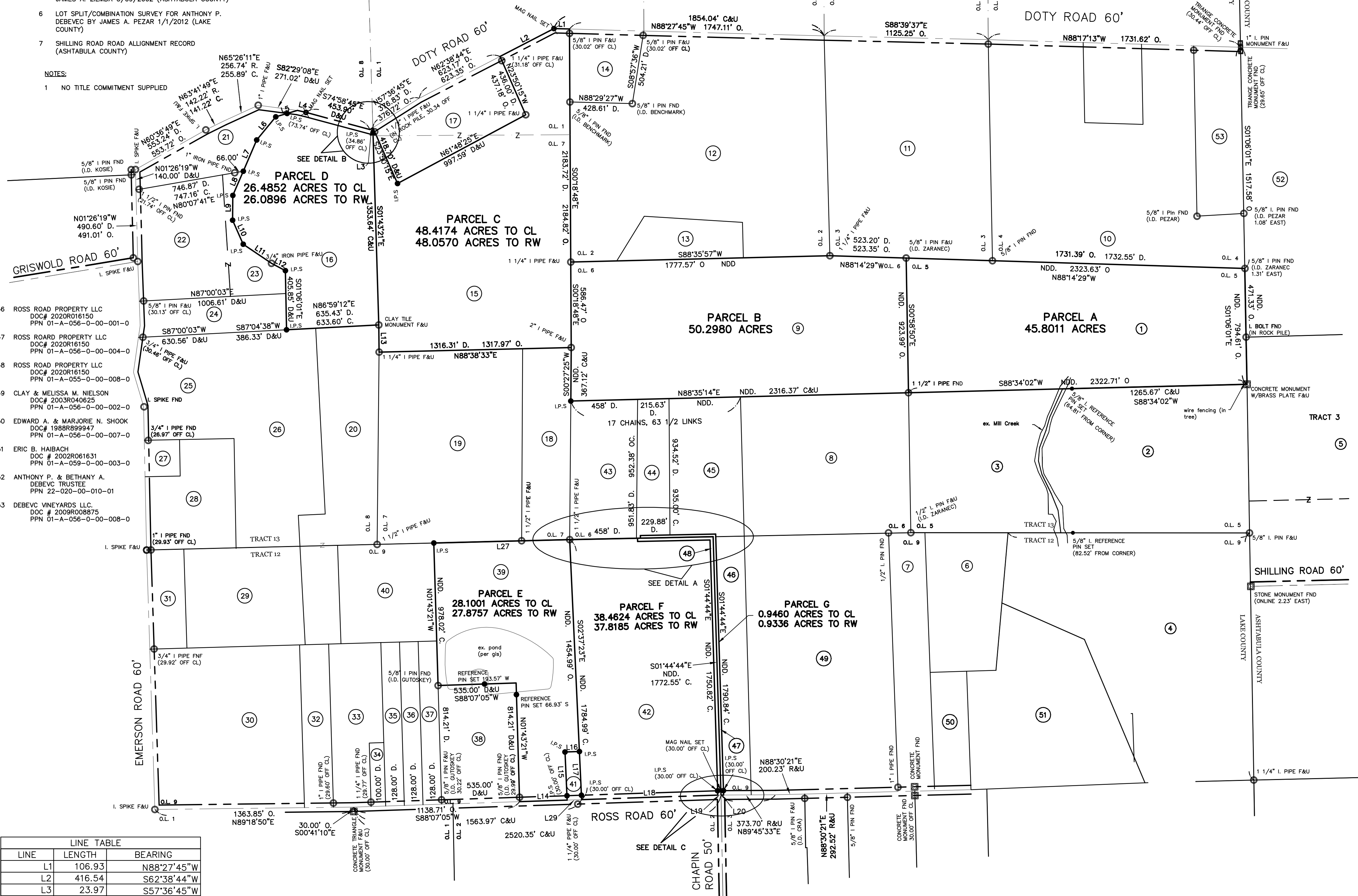


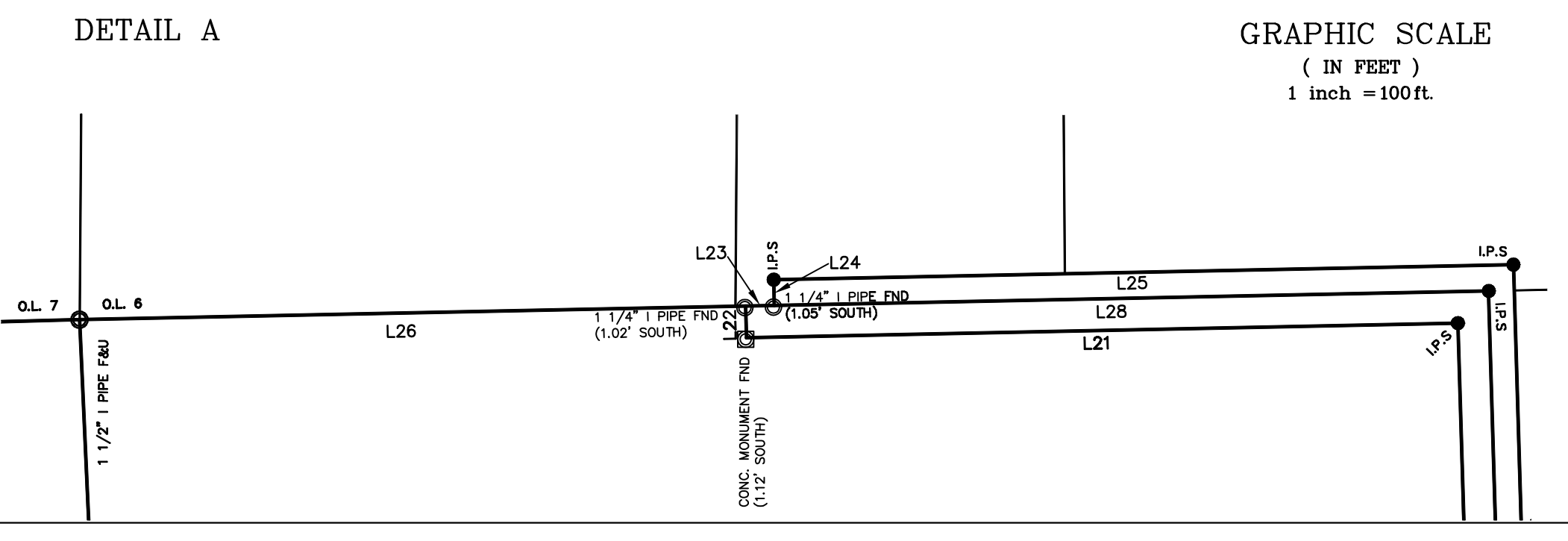
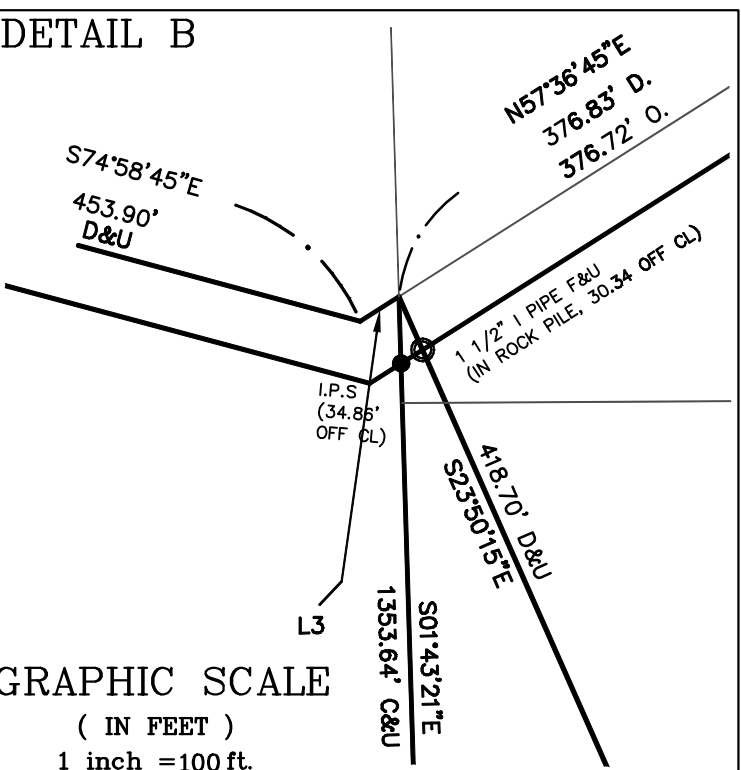
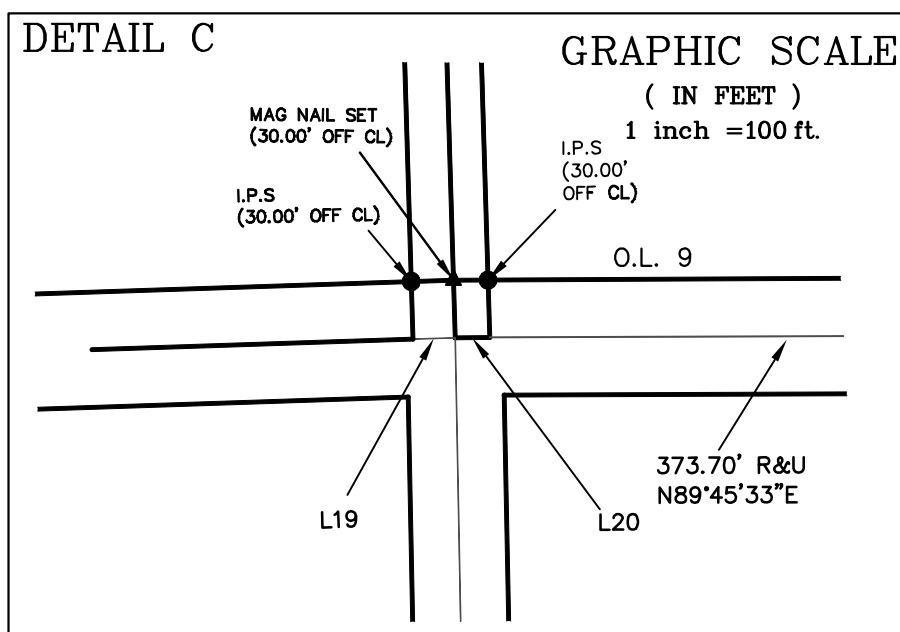
- PROPERTY DETAILS:
- ROSS ROAD PROPERTY LLC
DOC# 2024R02187
PPN 01-A-060-0-00-001-0
PARCEL NO. 2
 - ROSS ROAD PROPERTY LLC
DOC# 2024R02187
PPN 01-A-060-0-00-008-0
 - CLAY AND MELISSA M. NIELSON
DOC# 2021R05444
PPN 01-A-060-0-00-007-0
 - ROBERT G. AND MARY E. ROTH
DOC# 1988R900909
PPN 01-A-056-0-00-008-0
 - PETER PUJIESE
BK. 509 PG. 1807-1808
PPN 22-020-00-006-00
 - EDWARD A. AND MARJORIE N. SHOOK
PPN 01-A-056-0-00-006-0
 - EDWARD A. AND MARJORIE N. SHOOK
PPN 01-A-056-0-00-005-0
 - CLAY AND MELISSA M. NIELSON
DOC# 2023R040625
PPN 01-A-060-0-00-006-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-060-0-00-002-0
 - ANTHONY P. DEBEVC
DOC# 2009R008876
PPN 01-A-058-0-00-003-0
 - ANTHONY P. DEBEVC
DOC# 2018R019807
PPN 01-A-059-0-00-010-0
 - SUZANNE BURK
DOC# 2025R001741
