

| | |
|--------------|----|
| CONTRACT No. | |
| 13158 | |
| SHEET | OF |
| 1 | 1 |

PLAT OF LOT SPLIT

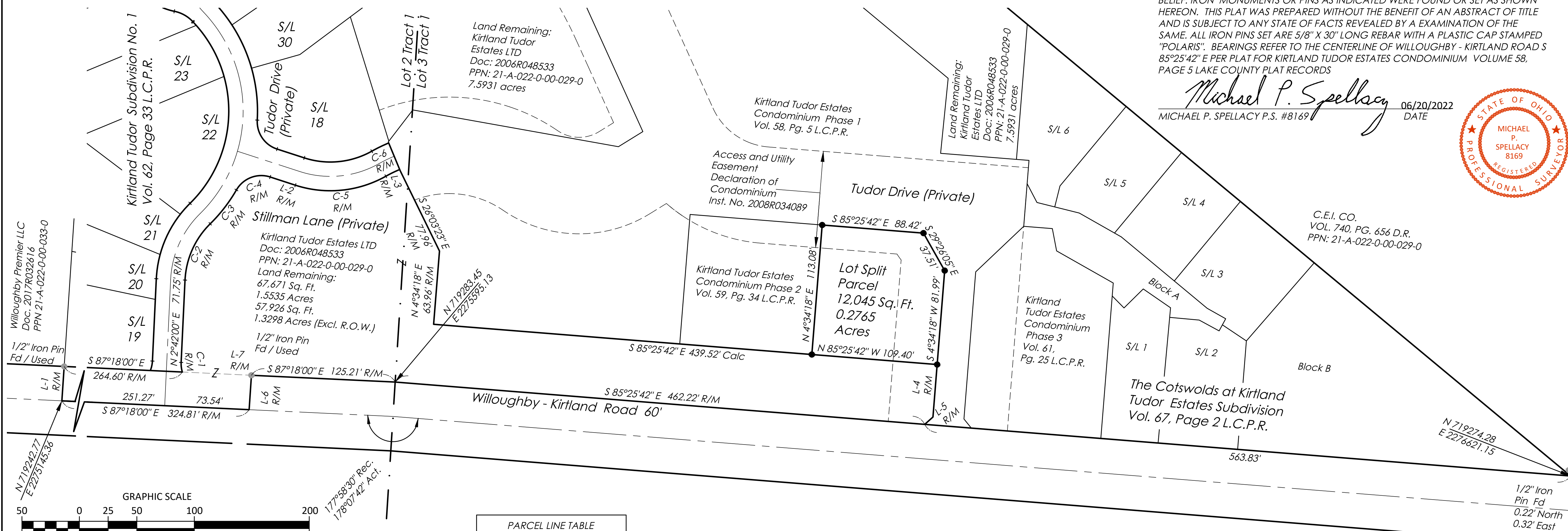
BEING A PART OF ORIGINAL KIRTLAND TOWNSHIP LOTS NO. 2, AND 3, TRACT 1, TOWNSHIP NUMBER 9 NORTH, RANGE 9 WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, NOW IN THE CITY OF WILLOUGHBY, COUNTY OF LAKE AND STATE OF OHIO
 JUNE 2022 SCALE: 1 INCH = 50 FEET

| | |
|-------------|----------------|
| DATE: | 06/17/2022 |
| SCALE: HOR. | 1"=50' |
| VERT. | 1"=00' |
| FOLDER: | Survey |
| FILENAME: | Survey Base |
| TAB: | 01 - Lot Split |

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND THE DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IRON MONUMENTS OR PINS AS INDICATED WERE FOUND OR SET AS SHOWN HEREON. 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. ALL IRON PINS SET ARE 5/8" X 30" LONG REBAR WITH A PLASTIC CAP STAMPED "POLARIS". BEARINGS REFER TO THE CENTERLINE OF WILLOUGHBY - KIRTLAND ROAD S 85°25'42" E PER PLAT FOR KIRTLAND TUDOR ESTATES CONDOMINIUM VOLUME 58, PAGE 5 LAKE COUNTY PLAT RECORDS

Michael P. Spellacy 06/20/2022 DATE
 MICHAEL P. SPELLACY P.S. #8169



GRAPHIC SCALE
 (IN FEET)
 1 INCH = 50 FEET

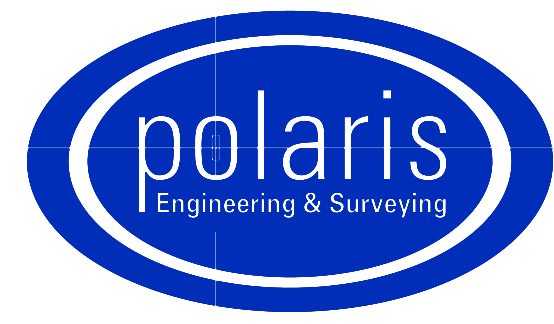
Boundary Survey Legend

- 5/8" X 30" IRON PIN (ID: POLARIS) SET
- IRON PIN FOUND AS NOTED
- MONUMENT BOX FOUND

BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF WILLOUGHBY - KIRTLAND ROAD S 85°25'42" E PER PLAT FOR KIRTLAND TUDOR ESTATES CONDOMINIUM VOLUME 58, PAGE 5 LAKE COUNTY PLAT RECORDS

| PARCEL LINE TABLE | | |
|-------------------|--------|-------------|
| LINE | LENGTH | DIRECTION |
| L1 | 30.01' | N3°49'17"E |
| L2 | 23.08' | S71°59'23"E |
| L3 | 1.00' | S22°29'50"E |
| L4 | 45.84' | N4°34'18"E |
| L5 | 9.62' | N48°11'51"E |
| L6 | 30.01' | N3°49'17"E |
| L7 | 60.21' | S87°18'00"E |

| PARCEL CURVE TABLE | | | | | | | |
|--------------------|--------|---------|-----------|--------|-------------|---------|--|
| CURVE | LENGTH | RADIUS | DELTA | CHORD | BEARING | TANGENT | |
| C1 | 8.47' | 25.00' | 19°24'46" | 8.43' | S7°00'23"E | 4.28' | |
| C2 | 54.93' | 73.50' | 42°49'11" | 53.66' | S24°06'36"W | 28.82' | |
| C3 | 37.35' | 137.50' | 15°33'56" | 37.24' | N37°44'14"E | 18.79' | |
| C4 | 34.06' | 25.00' | 78°03'21" | 31.48' | S68°58'56"W | 20.26' | |
| C5 | 81.37' | 98.50' | 47°20'02" | 79.08' | N84°20'36"E | 43.17' | |
| C6 | 13.40' | 112.50' | 6°49'35" | 13.40' | S64°05'22"W | 6.71' | |



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