

# MAP OF SURVEY

## 88 WEST WASHINGTON STREET

SITUATED IN THE CITY OF PAINESVILLE, COUNTY OF LAKE AND STATE OF OHIO  
AND KNOWN AS BEING PART OF LOT NOS. 25 AND 26, ORIGINAL TRACT 3,  
KEERS SURVEY IN THE TOWN OF PAINESVILLE AS RECORDED IN VOLUME A  
PAGE 93 OF LAKE COUNTY MAP RECORDS

N 751033.61  
E 2310615.66

WOOD STREET (60')

1" IRON  
PIPE FOUND

R/W

N55°56'54"W  
286.70' OBS

3/4" IRON  
PIPE FOUND

R/W

45.1' OBS

CAROL ELAYNE  
PETERSON  
15-C-002-0-00-012-0  
2022R015466

ASPHALT DRIVE  
(OVER 1.5' TO 0')

N 751194.14  
E 2310853.20

MAG NAIL  
SET IN  
ASPHALT

N34°06'06"W 181.50'

WOOD FENCING  
(OVER 1.1' TO 0')

LEANNE M DAUGHTERY  
15-C-002-0-00-011-0  
2006R032242  
0.194 AC.

WOOD FENCING  
(OVER 1' TO 0')

WOOD FENCING

CONSOLIDATED  
INVESTMENTS LLC  
15-C-002-0-00-023-0  
2022R033553

N55°56'54"E 46.61'

WOOD FENCING

ADJOINING  
ASPHALT DRIVES

S34°04'06"E 181.50'

MAG NAIL  
SET IN  
ASPHALT

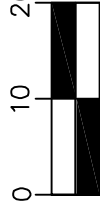
R/W

64.6' OBS

KATHLEEN M COTTER  
15-C-002-0-00-010-0  
742/23

1" IRON  
PIPE FOUND

GRAPHIC SCALE



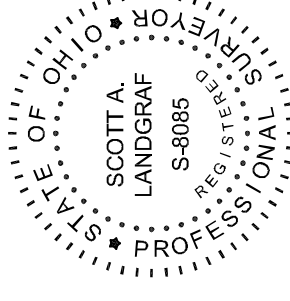
( IN FEET )  
1 inch = 20 ft.

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 BASED ON OSPC SYSTEM  
3401 NORTH ZONE NAD83 2011.

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 ARE LABELED  
ACCORDINGLY. SURVEYED IN MARCH 2026 PINS SET  
(IPS) ARE 5/8" x 30" REBAR CAPPED S. LANDGRAF P.S.  
8085 OR AS NOTED ON 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* 4-9-26  
SCOTT A. LANDGRAF P.E., P.S. DATE



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