

Prepared For

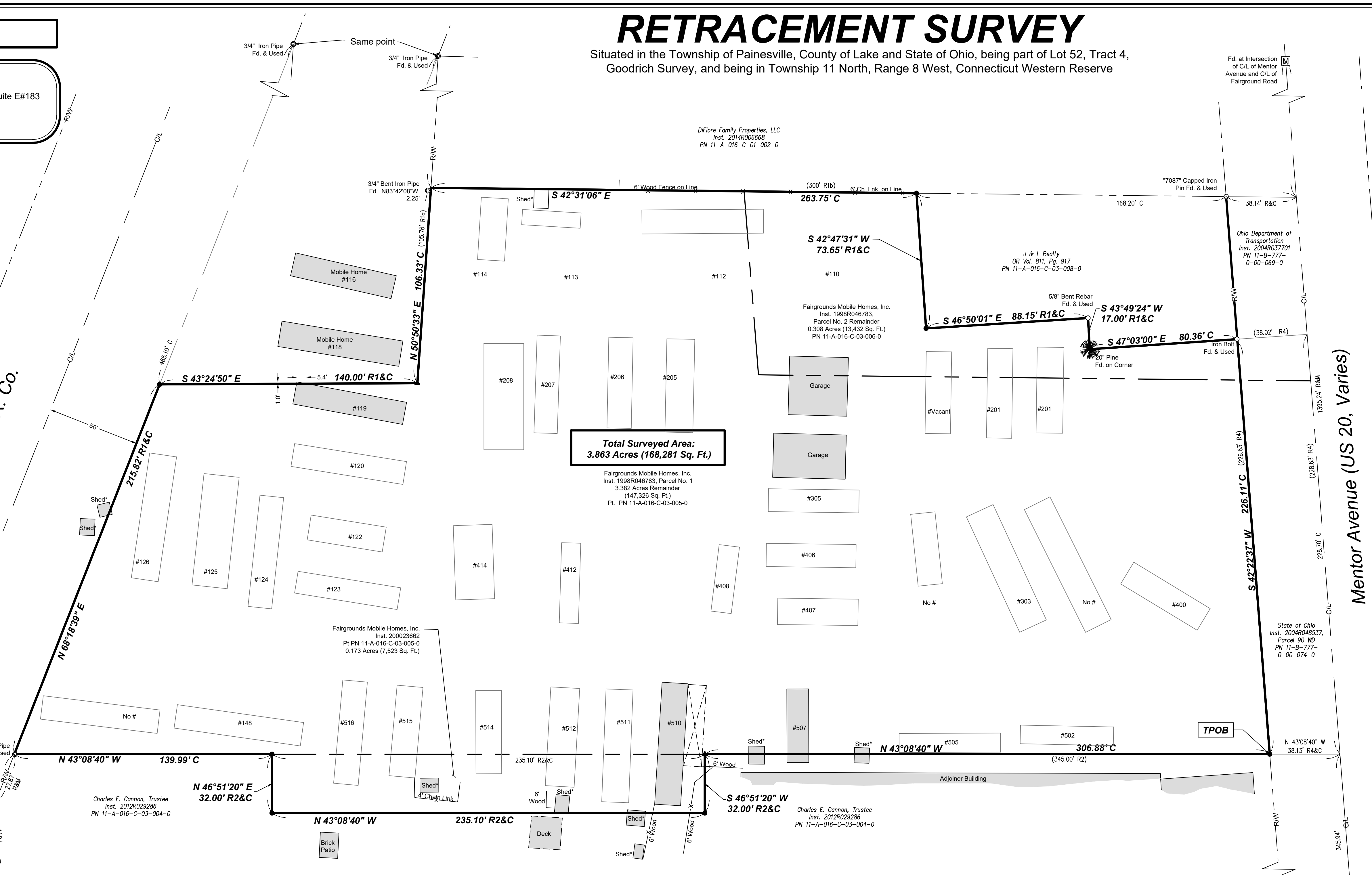


Commercial Real Estate
Due Diligence Management
3465 South Arlington Rd. Suite E#183
Akron, OH 44312
866.290.8121
www.amnational.net

