

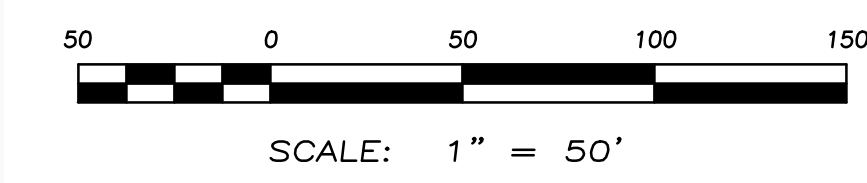
HORIZONTAL DATUM
 HORIZONTAL BASIS OF BEARINGS:
 BEARINGS ARE REFERENCED TO GRID NORTH OF THE OHIO STATE PLANE COORDINATE SYSTEM NORTH ZONE, NAD 83 (2011) DATUM.

LEGEND

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

ABBREVIATIONS

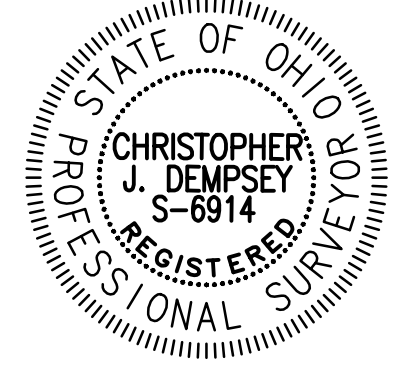
- Dd. - DEED
- MSD. - MEASURED
- ACT. - ACTUAL
- CALC. - CALCULATED
- OBS. - OBSERVED
- TD. - TURNED
- FD. - FOUND
- ENCR. - ENCROACHES
- CLRS. - CLEARS
- ASPH. - ASPHALT
- CONC. - CONCRETE
- SUBJ. - SUBJECT
- CONT. - CONTIGUOUS
- U.G. - UNDERGROUND
- O.H. - OVERHEAD



**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: MARCH 27, 2023



CURVE	RADIUS	REC. & USED	ARC LENGTH	REC. & USED	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	15.00'	REC. & USED	25.80'	REC. & USED	22.74'	S 48°14'34" W	98°34'23"
C2	15.00'	REC. & USED	18.46'	REC. & USED	17.32'	S 62°15'53" W	70°31'44"
C3	15.00'	REC. & USED	21.32'	REC. & USED	19.57'	N 47°12'23" W	70°31'44"
C4	15.00'	REC. & USED	146.61'	REC. & USED	140.00'	N 41°45'26" W	81°25'57"
C5	140.00'	Dd. & USED	209.44'	Dd. & USED	200.00'	S 31°02'38" E	60°00'00" Dd. & USED
C6	200.00'	Dd. & USED	157.08'	Dd. & USED	150.00'	N 31°02'38" W	60°00'00" Dd. & USED
C7	150.00'	Dd. & USED	62.82'	Dd. & USED	62.53'	N 51°34'22" W	118°56'32"
C8	190.00'	Dd. & USED	30.28'	Dd. & USED	29.37'	S 64°29'06" W	48°56'32"
C9	35.45'	Dd. & USED	100.61'	OBS.	100.76'	Dd.	98.74'
C10	35.45'	Dd. & USED	153.57'	OBS.	153.72'	Dd.	149.83'
C11	190.00'	Dd. & USED	150.00'	Dd. & USED	148.94'	S 39°29'51" E	43°06'13"
C12	150.00'	Dd. & USED	7.34'	Dd. & USED	7.27'	S 12°58'42" W	28°02'40"
C13	200.00'	Dd. & USED	55.87'	OBS.	55.69'	N 06°57'31" E	16°00'17"
C14	140.00'	Dd. & USED	150.46'	Dd. & USED	148.94'	S 09°29'51" E	16°53'47"
C15	200.00'	Dd. & USED	2.85'	Dd. & USED	2.85'	N 06°29'35" W	10°53'53"
C16	200.00'	REC. & USED	209.44'	REC. & USED	200.00'	N 28°57'22" E	60°00'00" REC. & USED
C17	15.00'		55.87'	OBS.	55.69'	N 06°57'31" E	16°00'17"
C18	15.00'						
C19	200.00'	REC. & USED	55.87'	OBS.	55.69'	N 06°57'31" E	16°00'17"
C20	200.00'						

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 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 PERSONS ENGAGED IN THE WORK OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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COWLES LOT
TRACT 2
MADISON TOWNSHIP
LAKE COUNTY, OHIO

TUCKER ELLIS LLP
BOUNDARY SURVEY

CLIENT: TUCKER ELLIS LLP

DATE: Mar. 31, 2023

DATE COMMENT:

REVISIONS

SCALE 0 50 100
1" = 50 FEET

DR. MS CH. CD

P.M. DEMPSEY

BOOK

JOB 23000727

SHEET NO. 1

CAD FILE: 23000727.BLDWG