

BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF MUNSON ROAD NORTH 89°-25'-03" EAST
STATE PLANE COORDINATES, NAD 83 2011, OHIO NORTH ZONE, GEOID 12 B

LOT 2

TRACT 13

MUNSON ROAD
S.R. 615 - 60' RW

POB

N:744704.8236
E:2281217.3788

S 89°25'03" W
480.00' OBS

N:744709.7034
E:2281697.3540

CITY OF MENTOR
CITY OF MENTOR
ON THE LAKE

LOT 5

TRACT 16

#7923
MUNSON PROFESSIONALS CENTER LLC
DOC. 2021R001135
PPN 19-A-092-A-00-014-0

250.00' DEED OBS

5/8" IRON PIN
FOUND & USED
AT 30.00' CL

#7935
R.J. & T.A. PENKO
DOC. 1997R007552
PPN 16-D-095-E-00-011-0

N 00°14'07" W
249.90' OBS - 250.0' DEED

CAPPED 5/8" IRON
PIN FOUND & USED
AT 29.96' CL "ALBAN"

CAPPED 5/8" IRON
PIN FOUND & USED
"ALBAN"

24" TREE AT
CORNER

S 89°28'27" W
100.18' OBS
100.0' DEED

N 00°21'31" W
232.42' OBS - NO DEED DISTANCE

1/2" IRON PIN FOUND
N 00°32'18" E, 16.18'
FROM THE CORNER

LOT 7

TRACT 12

CAPPED 5/8" IRON PIN
FOUND S 64°48'06" W,
0.14' FROM THE CORNER
"ALBAN"

3.1583 ACRES
#7955
GEORGE A. SOLE
DOC. 2024R015751
PPN 16-D-095-E-00-012-0

CAPPED 5/8" IRON
PIN FOUND & USED
AT 30.00' CL "ALBAN"

POLE

POLE

POLE

618.03' OBS - 617.88' DEED
S 00°21'18" E

WOOD
LATH

WOOD
LATH

CAPPED 5/8" IRON
PIN FOUND & USED
"ALBAN"

#7985
ADVENT EVANGELICAL LUTHERAN
CHURCH
VOL. 555, PG. 1989
PPN 16-D-095-E-00-013-0

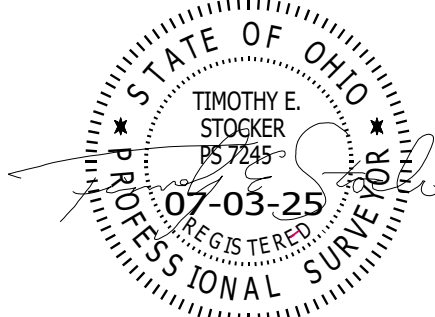


SCALE: 1" = 60'
SURVEY: JUNE 23, 2025
MAP: JULY 3, 2025

HYDE STREET
50' RW

PLAT VOL. F, PG. 1

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



TIMOTHY E. STOCKER, P.S. 7245

RESURVEY OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOT 7, TRACT 12, CITY OF MENTOR, TOWNSHIP NUMBER 10 NORTH, RANGE IX WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO. A RESURVEY OF THE LANDS TO GEORGE A. SOLE, AS RECORDED IN DOCUMENT NUMBER 2024R015751, (PPN 16-D-095-E-00-012-0), IN THE OFFICE OF THE COUNTY RECORDER.

CITY OF MENTOR
ON THE LAKE

295.53' OBS

3/4" IRON PIPE
FOUND & USED
AT 29.95' CL
"BENT NORTH"

LEGEND

- IRON PIN FOUND/SET
- IRON PIPE
- STONE MONUMENT
- ⊗ MONUMENT BOX
- ⊕ P.K. NAIL FOUND/SET
- 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
- OCCUPATION AGREES WITH TITLE LINES AS PREVIOUSLY MONUMENTED EXCEPT AS SHOWN ON THIS PLAT

PREPARED FOR:

GEORGE A. SOLE

PROJECT NAME:

RESURVEY OF LANDS

PROJECT ADDRESS:

7955 MUNSON ROAD
MENTOR, OHIO

PROJECT LOCATION:

LAKE COUNTY, OHIO

JOB NUMBER:

10353

FOR INQUIRIES CONCERNING THIS SURVEY CONTACT:



CRABBS' SURVEYING SERVICE
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PAINESVILLE, OHIO 44077
440-466-2025 / 440-357-5941
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CHK: T. STOCKER, SR
CHK: STOCKER, JR

DRN: S. LOVEJOY
REV:

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