Barrington Civil Engineers - Surveyors - Land Planners CONSULTING GROUP, INC. 9114 TYLER BLVD., MENTOR, OHIO 44060, 440.205.1260 FAX 440.205.1262 www.BarringtonCGI.com EUCLID-CHARDON ROAD 60" AND SURVEYING 04/11/2005 SURVEY FOR DERBYSHIRE PARTNERS, POLARIS ENGINEERING AND SURVEYING 10/27/2004 WINCHESTER HILLS DRIVE, RECORD PLAT VOL. Q, PG. LAKE COUNTY ROAD RECORED, BOOK C, PG. 320A DEDICATION PLAT OF EMERALD LAKE BOULEVARD, RECORDED PLAT VOL. N, PG. 82 SURVEY REFERENCE DOCUMENTS CUYAHOGA COUNTY DEED 2002072900650 WHITE HILLS SUBDIVISION, RECORDED PLAT, VOL. 11, PG 14 OT SPLIT FOR PETER YUKOVIC, AZTEC AZTECH ENGINEERING P.P. No. 661-II-IOI UHHS-RICHMOND HEIGHTS HOSPITAL 27100 CHARDON RD DOC No. 200703020704 P.P. No. 661-II-004 UHHS-RICHMOND HEIGHTS HOSPITAL DOC No. 2000053II379 P. No. 31-A-008-C-00-051-0 //ILLOWICK LAND GROUP LLC DOC No. 2009R025993 DOC No. 2007R018441 27600 CHARDON RD P.P. No. 31-A-008-C-00-047-0 WINCHESTER APTS LTD LOT 6, TRACT 4 \sum N 88.08,01, E 251,75 117.10 LOT II, TRACT 4 CAPPED (NOVAK) 5/8" IRON PIN SET 5/8" IRON PIN USED FOR LINE CAPPED (NOVAK) 5/8" IRON PIN SET FOUND AND USED CAPPED (7104) 5/8" IRON PIN USE FOR LINE _5/8" IRON PIN FOUND 4.43' EAST OF LINE P.P. No. 3I-A-007A-00-009-0 ZIGMAN ENTERPRISES INC. VOL. 0514, PG. 0551 REMAINING LANDS 10.0912 ACRES 439573 SQ. FT. (0.1048 ACRES IN R/W) TOWNSHIP NOW CITY OF WILLOUGHBY HILLS, COUNTY OF N 00°54'41" W KNOWN AS BEING A PART OF LOT 11 TRACT 4 OF ORIGINAL WILLOUGHBY 5/8" IRON PIN FOUND AND USED 906.66 P.P. No. 66I-II-036 TAYLOR CAROL A 1982 BRUSHVIEW DR DOC No. 00382274 288°57'10" W 300,00 ©CITY OF WILLOUGHBY HILLS CORP. LINE CAPPED (NOVAK) 5/8" IRON PIN SET S OI° 02'50" E PPN 31A007A000090 CAPPED (NOVAK) | 5/8" IRON PIN SET | _ __ __ __ ____ CAPPED (NOVAK) 5/8" IRON PIN SET CERTIFICATION: I HERBY CERTIFY THAT THIS SURVEY AND PLAT OF SURVEY WAS PREPARED UNDER MY DIRECTION ON THE 28th DAY OF JANUARY, 2021. THIS SURVEY AND PLAT OF THE SURVEYED PREMISES WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE, MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO AND THE DIMENSION ARE IN FEET AND DECIMAL PARTS THEREOF, 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 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. BEARINGS ARE BASED ON AN ASSUMED MERIDIAN AND ARE SHOWN TO INDICATE ANGLES ONLY. ALL PINS SET ARE 5/8" DIA., 30" JONG REBAR WITH CAP MARKED "NOVAK DAVID W. NOVAK OHIO PROFESSIONAL SURVEYOR No. 7507 1.9656 ACRES 85620 SQ. FT. (0.0830 ACRES IN R/W) 1.9065 ACRES 83046 SQ. FT. (0.0830 ACRES IN R/W) 80471 SQ. FT. (0.0830 ACRES IN R/W) 1.8474 ACRES LAKE, STATE OF OHIO ,61,90°68 N P.P. No. 66I-IO-0I2 PETAC ANTHONY J DOC No. 200207290650 P.P. No. 661-10-013 WITHERITE, TRACI L 26495 WHITE RD DOC No. 200007281194 CUYAHOGA COUNTY LAKE COUNTY 01°02'50" E 791 843.33 ORIGINAL EUCLID TOWNSHIP, P.P. No. 3I-A-007-A-00-0I0-0 ZIGMAN MARY ANN DOC No. 2006R003378 N/00°54'41" W \450,00' LOT II, TRACT 4 5/8" IRON PIN FOUND 0.33' NORTH, I.42' EAST 3/4" IRON PIPE FOUND 0.14' SOUTH, 0.25' EAST MORSE TRACT P.P. No. 31-A-007-A-00-006-0 KIHORANY STEVEN A & ROSALIE D 27101 WHITE RD DOC No. 1997RO37479 L=100.85' R=1380.50' △=04°11'08" C=100.83' S 78°46'51" E CAPPED (NOVAK)_5/8" IRON PIN SET CAPPED (NOVAK) 5/8" IRON PIN SET -— — — — — / L=I.88' R=I380.50' △=00°04'4|" C=I.88' S 76°38'57" E CAPPED (NOVAK) 5/8" IRON PIN SET | CAPPED (NOVAK) 1/2" IRON PIPE FOUND AND USED 1/2" IRON PIPE FOUND AND USED ZONING INFORMATION ZONING TYPE: R-I RESIDENTIAL MIN. LOT AREA: I ACRE MIN. LOT FRONTAGE: 40' MIN. LOT WIDTH: 100' MIN. LOT COVERAGE: 25% _ 3/4" IRON PIN MONU FOUND AND USED Barrington CONSULTING GROUP, INC LAKE COUNTY ROAD RECORD, BOOK C, PAGE 320 L=102.73' R=1380.50' △=04°15'49" C=102.71' S 78°4^17." 20124 PROBUILT HOMES, Barrington CONSULTING GROUP, INC. **LOT SPLIT** DWN FEB. 25, 202 1" = 60' REVISIONS 20124 **GEORGE DAVIS** SPR WHITE ROAD - PPN 31A007A000090 WILLOUGHBY HILLS, OHIO P.O. BOX 384 2021 9114 TYLER BLVD., MENTOR, OHIO 44060

MENTOR, OH 44060

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