PPN 01-A-058-0-00-002-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-058-0-00-003-0
 - P S & T J
DOC# 2016R011901
PPN 01-A-058-0-00-005-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-061-0-00-011-0
 - ROSS ROAD PROPERTY LLC
DOC# 2024R02187
PPN 01-A-061-0-00-004-0
 - JAYSON M. FABIAN
DOC# 2005R055609
PPN 01-A-061-0-00-001-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-061-0-00-002-0
 - ROSS RD PROPERTIES LLC
DOC# 2020R016150
PPN 01-A-061-0-00-003-0
 - ROSS ROAD PROPERTIES LLC
DOC# 2020R016150
PPN 01-A-061-0-00-012-0
 - ELIZABETH BASKIN TRUSTEE
DOC# 2024R011335
PPN 01-A-061-0-00-013-0
 - JOHN R. ROTH
DOC# 99051233
PPN 01-A-061-0-00-007-0
 - JOHN R. ROTH
VOL. 1 PG. 220
PPN. 01-A-061-0-00-005-0
 - PENNY A. SCOTT
DOC# 2016R008674
PPN 01-A-061-0-00-015-0
 - JOSEPH M. & MARY SULLENS
DOC# 2019R022286
PPN 01-A-061-0-00-014-0
 - DEBART LLC
DOC# 2017R008600
PPN 01-A-061-0-00-010-0
 - DEBART LLC
DOC# 2017R008600
PPN 01-A-061-0-00-009-0
 - DEBART LLC
DOC# 2017R008600
PPN 01-A-061-0-00-008-0
