

MAP OF SURVEY AND LOT SPLIT

11081 COLBURN ROAD
CONCORD, OHIO

SITUATED IN THE TOWNSHIP OF CONCORD,
COUNTY OF LAKE, STATE OF OHIO AND KNOWN
AS BEING PART OF LOT 14 TRACT 3 OF SAID
TOWNSHIP

LOT 14
TRACT 3

COLBURN ROAD (60')

5/8" PIN IN
MON. BOX
USED

IPS

R/W

S01°00'29"E
30.00'

5/8" PIN IN
MON. BOX

STATE OF OHIO
65B

LA - R/W
S08°51'36"E
398.68'

STATE OF OHIO
65B-LA

IPS

P.C.
4+71.44

R=5854.58'
L=528.98'
Tan=264.67'
Δ=5°10'37"
CH 528.80'
S06°16'18"E

FRATERNAL ORDER OF POLICE LODGE NO. 16
&
FRATERNAL ORDER OF POLICE LODGE NO. 25
08-A-021-0-00-032-0
2012R032701
7.769 AC.
(1.182 AC. R/W)

AUBURN ROAD (60')

IPS

N89°54'54"E
192.24'

IPS

125'

RELOCATED S.R. 44
VOL. N P. 97

R/W PLAN GEA-44-18.30 AND LAK-44-0.00
SHEETS 199 AND 200 OF 203

N00°44'41"E
516.51'

SPLIT PARCEL
2.128 AC.
(0.356 AC. R/W)

1" PIPE FND.

S89°15'19"E
175.07'

IPS

125'

HJF INVESTMENTS
CONCORD LLC
08-A-021-0-00-030-0
2018R002028
LA - R/W

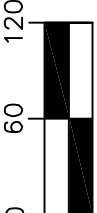
R/W
559.15' OBS.

1" PIPE IN
MON. BOX
USED

GIRDLED ROAD (60')



GRAPHIC SCALE

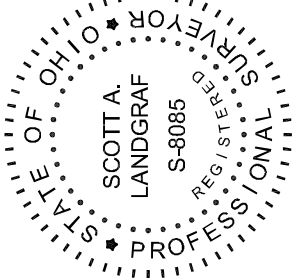


(IN FEET)

1 inch = 120 ft.

DISTANCES ARE SHOWN IN FEET AND
DECIMAL PARTS THEREOF. BEARINGS
SHOWN ARE BASED ON AN ASSUMED
MERIDIAN AND ARE USED TO INDICATE
ANGLES ONLY.
COORDINATES SHOWN ARE BASED UPON
OSPC SYSTEM 3401 NORTH ZONE

THIS MAP REPRESENTS A SURVEY WHICH MEETS THE MINIMUM
STANDARDS FOR A BOUNDARY SURVEY IN THE STATE OF OHIO AS
SPECIFIED IN 4733-37 OF THE O.A.C.. DISTANCES ARE SHOWN IN FEET
AND DECIMAL PARTS THEREOF. MONUMENTS FOUND (IPF) ARE 5/8"
REBAR OR ARE LABELED ACCORDINGLY. SURVEYED IN APRIL 2023. PINS
SET (IPS) ARE 5/8" x 30" REBAR CAPPED S. LANDGRAF P.S. 8085 OR AS
NOTED ON THE MAP, ALL OF WHICH I CERTIFY TO BE CORRECT TO THE
BEST OF MY KNOWLEDGE AND BELIEF. THIS MAP WAS PREPARED
WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND IS SUBJECT TO
ANY STATE OF FACTS REVEALED BY AN EXAMINATION OF SAME AND IS
ALSO SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.



Scott A Landgraf 05-02-23
SCOTT A. LANDGRAF P.S. 8085 DATE



Jones Surveying

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