

SURVEY REFERENCES

- "MAP OF SURVEY STOCKING ROAD" PERFORMED BY SCOTT A. LANDGRAF, P.S. S-8085 ON BEHALF OF JONES SURVEYING, DATED NOVEMBER 09, 2025.
- "MAP OF SURVEY FOR D. KEVIN & NANCY M. O'REILLY AND EDWARD W. KAMINKSKI TRUSTEE" PERFORMED BY JOSEPH ARTHUR TEMPLE, P.S. 4761 ON BEHALF OF JOSEPH ARTHUR TEMPLE, DATED FEBRUARY 1997, REVISED JUNE 2000.
- LAKE COUNTY DEED RECORDS
- LAKE COUNTY TAX MAPS

BASIS OF BEARING

BEARINGS ARE BASED ON THE CENTERLINE OF STOCKING ROAD, OBSERVED AS SOUTH 88°13'03" WEST FROM MONUMENTS FOUND, PER THE OHIO STATE PLANE COORDINATES SYSTEM, NORTH ZONE (3401), NAD83 (2011), 2010.0 EPOCH, AS DERIVED FROM GNSS OBSERVATIONS PER THE O.D.O.T. RTN (REAL-TIME-NETWORK).

LEGEND

- WOOD FENCE
- OVERHEAD UTILITY WIRES
- SANITARY SEPTIC LINES
- REBAR FOUND AS NOTED
- 5/8" DIAMETER X 30" LONG REBAR WITH "McSTEEN CA 02236" ID CAP SET
- MAG NAIL SET W/ "McSTEEN CA 02236" ID TAG SET
- PIPE FOUND AS NOTED
- CENTERLINE
- R/W RIGHT-OF-WAY
- CALC. CALCULATED DISTANCE OR ANGLE
- OBS. OBSERVED DISTANCE OR ANGLE
- REC. RECORD DISTANCE OR ANGLE
- FD. FOUND
- MON. MONUMENT
- L.C.M.R. LAKE COUNTY MAP RECORDS
- L.C.D.R. LAKE COUNTY DEED RECORDS

INTENT STATEMENT

THE INTENT OF THIS SURVEY IS TO PERFORMED A LOT SPLIT AND CONSOLIDATION OF LAKE COUNTY AUDITOR'S PARCEL NO. 01-A-054-0-00-004-0 NOW OR FORMERLY OWNED BY JOSEPH H. & BELINDA S. KUZMA AS RECORDED IN INSTRUMENT 2021R040428 OF LAKE COUNTY DEED RECORDS AND LAKE COUNTY AUDITOR'S PARCEL NO. 01-A-054-0-00-005-0 NOW OR FORMERLY OWNED BY ERIN J. DERZON AS RECORDED IN INSTRUMENT 2022R031204 OF LAKE COUNTY DEED RECORDS

LINE DATA

LINE	BEARING	DISTANCE
L1	N 88°13'03" E	41.19'
L2	S 88°13'03" W	4.91'
L3	S 88°36'27" W	76.03'

THIS SURVEY IS A BOUNDARY SURVEY PREPARED IN ACCORDANCE WITH CHAPTER 4733-37, OHIO ADMINISTRATIVE CODE, THE INFORMATION, COURSES AND DISTANCES AS SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE. DISTANCES ARE GIVEN IN U.S. SURVEY FEET AND DECIMAL PARTS THEREOF. ALL OF THE VARIOUS SURVEY MONUMENTS SHOWN ON THIS PLAT AS FOUND OR USED ARE IN GOOD CONDITION, APPEAR UNDISTURBED, AND ARE AT APPROXIMATELY GROUND LEVEL UNLESS OTHERWISE NOTED.

Ronald W. Hinton
RONALD W. HINTON
REG. PROF. SURV. No. 7917



Job No.: 526-00049
Field Date: March 30, 2026
Survey Date: April 3, 2026
Revised: June 4, 2026
Drawn By: TEE & JEC

