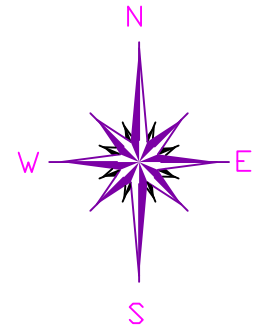


RESURVEY OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOT 11, TRACT 12, CITY OF WICKLIFFE, TOWNSHIP NUMBER 10 NORTH, RANGE X WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO. A RESURVEY OF THE LANDS TO JAMES P. SEYMOUR, AS RECORDED IN DOCUMENT NUMBER 2017R016082, (PPN 29-A-002-N-00-009-0), IN THE OFFICE OF THE COUNTY RECORDER.

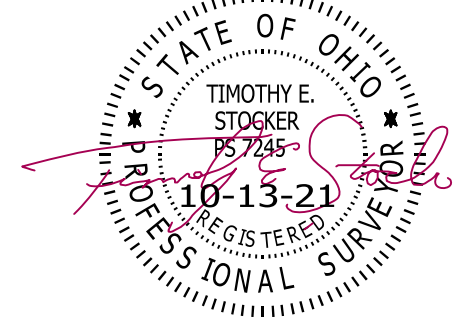


BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF FRANKLIN AVENUE NORTH 51°-34'-43" EAST
STATE PLANE COORDINATES, NAD 83 2011, OHIO NORTH ZONE, GEOID 12 B



SCALE: 1" = 40'
SURVEY: OCTOBER 12, 2021
MAP: OCTOBER 12, 2021

THIS SURVEY WAS PERFORMED TO AN ACCURACY AS SET FORTH IN THE 2003 OHIO ADMINISTRATIVE CODE 4733-37.



TIMOTHY E. STOCKER, P.S. 7245

FRANKLIN AVENUE
50' RW

TALLMADGE ROAD
53' RW

POB
N:713398.2471
E:2247204.5842

5/8" IRON PIN FOUND
BENT S 46°20'16" E,
0.55' FROM THE CORNER
N:713213.8415
E:2246972.1003

N 51°34'43" E
75.00' DEED OBS
0.0430 AC IN RW

CAPPED 5/8" IRON
PIN FOUND & USED
AT 25.05' CL
"ALBAN"

E.M. LOVEY CATELL
#29710
DOC. 2013R028975
PPN 29-A-002-N-00-008-0

0.3994 ACRES
#29700
JAMES P. SEYMOUR
DOC. 2017R016082
PPN 29-A-002-N-00-009-0

J.P. SEYMOUR
#29690
VOL. 303, PG. 1277
PPN 29-A-002-N-00-010-0

230.17' DEED OBS
N 38°27'55" W

CAPPED 5/8" IRON PIN SET

CAPPED 5/8" IRON PIN FOUND & USED
"CAP DAMAGED"

75.0' DEED
75.01' OBS
S 54°30'17" W
CITY OF WICKLIFFE
VOL. 552, PG. 173
PPN 29-A-002-0-00-009-0

CITY CHAIN LINK FENCE

LEGEND

- IRON PIN FOUND/SET
- ⊙ IRON PIPE
- STONE MONUMENT
- ⊠ MONUMENT BOX
- ⊙ P.K. NAIL FOUND/SET
- DRILL HOLE FOUND
- CALC CALCULATED
- MEAS MEASURED
- OBS OBSERVED
- DEED DEED RECITED
- PLAT PLAT RECITED

NOTES & REFERENCES

- ALL IRON PIN SET ARE 5/8" X 30" REBAR WITH CAP "CRABBS 7245".
- DEEDS OF RECORD
- PLAT VOL. P, PG. 2
- OCCUPATION AGREES WITH TITLE LINES AS PREVIOUSLY MONUMENTED EXCEPT AS SHOWN ON THIS PLAT

PREPARED FOR: JAMES P. SEYMOUR	PROJECT NAME: RESURVEY OF LANDS	PROJECT ADDRESS: 29700 FRANKLIN AVENUE WICKLIFFE, OHIO
	PROJECT LOCATION: LAKE COUNTY, OHIO	JOB NUMBER: 8422
FOR INQUIRIES CONCERNING THIS SURVEY CONTACT: CSS CRABBS' SURVEYING SERVICE P.O. BOX 908 PAINESVILLE, OHIO 44077 1-800-488-3968		CHK: T. STOCKER DRN: S. HUPERTZ REV: PAGE 1 OF 1