 - DEBART LLC
DOC# 2017R008600
PPN 01-A-55-0-00-010-0
 - DEBART LLC
DOC# 2017R008600
PPN 01-A-055-0-00-003-0
 - ESTHER R. BERIS
DOC# 2015R005620
PPN 01-A-055-0-00-001-0
 - 7263 ROSS ROAD LLC
DOC# 2021R006058
PPN 01-A-055-0-00-004-0
 - BILLIE WILLIS & BOBBIE OWENS
DOC# 2017R014293
PPN 01-A-055-0-00-009-0
 - BOBBIE OWENS
DOC# 2015R026367
PPN 01-A-055-0-00-013-0
 - JOHN A. OWENS
PPN 01-A-055-0-00-015-0
 - BOBBIE OWENS
DOC# 2015R026367
PPN 01-A-055-0-00-011-0
 - MELISSA A. OWENS
PPN 01-A-055-0-00-014-0
VOL. 97 PG. 933
 - DAVID M. LENZ TRUSTEE
DOC #2021R008057
PPN 01-A-055-0-00-005-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-055-0-00-012-0
 - ROSS ROAD PROPERTY LLC
DOC# 2023R016152
PPN 01-A-055-0-00-006-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-055-0-00-007-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-060-0-00-003-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-060-0-00-004-0
 - ROSS ROAD PROPERTY LLC
DOC# 2020R016150
PPN 01-A-060-0-00-005-0

