PLAT OF REMAINING LANDS

Situated in the City of Mentor, County of Lake, and State of Ohio. Known as being part of original Mentor Township Lot No. 7 in tract 10, further known as being part of land conveyed to Peter DiNunzio by deed recorded in Volume 241, Page 1328 of Lake County Official Records (PPN 16D-114-004)

August, 2002 *Scale: 1" = 60'*

NORTH

GRAPHIC SCALE

60 0 30 60 120 240

(IN FEET)
1 inch = 60 ft.

BEARINGS REFER TO THE PLAT FOR PRIMAVERA SUBDIVISION NO. 1 VOLUME 26, PAGE 5 L.C.P.R.

● *DENOTES 5/8" I. PIN SET*

MON. BOX W/ 1" IRON PIN FND. & USED

N 86°48'46" E 1407.43' OBS.

MON. BOX W/ 1" IRON PIN FND. & USED

30.95'

5/8" I. PIN FD & USED For Line

106.33' 123.70' DEED 133.80' OBS. N 77°32'28" E

PPN 16D-114-005
EDITH RODRIGUEZ
VOL. 295, PG. 188 O.R.
3-27-87

S01°44'45"W 987.17' CALC. & OBS.

5/8" I. PIN FD. & USED

PPN 16D-114-004
PETER DINUNZIO SR.
VOL. 241, PG. 1328 O.R.
9-8-86

2.8679 ACRES
124,924 SQ. FEET
2.7746 ACRES
120,826 SQ. FEET
EXCLUSIVE OF RIGHT OF WAY

N88°15'18"W 128.68' CALC. & OBS.

S/L 55

MON. BOX W/ 1" IRON PIN FND. & USED

31.70' DEED 10.59' OBS.

36.19

N01°44'45"E 950.00' DEED 950.90' OBS.

5/8" I. PIN SET: ID. LDC

PPN 16D-114-003
MARY LOU COBB-MERCHANT
INST. NO. 200139690
9-6-01

66.15' DEED & MSD.

1" I.P.P. FND. & Used For Line 0.23' E.

S/L 56

1" I.P.P. FND. 0.33' N. & 0.40' E.

Lake Shore Blvd - 60'

N 57°44'21" E 340.32' CALC.

The North Mentor United Methodist Church Vol. 796 – Pg. 119 d.r.

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PRIMAVERA SUBDIVISION NO. 1
VOL. 26, PAGE 5
L.C.P.R.

S/L 57

S/L 58

MON. BOX W/ 1" IRON PIN FND. & USED

Courduroy Road 60'

O.L. 7 Tr. 10
O.L. 9 Tr. 10

St. Peter's Way - 60'

The North Mentor Methodist Church Vol. 526 – Pg. 485 d.r.

I hereby certify that this plat was prepared from a field survey made under my direct supervision, and based on a survey performed in August, 1995 by Rudy E. Schwartz P.S. No. 7193. Monuments were found or set as indicated. Dimensions are expressed in feet and decimal parts thereof. Bearings refer to the Centerline of Lake Shore Boulevard North 55°53'03" East, per Plat recorded in Volume 26, Page 5 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.

8/7/02

Richard A. Thompson, Jr., P.S. #7388

STATE OF OHIO
RICHARD A. THOMPSON, JR.
S-7388
REGISTERED PROFESSIONAL SURVEYOR

MPS/DINUP1-0201/DINUNZIO LEGAL.DWG
8/7-02