

BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF PARK ROAD NORTH 01°-02'-44" WEST

LEGEND

- IRON PIN FOUND/SET
- ⊙ IRON PIPE
- STONE MONUMENT
- ⊠ MONUMENT BOX
- ⊙ P.K. NAIL FOUND/SET
- DRILL HOLE FOUND
- CALC CALCULATED
- MEAS MEASURED
- OBS OBSERVED
- DEED DEED RECITED
- PLAT PLAT RECITED

NOTES & REFERENCES

- ALL IRON PIN SET ARE 5/8" X 30" REBAR WITH CAP "CRABBS 7245".
- DEEDS OF RECORD
- OCCUPATION AGREES WITH TITLE LINES AS PREVIOUSLY MONUMENTED EXCEPT AS SHOWN ON THIS PLAT

ITEMS OF INTEREST

- NOTE 1 : SHARED STONE DRIVE
- NOTE 2 : ADJOINERS FENCE IS OVER THE LINE AS SHOWN
- NOTE 3 : ADJOINERS BLACKTOP DRIVE IS OVER THE LINE AS SHOWN

RESURVEY OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOT 30, TRACT 1, TOWNSHIP OF PAINESVILLE, TOWNSHIP NUMBER 11 NORTH, RANGE VIII WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO. A RESURVEY OF THE LANDS TO COY & VICKIE HILLIARD, AS RECORDED IN DOCUMENT NUMBER 2005R040447, (PPN 11-B-033-C-00-014-0), IN THE OFFICE OF THE COUNTY RECORDER.

#404
P.G. & L.A. GUZZI
DOC. 1998R020727
PPN 11-B-033-C-00-021-0

N 89°58'07" E
300.92' OBS - 300.98' DEED

1.1815 ACRES
#396

COY & VICKIE HILLIARD
DOC. 2005R040447
PPN 11-B-033-C-00-014-0

#386
N.E. LAWSON
DOC. 2022R020155
PPN 11-B-033-C-00-015-0

CAPPED 5/8" IRON PIN FOUND S 89°57'29" W, 0.94' FROM THE CORNER "B & J"

S/L 23
171.47'
PLAT OBS

72.41' OBS

S/L 24
S/L 25

109.68' OBS
S 00°57'02" E
S/L 26

PARK ESTATES
SUBDIVISION
PLAT VOL. W, PG. 19

1 1/2" IRON PIPE FOUND S 89°55'41" W, 0.13' FROM THE CORNER

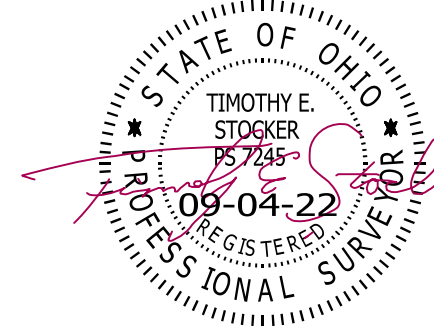
THIS SURVEY WAS PERFORMED TO AN ACCURACY AS SET FORTH IN THE 2003 OHIO ADMINISTRATIVE CODE 4733-37.



SCALE: 1" = 50'

SURVEY: SEPTEMBER 4, 2022

MAP: SEPTEMBER 4, 2022



TIMOTHY E. STOCKER, P.S. 7245

PARK ROAD
40' RW

MANHATTAN PARKWAY
60' RW

N 01°02'44" W
266.08' OBS

110.01' MEAS - 110' DEED

MEAS
20.00'

SEE NOTE 2
SAN MH

ADJ FRAME GARAGE

466.68' OBS - 458.17' DEED
S 89°55'41" W

ADJOINERS WOOD FENCE

CAPPED 5/8" IRON PIN FOUND S 89°59'10" W, 1.86' FROM THE CORNER "B & J" L 1

CAPPED 5/8" IRON PIN FOUND & USED "CAP SMASHED"

CAPPED 5/8" IRON PIN FOUND & USED "CAP SMASHED"

5/8" IRON PIN FOUND BENT, S 83°37'14" E, 0.35' FROM THE CORNER

CAPPED 5/8" IRON PIN FOUND & USED "CAP SMASHED"

SEE NOTE 1

POB

SPINDLE SPIKE FOUND & USED
SEE NOTE 3

PLAT VOL. X, PG. 33

469.87' OBS
N 89°18'28" E
OBS
30.00'

5/8" IRON PIN FOUND & USED WITHIN A MON BOX ASSEMBLY

5/8" IRON PIN FOUND & USED WITHIN A MON BOX ASSEMBLY

THATCHER DRIVE
60' RW

LINE	BEARING	DISTANCE
L 1	N 89°58'03" E	121.10' OBS - 123' DEED
L 2	N 44°05'14" E	7.07' DEED OBS
L 3	N 89°58'07" E	35.00' DEED OBS
L 4	S 44°11'44" E	7.07' DEED OBS

PREPARED FOR: COY & VICKIE HILLIARD	PROJECT NAME: RESURVEY OF LANDS	PROJECT ADDRESS: 396 PARK ROAD PAINESVILLE, OHIO
	PROJECT LOCATION: LAKE COUNTY, OHIO	JOB NUMBER: 8835

FOR INQUIRIES CONCERNING THIS SURVEY CONTACT:

CSS

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P.O. BOX 908
PAINESVILLE, OHIO 44077
440-466-2025

CHK: T. STOCKER

DRN: S. HUPERTZ
REV:

PAGE 1 OF 1