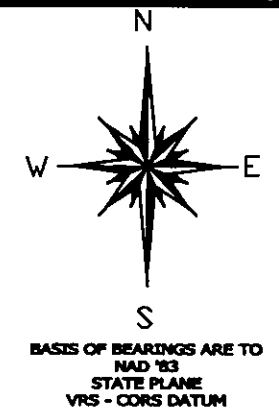


LOT SPLIT & COMBINATION OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOTS 6, 7 & 10, TRACT 4, TOWNSHIP OF MADISON, TOWNSHIP NUMBER 11 NORTH, RANGE VI WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO. A LOT SPLIT & COMBINATION OF THE LANDS TO JOYCE A. KERR, AS RECORDED IN DOCUMENT NUMBER 2009R005556 (PPN 01-A-013-0-00-009-0 & PPN 01-A-012-0-00-001-0) IN THE OFFICE OF THE COUNTY RECORDER.

MIDDLE RIDGE ROAD - 55' RW



COTTAGE GARDENS, INC.
VOL. 270, PG. 518
PPN 01-A-016-0-00-013-0

N 89°28'55" E
249.45' DEED MEAS

CAPPED 5/8" IRON PIN SET

TRACT 4

6" X 6" STONE MONUMENT FOUND & USED

G.L. & J.R. ESCHENAUER
DOC. 2000R009331
PPN 01-A-016-0-00-026-0

#3652
G.L. & J.R. ESCHENAUER
DOC. 1994R008016
PPN 01-A-016-0-00-006-0

LOT 10

LOT 7

LOT 11

1" IRON PIN FOUND & USED WITHIN A MONUMENT BOX ASSEMBLY

3576.87' OBS
S 00°34'20" E

RAIL SPIKE FOUND & USED AT ANGLE POINT

216.98' OBS
S 00°58'27" E

100.01' MEAS
S 00°58'27" E

SPINDLE SPIKE SET

WOOD ROAD - 60' RW

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



TIMOTHY E. STOCKER, P.S. 7245

5.0097 ACRES COMBINED

JOYCE A. KERR
DOC. 2009R005556
PPN 01-A-012-0-00-001-0

CAPPED 5/8" IRON PIN SET

STATE PLANE COORDINATE
N:770499.95
E:2351376.23

N 89°48'56" E
839.48' CALC

1.9254 ACRES SPLIT

POB
SPLIT COMBO

CAPPED 5/8" IRON PIN SET AT 30.00' CL

STATE PLANE COORDINATE
N:770502.56
E:2352185.70

#3738
M.J. PIRO
DOC. 2009R009464
PPN 01-A-013-0-00-017-0

837.90' OBS - 838.07' DEEDS
S 89°48'56" W

5/8" IRON PIN FOUND & USED BENT

246.28' DEED
246.18' OBS
S 88°29'26" W

COTTAGE GARDENS, INC.
DOC. 1990R968631
PPN 01-A-012-0-00-020-0

TRACT 4

LOT 6 LOT 7

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

LEGEND

- IRON PIN FOUND/SET
- ⊙ IRON PIPE
- STONE MONUMENT
- ⊠ MONUMENT BOX
- ⊕ SPINDLE SPIKE FOUND/SET
- ⊗ RAIL SPIKE FOUND/SET
- CALC CALCULATED
- MEAS MEASURED
- OBS OBSERVED
- DEED DEED RECITED
- PLAT PLAT RECITED



SCALE: 1" = 100'
SURVEY: APRIL 20, 2013
MAP: APRIL 22, 2013

PREPARED FOR:

JOYCE A. KERR

PROJECT NAME:
LOT SPLIT & COMBINATION LANDS

PROJECT ADDRESS:
3880 WOOD ROAD
MADISON, OHIO

CHK: T. STOCKER

PROJECT LOCATION:

LAKE COUNTY, OHIO

JOB NUMBER:

5618

DRN: S. LOVEJOY

PAGE 1 OF 1

FOR INQUIRIES CONCERNING THIS SURVEY CONTACT:

CSS CRABBS' SURVEYING SERVICE
P.O. BOX 908
PAINESVILLE, OHIO 44077
1-800-488-3968