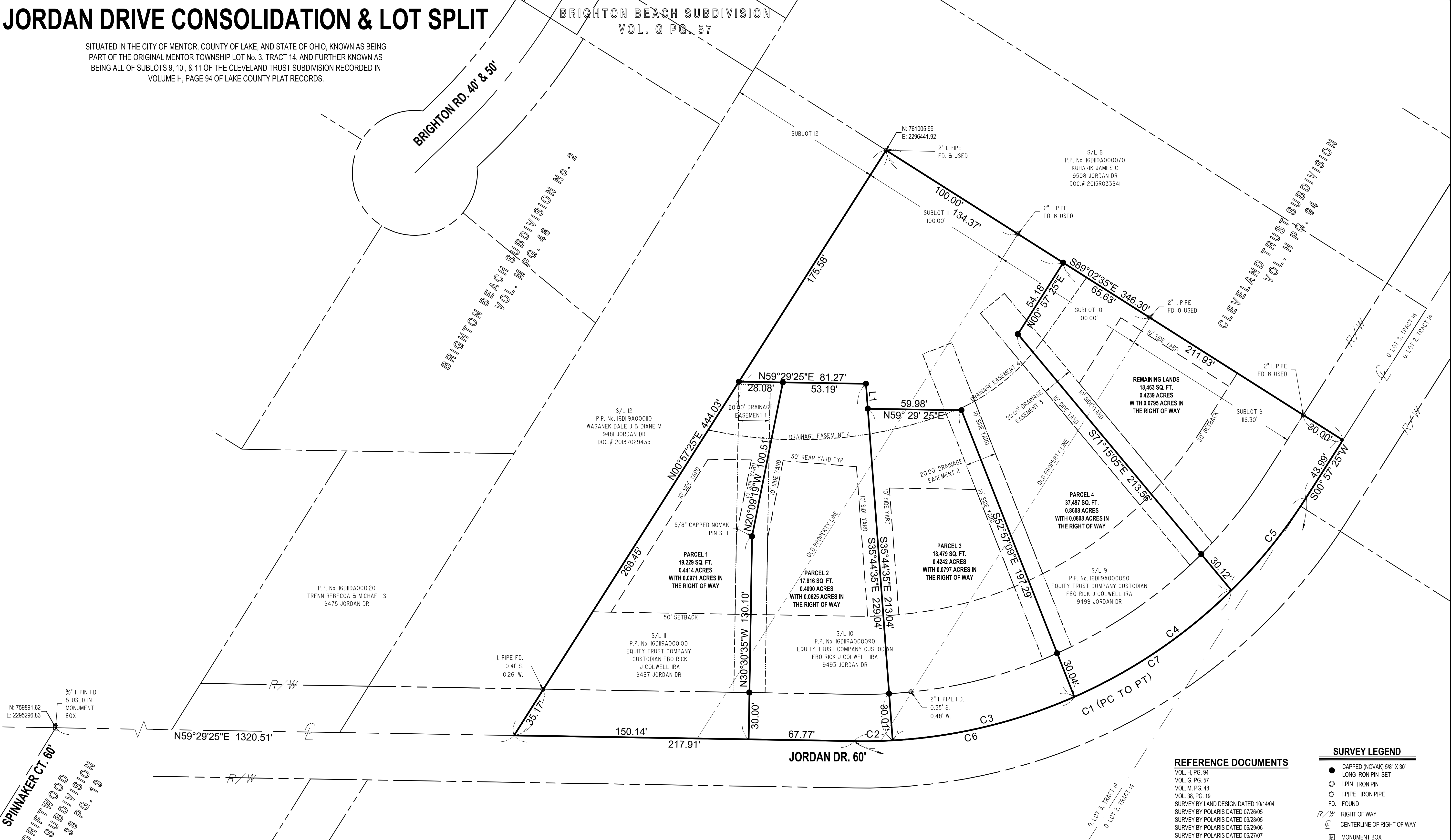


SPINNAKER CT. 60'
COVE SUBDIVISION
VOL. 38 PG. 19

JORDAN DRIVE CONSOLIDATION & LOT SPLIT

SITUATED IN THE CITY OF MENTOR, COUNTY OF LAKE, AND STATE OF OHIO, KNOWN AS BEING PART OF THE ORIGINAL MENTOR TOWNSHIP LOT No. 3, TRACT 14, AND FURTHER KNOWN AS BEING ALL OF SUBLOTS 9, 10, & 11 OF THE CLEVELAND TRUST SUBDIVISION RECORDED IN VOLUME H, PAGE 94 OF LAKE COUNTY PLAT RECORDS.



