

LOT SPLIT

FOR

RABBINICAL COLLEGE OF TELSHE, INC.

SITUATED IN THE CITY OF WICKLIFFE, COUNTY OF LAKE AND THE STATE OF OHIO,
AND KNOWN AS BEING PART OF ORIGINAL WILLOUGHBY TOWNSHIP LOTS 2 AND 3 OF TRACT 8

ACCEPTANCE

I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN HEREON, DO HEREBY CONSENT TO AND ACCEPT THE LOT SPLIT OF SAME AS SHOWN

OWNER

STATE OF OHIO
COUNTY OF LAKE

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED
WHO ACKNOWLEDGED THE SIGNING OF THE FORGOING INSTRUMENT AND THAT THE SAME WAS THEIR FREE ACT AND DEED IN WITNESS
THEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAT AT _____ OHIO THIS _____ DAY
OF _____

NOTARY

MY COMMISSION EXPIRES _____

APPROVALS

THIS PLAT APPROVED BY THE PLANNING COMMISSION OF THE CITY OF WICKLIFFE, THIS _____ DAY OF _____ 20____

PLANNING COMMISSIONER

THIS PLAT APPROVED BY THE ENGINEER OF THE CITY OF WICKLIFFE THIS _____ DAY OF _____ 20____

CITY ENGINEER

BASIS OF BEARINGS:

THE BASIS OF BEARINGS IS GRID NORTH
OF THE OHIO STATE PLANE COORDINATE
SYSTEM NAD83, NORTH ZONE.

COORDINATES SHOWN HAVE BEEN SCALED
FROM STATE PLANE GRID TO GROUND.
COMBINED SCALE FACTOR:

1.000499839 (GRID TO GROUND)

BASE POINT:

N=703674.732, E=2246438.594

LEGEND

- S SET IRON PIN WITH "ATWELL" CAP
- △ S MAG NAIL SET
- FA FOUND IRON PIN WITH "ATWELL" CAP
- △ FOUND MAG NAIL
- ◎ FOUND MONUMENT AS NOTED
- × MAG NAIL FOUND
- (OBS.) OBSERVED
- (D.) DEED
- (R.) RECORD
- (U.) USED
- (C.) CALCULATED
- VOL. VOLUME
- PG. PAGE
- R/W RIGHT OF WAY
- C/L CENTER LINE
- L/A LIMITED ACCESS RIGHT OF WAY
- SUBJECT PROPERTY BOUNDARY
- EX. ADJACENT BOUNDARY
- EX. EASEMENT
- EX. LOT LINE/SECTION LINE

SURVEY REFERENCES:

DEEDS AS SHOWN.

PLATS
VOL. 34-1
VOL. 48-24
VOL. 6-54
VOL. M-16
VOL. M-50
VOL. N-35
VOL. R-18

ODOT PLANS

-LAK-90/84 0.54/0.43 NOVEMBER 2005
-LAK-84 0.43-1.44 SEPTEMBER 1956
-CUY-090-28.90
-CUY/LAK -90-29.92/0.00 SEPTEMBER 2002

SURVEYS

-LOT SPLIT AND CONSOLIDATION FOR RABBINICAL
COLLEGE OF TELSHE, INC BY ATWELL, DATED
09-11-24 ON FILE WITH LAKE COUNTY TAX MAP
OFFICE



Know what's below.

Call before you dig.

THE LOCATIONS OF EXISTING UNDERGROUND
UTILITIES ARE SHOWN IN AN APPROXIMATE
MAY ONLY HAVE NOT BEEN
INDEPENDENTLY VERIFIED BY THE OWNER
OR ITS REPRESENTATIVE. THE
CONTRACTOR SHALL DETERMINE THE
EXACT LOCATION OF ALL EXISTING UTILITIES
BEFORE COMMENCING WORK, AND AGREES
TO BE FULLY RESPONSIBLE FOR ANY AND
ALL DAMAGES WHICH MIGHT BE
OCCASIONED BY THE CONTRACTOR'S
FAILURE TO EXACTLY LOCATE AND
PRESERVE ANY AND ALL UNDERGROUND
UTILITIES.

NOTICE:
CONSTRUCTION SITE SAFETY IS THE SOLE
RESPONSIBILITY OF THE CONTRACTOR.
NEITHER THE OWNER NOR THE ENGINEER
SHALL BE EXPECTED TO ASSUME ANY
RESPONSIBILITY FOR SAFETY OF THE
WORK, OR ANY NEARBY STRUCTURES, OR
OF ANY OTHER PERSONS.