RETRACEMENT SURVEY

Situated in the Township of Painesville, County of Lake and State of Ohio, being part of Lot 52, Tract 4, Goodrich Survey, and being in Township 11 North, Range 8 West, Connecticut Western Reserve

The New York, Chicago & St. Louis R.R. Co.
(The New York, Chicago & St. Louis R.R. Co. v. United States, 160 U.S. 104 (1895))
11-4888-00-300-A



Total Surveyed Area:
3.863 Acres (168,281 Sq. Ft.)

Basis of Bearings

Basis of Bearings is the Centerline of Mentor Avenue, Observed as being South 42°22'37" West from Grid North, Ohio State Plane Coordinate System, North Zone (3401), NAD 83 (2011). Distances are shown in ground.

Legend of Symbols & Abbreviations

P/L	- Property Line	□	- 1" Iron Pin in Mon Box Fd. & Used
CL	- Centerline	○	- Iron Pin Fd. as Noted
⚠	- Potential Encroachment	●	- Iron Pipe Fd. as Noted
C	- Calculated	△	- PK Nail Fd. & Used
M	- Measured	●	- 5/8" Rebar w/Cap Set "DEWITT S-8625"
R	- Record	▲	- Mag Nail/Drill Hole Set
R1	- Inst. 2000R023662		- Surveyed Building Area
R2	- Inst. 1998R046783		- Building Area From Aerial
R3	- Inst. 2002R047259		- Easement Line
R4	- Inst. 2004R048537		- Boundary Line
Surveyed (Record)			
POB	- Point of Beginning		
TPOB	- True Point of Beginning		

General Notes

- (T-01) The posted addresses on site are as shown.
- (T-02) Pertinent documents include deeds as shown, surveys on file at the county engineer's office, ODOT right of way plans and Railroad Valuation Maps.
- (T-03) Gray pad locations are shown from aerial photography.
- (T-04) *Shed is metal or wood frame with no foundation.

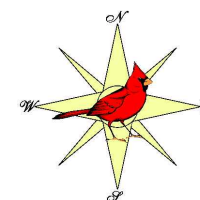
Certification

I certify that the parcel shown hereon has been surveyed by me or under my direct supervision in accordance with the Minimum Standards For Boundary Surveys, Ohio Administrative Code, Chapter 4733.37.

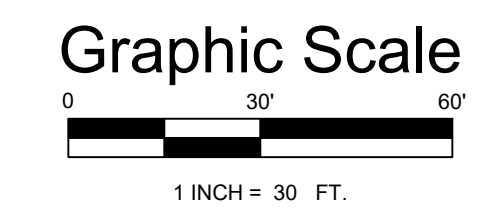
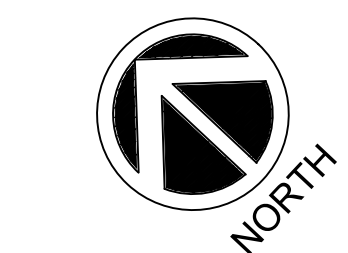
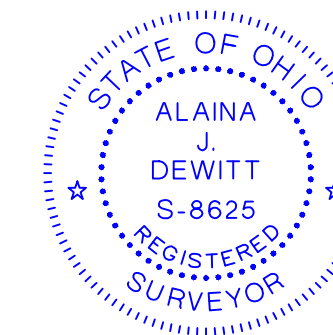
Prepared By

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By: *Alaina J. DeWitt*
Alaina J. DeWitt, P.S.
License No. S-8625
Field Date: June 14, 2020
Date of Last Revision: August 20, 2020



BY:	DATE:	COMMENT:
AJD	06.26.2020	ADD INFO
AJD	08.20.2020	COUNTY COMMENTS