



Know what's below.  
Call before you dig.

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND 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 OF PERSONS ENGAGED IN THE WORK OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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INDIAN CREEK, OHIO 44034-3492

COWLES LOT TRACT 2  
MADISON TOWNSHIP  
LAKE COUNTY, OHIO

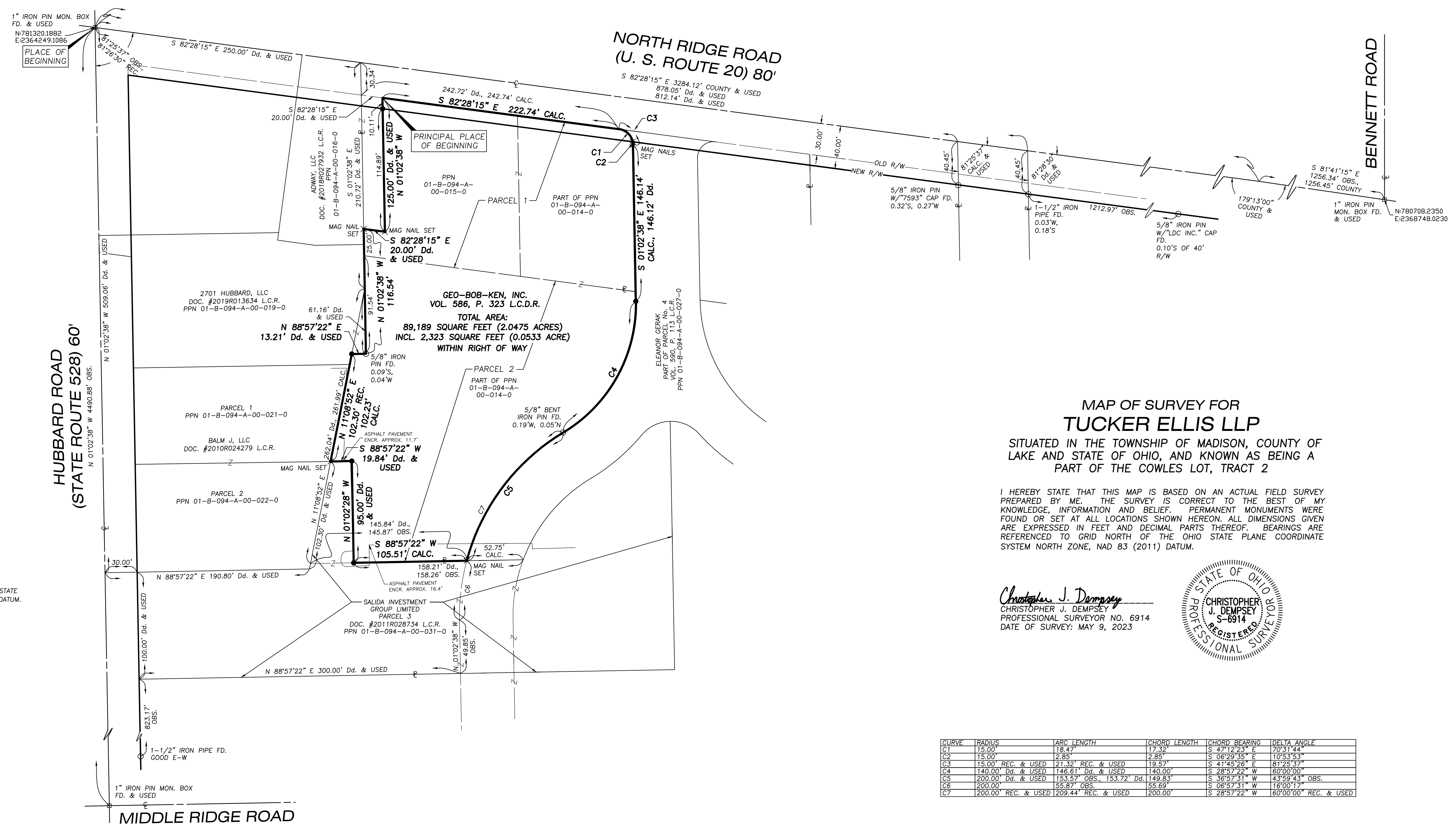
TUCKER ELLIS LLP  
BOUNDARY SURVEY

CLIENT DATE  
TUCKER ELLIS LLP May 17, 2023

Table with 2 columns: DATE, COMMENT. Multiple empty rows for revisions.