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INDEPENDENCE, OH 44131
440.348.2000



28400 EUCLID AVE.
CITY OF WICKLIFFE
COUNTY OF LAKE, STATE OF OHIO

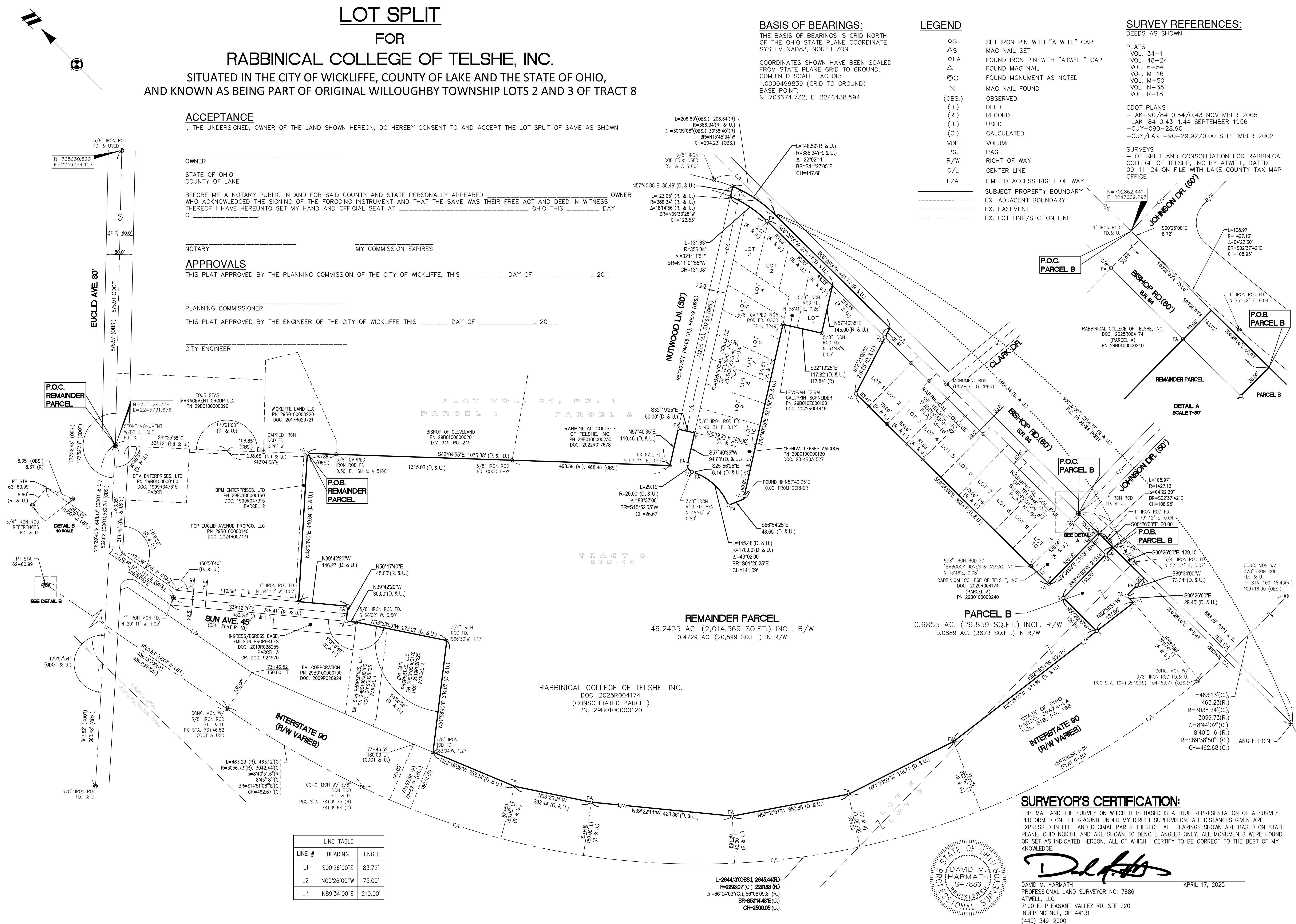
CLIENT
RABBINICAL COLLEGE OF TELSHE INC.
LOT SPLIT

DATE

04-17-2025

REVISIONS
SCALE 0 60 120
1" = 120 FEET
DR. DH CH. MT
P.M. M.TROTTER
BOOK
JOB 24004458
SHEET NO.
1 OF 1

CAD FILE: 24004458_S01.DWG



SURVEYOR'S CERTIFICATION:

THIS MAP AND THE SURVEY ON WHICH IT IS BASED IS A TRUE REPRESENTATION OF A SURVEY
PERFORMED ON THE GROUND UNDER MY DIRECT SUPERVISION. ALL DISTANCES GIVEN ARE
EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. ALL BEARINGS SHOWN ARE BASED ON STATE
PLANE, OHIO NORTH, AND ARE SHOWN TO DENOTE ANGLES ONLY. ALL MONUMENTS WERE FOUND
OR SET AS INDICATED HEREON, ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY
KNOWLEDGE.

DAVID M. HARMATH
PROFESSIONAL LAND SURVEYOR NO. 7886
ATWELL, LLC
7100 E. PLEASANT VALLEY RD. STE 220
INDEPENDENCE, OH 44131
(440) 349-2000

APRIL 17, 2025