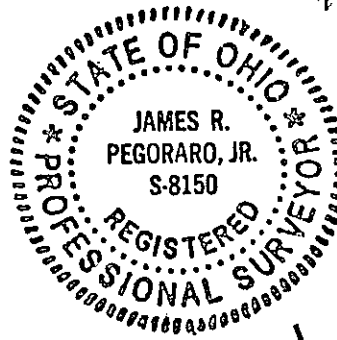


PLAT OF SURVEY

Situated in the City of Mentor, County of Lake and State of Ohio,
Known as being part of Original Mentor Township Lot No.4, Tract
7, further known as being part of land conveyed to
Heisley-Hopkins, Inc. by instrument recorded in Volume 664, Page
816 of Lake County Official Records. PPN:16B-62-01

I hereby certify that this plat was prepared from a
field survey made under my direct supervision.
Monuments were found or set as indicated. Dimensions
are expressed in feet and decimal parts thereof.
Bearings refer to the dedication plat of Tyler Boulevard
recorded in volume 29, page 16 of Lake County Plat
Records. All of which are correct to the best of my
knowledge and belief. This plat was prepared in
accordance with the provisions of Chapter 4733-37 of
the Ohio Administrative Code. This plat was prepared
without the benefit of an abstract of title and is
subject to any state of facts revealed by an examination
of the same.

James R. Pegoraro, Jr.
James R. Pegoraro, Jr., P.E., #5153
4/3/02



Tyler Boulevard 60'

S 45°21'11" W

Vol. 29, Pg. 16 L.C.P.R.

Weaver Family LTD
L.C. Doc. #19990049211
PPN: 16B-59-16

N 89°16'41" E
26.82' M POB
S 00°43'19" E 30.00'
C-1
26.82' C-2

Curve -2
Del= 01°16'17"
R=470.00'
L=10.43'
C=10.43'
N 88°38'33" E

Curve -1
Del= 22°59'56"
R=530.00'
L=212.75'
C=211.32'
N 77°46'43" E

Heisley-Hopkins Inc.
Vol.664, Pg. 816 O.R.
PPN: 16B-62-01

"Parcel 10"
2.3525 Acres
102,474 Sq.Ft.

L=475.53
Tan=257.47
D=54°29'32"
R=500.00

10' Highway Easement
10' Utility Easement

M = Mon. Box. Fd.
W/5/8" I. Pin
(Typ.)

● = 5/8" Iron Pin Fd.
(LDC, Inc.)

Chagrin Realty
L.C. Doc. #200030565
PPN: 16B-59-17

S 25°59'39" E
377.46'

N 01°59'36" W
299.16'

S 89°16'41" W
398.84'

G.P. & K. Inc.
Vol. 1129, Pg. 54 O.R.
PPN: 16B-56-22

City of Mentor
Vol. 1076, Pg. 939 O.R.
PPN: 16B-56-21

GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.

PREPARED BY:

LAND DESIGN consultants
www.LDCinc.net
ENGINEERS • PLANNERS • SURVEYORS

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1471 Lee Industrial Park Area, Ohio 44111
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TEL: (440) 537-5563 FAX: (440) 537-5563

Jrp/Survey.dwg

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