LOT SPLIT/CONSOLIDATION SURVEY

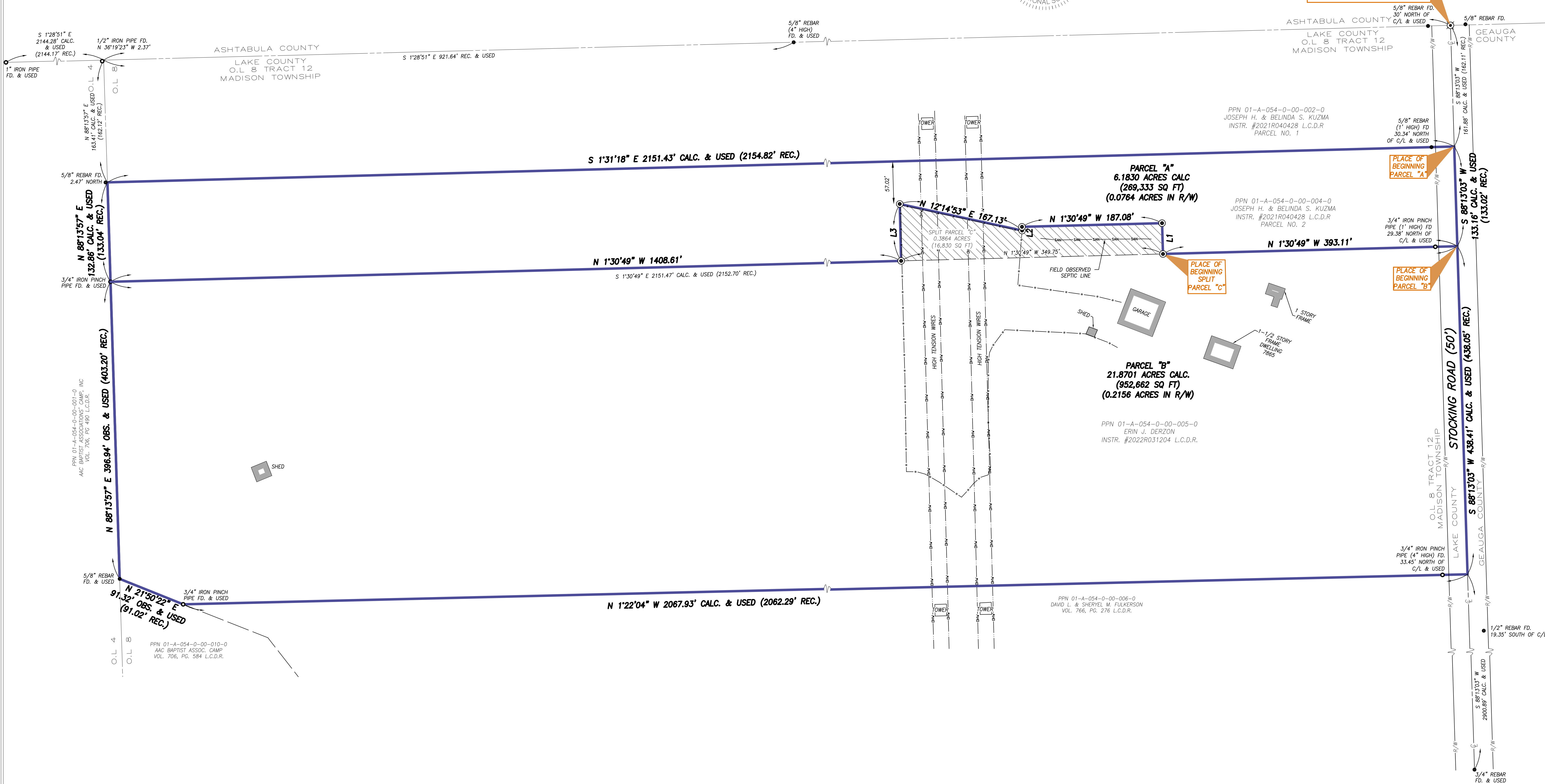
FOR
7865 STOCKING ROAD
KNOWN AS BEING PART OF ORIGINAL MADISON TOWNSHIP LOT 8 TRACT 12, RANGE 6 WEST, TOWNSHIP 11 NORTH OF THE CONNECTICUT WESTERN RESERVE SURVEY, NOW SITUATED IN THE

TOWNSHIP OF MADISON
COUNTY OF LAKE - STATE OF OHIO

McSteen
LAND SURVEYORS

1415 East 286th Street Wickliffe, OH 44092
Phone: 440.585.9800 www.mcsteen.com

POINT OF COMMENCEMENT
OHIO STATE PLANE COORDINATES
SYSTEM NORTH ZONE (3401)
N: 748706.9366, E: 2377249.0973



PPN 01-A-054-0-00-005-0
ERIN J. DERZON
INSTR. #2022R031204 L.C.D.R.

PPN 01-A-054-0-00-006-0
DAVID L. & SHERYL M. FULKERSON
VOL. 766, PG. 276 L.C.D.R.