CONSOLIDATED PARCELS:

P.P. No. 16D119A000080 (S/L 9)	0.9491 ACRES
P.P. No. 16D119A000090 (S/L 10)	0.8086 ACRES
P.P. No. 16D119A000100 (S/L 11)	0.8016 ACRES
TOTAL	2.5593 ACRES
ACRES IN THE RIGHT OF WAY	0.3996 ACRES

REFERENCE DOCUMENTS

VOL. H, PG. 94
VOL. G, PG. 57
VOL. M, PG. 48
VOL. 38, PG. 19
SURVEY BY LAND DESIGN DATED 10/14/04
SURVEY BY POLARIS DATED 07/28/05
SURVEY BY POLARIS DATED 09/28/05
SURVEY BY POLARIS DATED 06/29/06
SURVEY BY POLARIS DATED 06/27/07

SURVEY LEGEND

● CAPPED (NOVAK) 5/8" X 30"
○ LONG IRON PIN SET
○ I.PIN IRON PIN
○ I.PIPE IRON PIPE
FD. FOUND
R/W RIGHT OF WAY
CENTERLINE OF RIGHT OF WAY
MONUMENT BOX

BOUNDARY SURVEY CERTIFICATION:

I HEREBY CERTIFY TO LITTLE MOUNTAIN HOMES, INC., RICK COLWELL - PRESIDENT THAT THIS SURVEY AND PLAT OF SURVEY WAS PREPARED UNDER MY DIRECTION ON THE 17th DAY OF MARCH, 2023. THIS SURVEY AND PLAT OF THE SURVEYED PREMISES WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 1733-37 OF THE OHIO ADMINISTRATIVE CODE. MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO. DISTANCES ARE BASED ON U.S. FEET WITH DECIMAL PARTS. ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. PERMANENT MONUMENTS WERE FOUND OR SET AT ALL LOCATIONS AS SHOWN HEREON. THE ABOVE CERTIFICATION IS INTENDED ONLY TO THOSE PARTIES NAMED HEREIN, AND IS VALID ONLY WHEN ACCOMPANIED BY AN ORIGINAL SIGNATURE BELOW. IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 2305.09(E) OF THE OHIO REVISED CODE, THE STATUTE OF LIMITATIONS OF THIS SURVEY HEREBY EXPIRES FOUR (4) YEARS FROM THE DATE SHOWN HEREON. THE TERM "CERTIFY" AS USED IN THIS STATEMENT IS UNDERSTOOD TO BE THE PROFESSIONAL OPINION OF THE SURVEYOR WHICH IS FORMULATED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF, AND AS SUCH, IT DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESS OR IMPLIED. THIS PLAT AND SURVEY 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. NO LIABILITY IS ASSUMED FOR THE EXISTENCE OF ANY OTHER DOCUMENTS THAT MAY AFFECT THE SURVEYED PREMISES THAT WOULD BE REVEALED BY A TITLE EXAMINATION. THE UNDERSIGNED ASSUMES NO LIABILITY FOR THE USE OF UNAUTHORIZED COPIES OF THIS PLAT OF SURVEY, NOR FOR ANY USE, OR RELIANCE UPON, BY PERSONS OTHER THAN THOSE SPECIFICALLY NAMED HEREIN FOR THE INTENDED PURPOSE OF THIS SURVEY. ALL PINS SET ARE 5/8" DIA., 30" LONG REBAR WITH CAP MARKED "NOVAK 7507".

THE BEARINGS SHOWN HEREON ARE BASED ON TRUE NORTH USING THE ODOT VRS AND CORS GNSS NETWORK (NAD83 (2011), NAVD83, GRS80, GEOID12B)

DAVID W. NOVAK
OHIO PROFESSIONAL SURVEYOR NO. 7507

June 10, 2026

DATE	REVISIONS	BY

Barrington
CONSULTING GROUP, INC.
9114 TYLER BLVD., MENTOR, OHIO 44060
PHONE 440.205.1200
www.BarringtonCGI.com

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RICK COLWELL
1447 NORTH RIDGE RD.
PAINESVILLE, OHIO 44077
PH: 440-357-8400/FAX: 440-357-1624

CONSOLIDATION & LOT SPLIT
9487, 9493, 9499 JORDAN DRIVE, MENTOR, OHIO 44060
SLs 9, 10 & 11 CLEVELAND TRUST SUBDIVISION VOL. H, PG. 94
P.P. No. 16D119A000080, 0090 & 0100

DRAWN
W.S.O.
CHECKED
D.W.N.
DATE
MAY 23, 2026
SCALE
1" = 30'
JOB NO.
22041 LS
SHEET
1/1