- REFERENCES USED:
- DEEDS OF RECORD
 - COUNTY TAX MAPS
 - MAP OF SURVEY FOR WILLIAM HENDRICK BY JAMES A. ZIEMBA 11/27/2002 (ASHTABULA COUNTY)
 - MAP OF SURVEY FOR MICHAEL AND MARIANNE BRADY BY JAMES A. ZIEMBA 4/29/2005 (ASHTABULA COUNTY)
 - MAP OF SURVEY FOR ROGER AND JANE SIBELL BY JAMES A. ZIEMBA 3/09/2002 (ASHTABULA COUNTY)
 - LOT SPLIT/COMBINATION SURVEY FOR ANTHONY P. DEBEVC BY JAMES A. PEZAR 1/1/2012 (LAKE COUNTY)
 - SHILLING ROAD ROAD ALIGNMENT RECORD (ASHTABULA COUNTY)
- NOTES:
- NO TITLE COMMITMENT SUPPLIED



LINE TABLE		
LINE	LENGTH	BEARING
L1	106.93	N88°27'45"W
L2	416.54	S62°38'44"W
L3	23.97	S57°36'45"W
L4	60.48	N77°02'31"W
L5	154.59	S73°30'32"W
L6	205.84	S39°29'32"W
L7	233.15	S23°10'22"W
L8	180.77	S23°25'56"W
L9	170.00	S00°29'46"W
L10	180.00	S23°49'34"E
L11	234.16	S55°56'14"E
L12	107.70	S62°14'09"E
L13	186.26	S00°41'58"E
L14	326.26	N88°07'05"E
L15	330.00	N02°37'23"W
L16	99.00	N88°07'05"E
L17	330.00	S02°37'23"E
L18	934.38	N88°07'05"E
L19	22.00	N88°07'05"E
L20	18.02	N89°45'33"E
L21	496.74	S88°50'03"W
L22	22.00	N02°35'59"W
L23	20.00	N88°50'03"E
L24	18.00	N00°27'25"E
L25	516.49	N88°50'03"E

