SITUATED IN THE CITY OF WICKLIFFE, COUNTY OF LAKE AND STATE OF BASIS OF BEARINGS OHIO AND KNOWN AS BEING PART OF LOT NO. 3, TRACT NO. 12 IN SAID CITY OF WICKLIFFE TOWNSHIP NO. 9 NORTH, RANGE 10 WEST IN THE THE BASIS OF BEARINGS FOR THIS SURVEY IS GRID NORTH OF THE OHIO CONNECTICUT WESTNER RESERVE AND KNOWN AS BEING PART OF LOT STATE PLANE COORDINATE SYSTEM, NO. 6, BLOCK NO. 1B, OF THE GRAND BOULEVARD SUBDIVISION, AS NORTH ZONE, NAD83(2011). RECORDED IN PLAT VOLUME G, PAGE 40 OF THE LAKE COUNTY RECORDERS OFFICE. 150 SCALE: 1"=50' PARKWOOD DRIVE 50' NORTH ELMWOOD 30.00' 5/8" IRON REBAR FND. & HELD **AVENUE 60'** 5/8" IRON REBAR FND. & HELD LEGEND REC. - RECORD DISTANCE OR ANGLE CAL. - CALCULATED DISTANCE OR ANGLE OBS. - OBSERVED DISTANCE OR ANGLE T.P.O.B. - TRUE PLACE OF BEGINNING P.O.B. - PLACE OF BEGINNING - MONUMENT BOX - MONUMENT FOUND, SIZE & TYPE AS INDICATED. - 5/8" REBAR, 30 INCHES IN LENGTH, WITH I.D. CAP W.R.W. 8288 SET △ - P.K.(MASONRY) NAIL FOUND ROBERT A. & \bigcirc BRYN MAWR AVEN MARY ANN KOSS ▲ - MAG NAIL SET VOLUME 476, PAGE 730 5/8" IRON REBAR N 67°36'50" E PPN 29-A-002-K-00-036-0 FND. & HELD (453.48' REC. 5/8" IRON REBAR NANCY NAVAR FND. & HELD 2020R010067 PPN 29-A-002-K-00-024-0 23151.6 Sq. Feet 0.5315 Acres 3/4" IRON PIPE COORDINATES 472.58' (472.60' REC.) 5/8" IRON REBAR DAVID E. & "SCHADE PS 6008" FND. & HELD S 67°36′50″ W KIMBERY A. MOULTON A) 712837.64 FND. & HELD 2003R078238 2245729.65 PPN 29-A-002-K-00-023-0 B) 713385.08 5/8" IRON REBAR 2245504.17 FND. & HELD SURVEY REFERENCES DEEDS & TAX MAP PLAT VOLUME G, PAGE 40 SURVEY BY JOHN R. ALBAN DATED: 8/24/16 SURVEY BY AZTECH DATED: 6/3/08 GRAND BOULEVARD 60' [⊥] P.O.B. NOTE: DIMENSIONS SHOWN HEREON ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF. NOTE: THIS SURVEY WAS PREPARED WITHOUT BOUNDARY SURVEY BENEFIT OF A TITLE REPORT AND NO SEARCH OF THE PUBLIC RECORDS NANCY NAVAR WAS MADE FOR EASEMENTS, RIGHT-OF-WAYS & ETC. 738 BRYN MAWR AVENUE WICKLIFFE, OHIO 44092 I HEREBY DECLARE THAT I HAVE SURVEYED THE LAND WILLIAM SHOWN ON THIS PLAT, AND HAVE FOUND OR SET THE PINS AND MONUMENTS SHOWN ON THIS PLAT. W.R. WALLACE LLC Date: 3/27/24 WALLACE Land Surveying Services WRW Ву: 8288 1077 Middlefield Trail Scale: 1" = 50'3/27/24 Brunswick, Ohio 44212 Job: 2024009 (216)789-4135DATE b.wallace@wrwallacesurveying.com W. R. WALLACE LLC Sheet 1 of 1 LAND SURVEYING SERVICES