REVISIONS  
SCALE 0 50 100  
1" = 50 FEET  
DR. MS CH. CD  
P.M. DEMPSEY  
BOOK  
JOB 23002647  
SHEET NO. 1

REFERENCE: 23000727

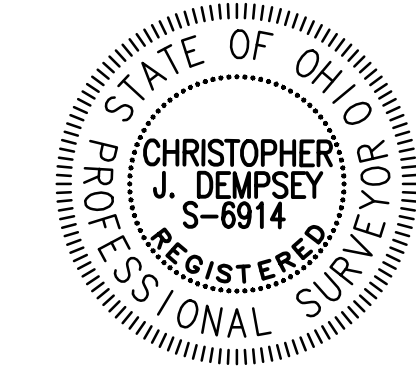


### MAP OF SURVEY FOR TUCKER ELLIS LLP

SITUATED IN THE TOWNSHIP OF MADISON, COUNTY OF LAKE AND STATE OF OHIO, AND KNOWN AS BEING A PART OF THE COWLES LOT, TRACT 2

I HEREBY STATE THAT THIS MAP IS BASED ON AN ACTUAL FIELD SURVEY PREPARED BY ME. THE SURVEY IS CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF. PERMANENT MONUMENTS WERE FOUND OR SET AT ALL LOCATIONS SHOWN HEREON. ALL DIMENSIONS GIVEN ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE REFERENCED TO GRID NORTH OF THE OHIO STATE PLANE COORDINATE SYSTEM NORTH ZONE, NAD 83 (2011) DATUM.

*Christopher J. Dempsey*  
CHRISTOPHER J. DEMPSEY  
PROFESSIONAL SURVEYOR NO. 6914  
DATE OF SURVEY: MAY 9, 2023



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	15.00'	18.47'	17.32'	S 47°12'23" E	70°31'44"
C2	15.00'	2.85'	2.85'	S 06°29'55" E	10°33'53"
C3	15.00' REC. & USED	21.32' REC. & USED	19.57'	S 41°45'26" E	81°25'37"
C4	140.00' Dd. & USED	146.61' Dd. & USED	140.00'	S 28°57'22" W	60°00'00"
C5	200.00' Dd. & USED	153.57' OBS.; 153.72' Dd.	149.83'	S 36°57'51" W	43°59'43" OBS.
C6	200.00'	55.87' OBS.	55.69'	S 06°57'51" W	16°00'17"
C7	200.00' REC. & USED	209.44' REC. & USED	200.00'	S 28°57'22" W	60°00'00" REC. & USED

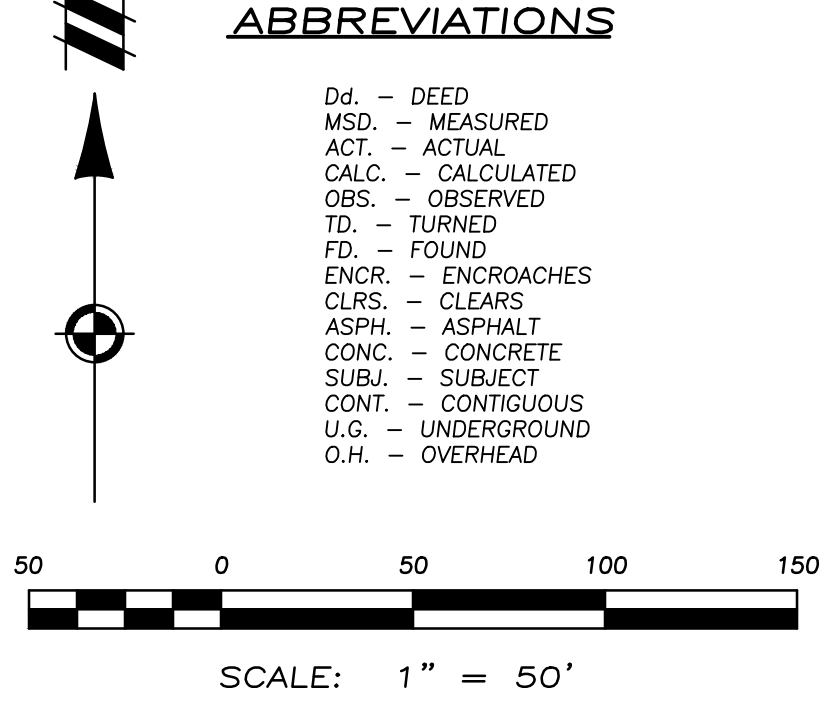
HORIZONTAL DATUM  
HORIZONTAL BASIS OF BEARINGS:  
BEARINGS ARE REFERENCED TO GRID NORTH OF THE OHIO STATE PLANE COORDINATE SYSTEM NORTH ZONE, NAD 83 (2011) DATUM.

#### LEGEND

- DENOTES 5/8" IRON PIN SET WITH "DEMPSEY P.S. 6914" CAP (UNLESS OTHERWISE NOTED)
- ⊗ MAG NAIL SET

#### ABBREVIATIONS

- Dd. - DEED
- MSD. - MEASURED
- ACT. - ACTUAL
- CALC. - CALCULATED
- OBS. - OBSERVED
- TD. - TURNED
- FD. - FOUND
- ENCR. - ENCLOSED
- CLRS. - CLEARS
- ASPH. - ASPHALT
- CONC. - CONCRETE
- SUBL. - SUBJECT
- CONT. - CONTIGUOUS
- U.G. - UNDERGROUND
- O.H. - OVERHEAD



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