

SPRINGBROOK LAKE COMMUNITY SUBDIVISION

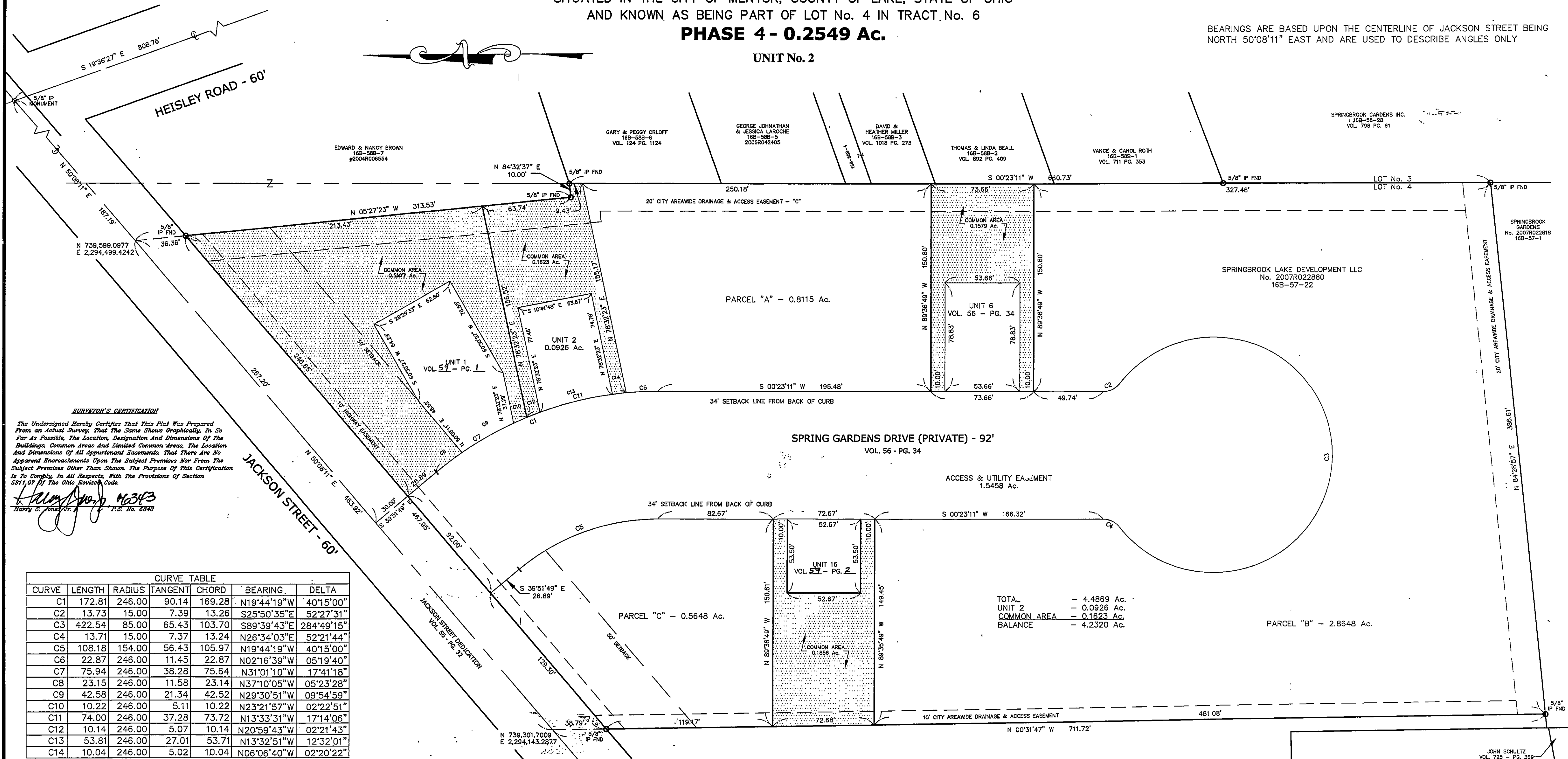
PHASE 4

SITUATED IN THE CITY OF MENTOR, COUNTY OF LAKE, STATE OF OHIO
AND KNOWN AS BEING PART OF LOT No. 4 IN TRACT No. 6

PHASE 4 - 0.2549 Ac.

UNIT No. 2

BEARINGS ARE BASED UPON THE CENTERLINE OF JACKSON STREET BEING NORTH 50°08'11" EAST AND ARE USED TO DESCRIBE ANGLES ONLY



SURVEYOR'S CERTIFICATION
The Undersigned Hereby Certifies That This Plat Was Prepared From an Actual Survey, That The Same Shows Graphically, In So Far As Possible, The Location, Designation And Dimensions Of The Buildings, Common Areas And Limited Common Areas, The Location And Dimensions Of All Appurtenant Easements, That There Are No Apparent Encroachments Upon The Subject Premises Nor From The Subject Premises Other Than Shown. The Purpose Of This Certification Is To Comply, In All Respects, With The Provisions Of Section 5311.07 Of The Ohio Revised Code.

[Signature]
Harry S. Jones, Jr., P.S. No. 8343

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	172.81	246.00	90.14	169.28	N19°44'19"W	40°15'00"
C2	13.73	15.00	7.39	13.26	S25°50'35"E	52°27'31"
C3	422.54	85.00	65.43	103.70	S89°39'43"E	284°49'15"
C4	13.71	15.00	7.37	13.24	N26°34'03"E	52°21'44"
C5	108.18	154.00	56.43	105.97	N19°44'19"W	40°15'00"
C6	22.87	246.00	11.45	22.87	N02°16'39"W	05°19'40"
C7	75.94	246.00	38.28	75.64	N31°01'10"W	17°41'18"
C8	23.15	246.00	11.58	23.14	N37°10'05"W	05°23'28"
C9	42.58	246.00	21.34	42.52	N29°30'51"W	09°54'59"
C10	10.22	246.00	5.11	10.22	N23°21'57"W	02°22'51"
C11	74.00	246.00	37.28	73.72	N13°33'31"W	17°14'06"
C12	10.14	246.00	5.07	10.14	N20°59'43"W	02°21'43"
C13	53.81	246.00	27.01	53.71	N13°32'51"W	12°32'01"
C14	10.04	246.00	5.02	10.04	N06°06'40"W	02°20'22"

TOTAL - 4.4869 Ac.
UNIT 2 - 0.0926 Ac.
COMMON AREA - 0.1623 Ac.
BALANCE - 4.2320 Ac.

bj BABCOCK, JONES AND ASSOCIATES, INC
CIVIL ENGINEERS - SURVEYORS - LAND PLANNERS
1924 MENTOR AVE - PAINESVILLE - OHIO 44077
PHONE 1-440-357-1811 FAX 1-440-357-9173

