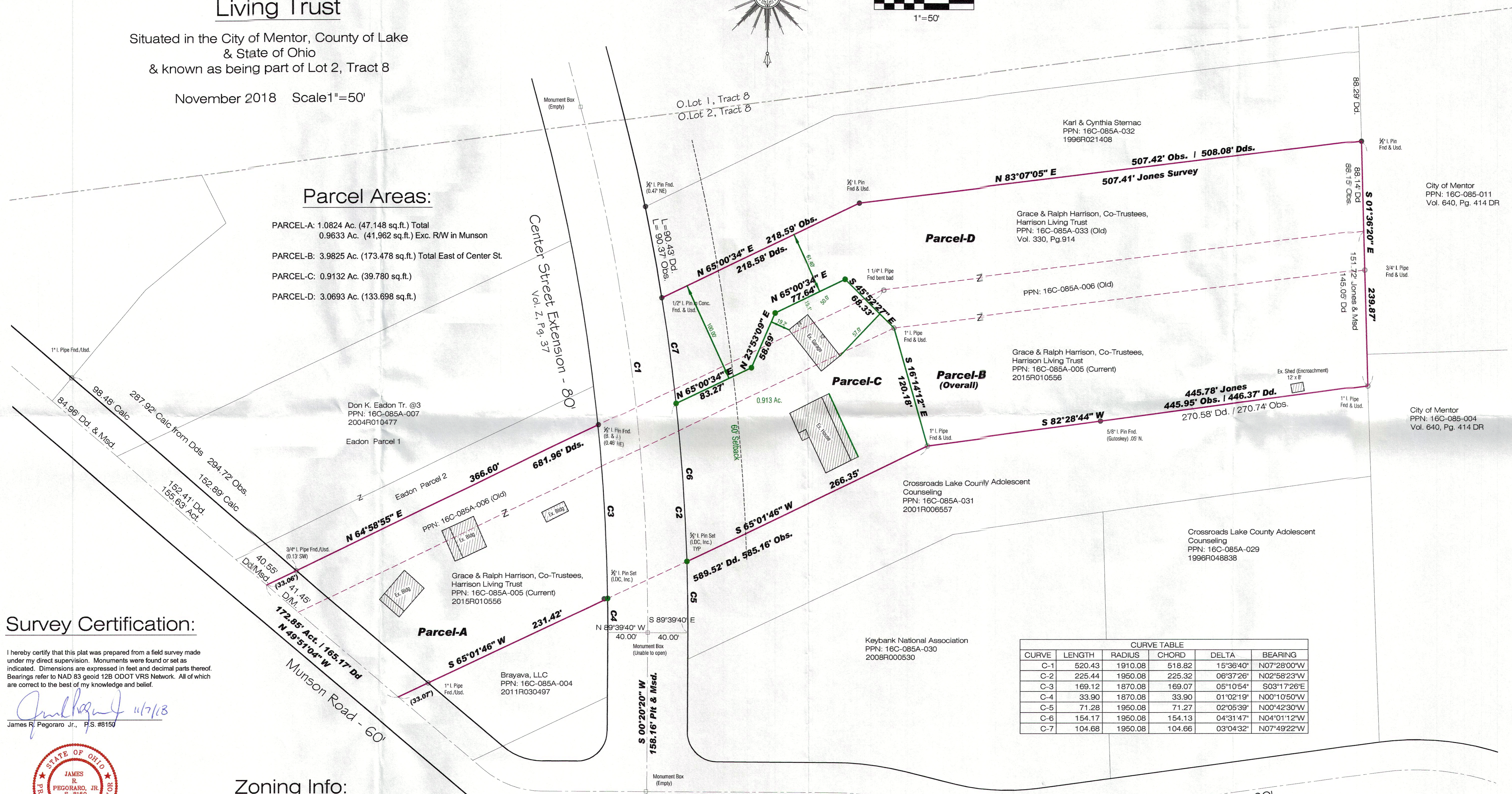
November 2018 Scale 1"=50'



GRAPHIC SCALE  
0 50  
1"=50'

## Parcel Areas:

- PARCEL-A: 1.0824 Ac. (47,148 sq.ft.) Total  
0.9633 Ac. (41,962 sq.ft.) Exc. R/W in Munson
- PARCEL-B: 3.9825 Ac. (173,478 sq.ft.) Total East of Center St.
- PARCEL-C: 0.9132 Ac. (39,780 sq.ft.)
- PARCEL-D: 3.0693 Ac. (133,698 sq.ft.)



## Survey Certification:

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 NAD 83 geoid 12B ODOT VRS Network. All of which are correct to the best of my knowledge and belief.

*James R. Pegoraro Jr.*  
James R. Pegoraro Jr., P.S. #8150



## Zoning Info:

- PARCEL-A: Located in the City of Mentor's B-1 Business District
- PARCEL-B: Located in the City of Mentor's R-4 Residential District

22,000 sq.ft. Min Lot area  
100' Width (Min)  
60' Front Setback (Min)  
50' Rear Setback (Min)  
15' Each Side (Min)

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	DELTA	BEARING
C-1	520.43	1910.08	518.82	15°36'40"	N07°28'00"W
C-2	225.44	1950.08	225.32	06°37'26"	N02°58'23"W
C-3	169.12	1870.08	169.07	05°10'54"	S03°17'26"E
C-4	33.90	1870.08	33.90	01°02'19"	N00°10'50"W
C-5	71.28	1950.08	71.27	02°05'39"	N00°42'30"W
C-6	154.17	1950.08	154.13	04°31'47"	N04°01'12"W
C-7	104.68	1950.08	104.66	03°04'32"	N07°49'22"W

Boundary Survey & Lot Split

**LAND DESIGN consultants**  
www.LDCinc.net  
PLANNERS SURVEYORS  
ENGINEERS  
16650 Chagrin Blvd., Suite 1000  
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TEL: (440) 255-8483 (440) 951-1400  
FAX: (440) 255-9875  
L.D.C. Inc. d.b.a.

DATE 11/5/2018  
SCALE: HOR. 1"=50'  
VERT.  
FILENAME Survey  
COMPUTER S:  
TAB NAME Plat

Harrison Living Trust  
City of Mentor - Lake County - Ohio

SHEET 1 OF 1  
CONTRACT No. HALLE1-1801