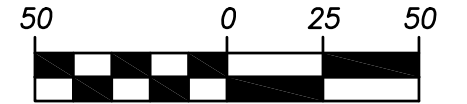


**SIGNIFICANT OBSERVATIONS**

A A wood fence extends over the northwesterly line of surveyed premises by approximately 0.5 feet.

LINE	BEARING	DISTANCE
L1	N 46°38'35" W	40.18' REC. & MEAS.
L2	N 40°31'35" W	119.83' CALC. (119.82 REC.)
L3	N 40°31'35" W	59.82' REC. & MEAS.
L4	N 40°31'35" W	60.01'

**GRAPHIC SCALE**



1 INCH = 50 FEET

**NORTH**

**KIRTLAND HEIGHTS-NO.2**  
VOLUME J, PAGE 97

**FORESTDALE DRIVE (50')**

S/L 28

S/L 27

**MISCELLANEOUS NOTES**

- Distances are given in feet and decimal parts thereof.
- The basis of bearings for this survey are from GNSS observations to the Ohio State Plane Coordinates System, North Zone, NAD83 (2011) datum derived through the O.D.O.T. V.R.S. Network.
- This survey is a boundary survey prepared in accordance with Chapter 4733-37, Ohio Administrative Code.
- This plan was prepared without the benefit of a title report and a full search of public records was not made for (and is still subject to) all easements, right-of-ways & etc.
- The Surveyor does not express a legal opinion as to the ownership or nature of potential encroachments or easements with the showing of any evidence, location and extent of easements or potentially encroaching driveways, alleys, other ways of access, structural appurtenances and projections or other items observed in the process of conducting the fieldwork by or onto adjoining property, or onto rights of way, easements, or setback lines disclosed in documents provided to or obtained by the surveyor.

**TRUE PLACE OF BEGINNING**



PIN 20-A-006-M-00-028-0  
JULIE E. EMCH  
DOC# 2016R000297

PIN 20-A-006-M-00-027-0  
LINDSEY VENESKY TR.  
DOC# 2020R016043

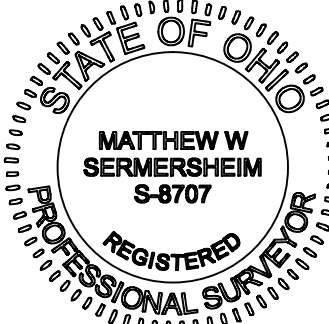
S/L 36  
PIN 20-A-006-M-00-026-0  
LINDSEY VENESKY TR.  
DOC# 2020R016043

PIN 20-A-006-N-00-017-0  
LINDA L. BALAS TR.  
& MARY KOICHEVAR  
DOC# 2014R029758

S/L 38  
PIN 20-A-006-M-00-024-0  
JOZO OSAP &  
ANKA OSAP  
DOC# 2013R005991

S/L 37  
PIN 20-A-006-M-00-025-0  
DAVID J. ARKO &  
MARJORY A. ARKO  
DOC# 2002R041915

NOTE- PROPERTY LINES NOTED (\*) FALL WITHIN AN INACCESSIBLE STEEP RAVINE



*Matthew W. Sermersheim*  
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REG. PROF. SURV. No. 8707  
Field Date: 10/6/2021  
Survey Date: 10/14/2021  
Job# L21-095

- LEGEND**
- BAR FOUND AS NOTED
  - ⊙ 5/8" DIAMETER X 30' LONG REBAR WITH "MWS P.S. 8707" ID CAP SET
  - IRON PIPE FOUND AS NOTED
  - ⊕ CENTERLINE
  - R/W RIGHT-OF-WAY
  - CALC. CALCULATED DISTANCE
  - REC. RECORD DISTANCE
  - MEAS. MEASURED DISTANCE
  - FD. FOUND
  - CONCRETE PAVEMENT
  - STONE WALKWAY
  - ASPHALT PAVEMENT
  - BRICK WALKWAY
  - CHAIN LINK FENCE
  - WOOD FENCE

**LOT CONSOLIDATION SURVEY**  
for  
**MICHAEL VENESKY**

Known as being All of Sublot No. 36 and part of Sublot No. 35 in Kirtland Heights Subdivision No. 2 as shown by record plat in Vol. J, Pg. 97, now situated in the

**CITY OF KIRTLAND, LOT 32, TR 1**  
**COUNTY OF LAKE - STATE OF OHIO**