L26	465.10	S88°50'03"W
L27	932.21	S88°34'19"W
L28	498.67	N88°50'03"E
L29	99.00	N88°07'05"E



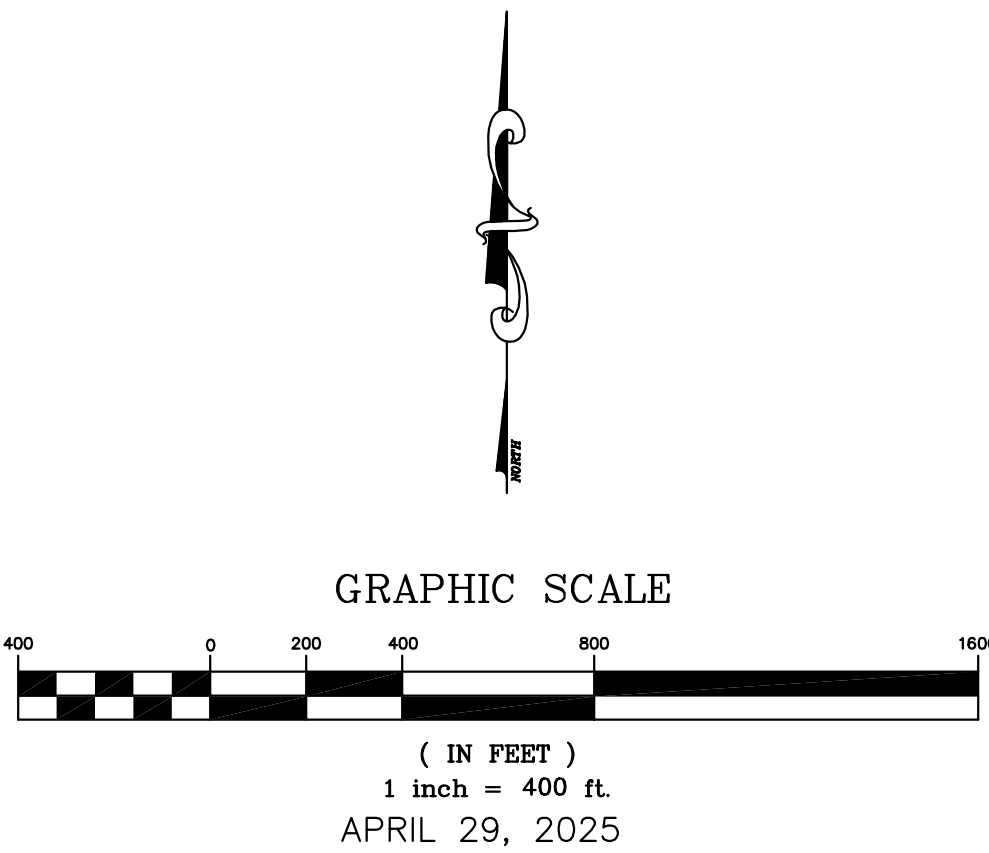
PLAT OF SURVEY For ROSS ROAD PROPERTY LLC

SITUATED IN THE TOWNSHIP OF MADISON, COUNTY OF LAKE AND
THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL
LOTS 1,5,6,7,8,9 TRACTS 12 AND 13.

PREPARED FOR:
ROSS ROAD PROPERTY LLC
7497 ROSS ROAD
MADISON, OHIO 44057

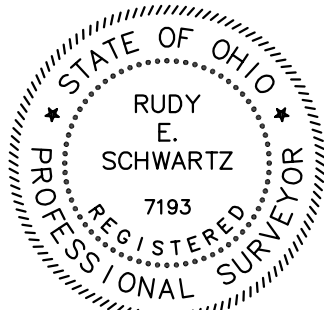
SYMBOL LEGEND	
	TELEPHONE PEDISTAL
	TRANSFORMER
	CURBS INLET
	MANHOLE
	WATER VALVE
	FIRE HYDRANT
	YARD DRAIN
	POWER POLE
	LIGHT POLE
	LIGHT POWER POLE
	CABLE TV BOX
	GUARD POST
	CATCH BASIN
	WATER VALVE
	GUY WIRE
	GAS VALVE
	MAIL BOX
	GAS VALVE
	CLEAN OUT

LEGEND	
•	ips 5/8" X 30" Iron Pin Set (I.D. SCHWARTZ # 7193)
○	i.Pin Iron Pin
○	i.Pipe Iron Pipe
□	Mon. Monument
Fe	Fence post
□	Mag Mag Nail Set
✕	Fnd. Found
D.	Deed
R/Rec	Record
M/Msd	Measured
O/Obs	Observed
C/Calc	Calculated
U.	Used
D.R.	Deed Record
O.R.	Official Record
C.L. C/L	Centerline
e/p	Edge of Pavement
P	Plat record information



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 ARE BASED UPON TRUE NORTH USING THE
ODOT CORS NETWORK. ALL OF WHICH ARE CORRECT TO THE BEST
OF MY KNOWLEDGE AND BELIEF. THIS PLAT WAS PREPARED IN
ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE
OHIO ADMINISTRATIVE CODE.

RUDY E. SCHWARTZ, P.S. #7193
Date 4-29-2025



PREPARED BY:
SCHWARTZ LAND SURVEYING INC.
RUDY E. SCHWARTZ
PROFESSIONAL SURVEYOR
12121 KINSMAN ROAD
NEWBURY, OHIO 44065
440-564-8174 Fax: 440-564-8285