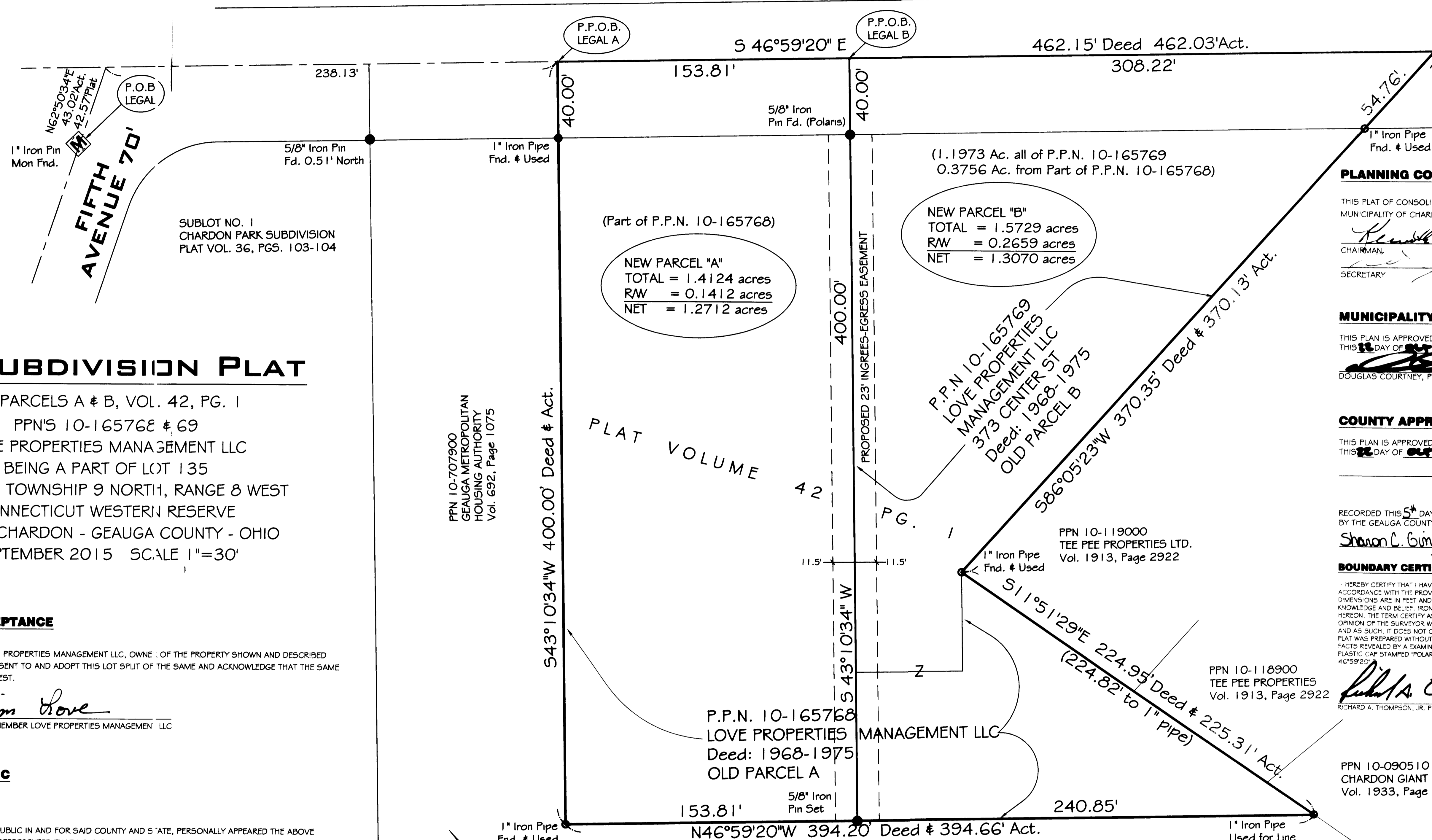


# CENTER STREET (WIDTH VARIES)

**SURVEY LEGEND:**  
 (Act.) = Actual  
 (Calc.) = Calculated  
 (Obs.) = Observed  
 (Fd.) = Found  
 (Meas.) = Measured  
 (P) = Record Plat  
 (PPN) = Permanent Parcel Number  
 (Rec.) = Record



## RE-SUBDIVISION PLAT

OF PARCELS A & B, VOL. 42, PG. 1  
 PPN'S 10-165768 & 69  
 LOVE PROPERTIES MANAGEMENT LLC  
 BEING A PART OF LOT 135  
 CHARDON TOWNSHIP 9 NORTH, RANGE 8 WEST  
 CONNECTICUT WESTERN RESERVE  
 CITY OF CHARDON - GEauga COUNTY - OHIO  
 SEPTEMBER 2015 SCALE 1"=30'

### OWNERS ACCEPTANCE

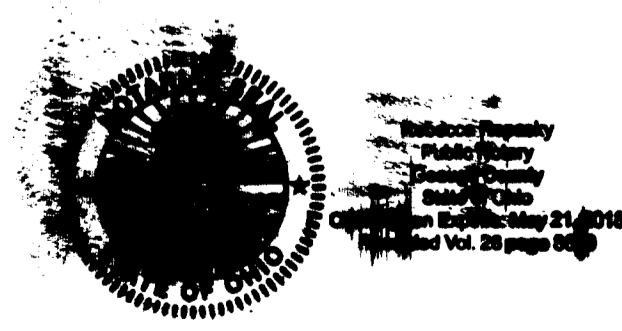
THE UNDERSIGNED LOVE PROPERTIES MANAGEMENT LLC, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, DO HEREBY ASSENT TO AND ADOPT THIS LOT SPLIT OF THE SAME AND ACKNOWLEDGE THAT THE SAME WAS MADE AT ITS REQUEST.

BY: Jim Love  
 JIM LOVE - MANAGING MEMBER LOVE PROPERTIES MANAGEMENT LLC

### NOTARY PUBLIC

STATE OF OHIO )  
 COUNTY OF )  
 BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE NAMED JIM LOVE, WHO REPRESENTED THAT HE IS DULY AUTHORIZED IN THE PREMISES, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME WAS HIS VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF, I HEREBY SET MY HAND AND OFFICIAL SEAL AT Geauga, OHIO, THIS 24 DAY OF October, 2015.

NOTARY PUBLIC



PPN 10-707900  
 GEauga METROPOLITAN  
 HOUSING AUTHORITY  
 Vol. 692, Page 1075

(Part of P.P.N. 10-165768)  
**NEW PARCEL "A"**  
 TOTAL = 1.4124 acres  
 RW = 0.1412 acres  
 NET = 1.2712 acres

**NEW PARCEL "B"**  
 TOTAL = 1.5729 acres  
 RW = 0.2659 acres  
 NET = 1.3070 acres

P.P.N. 10-165769  
 LOVE PROPERTIES  
 MANAGEMENT LLC  
 373 CENTER ST  
 Deed: 1968-1975  
 OLD PARCEL B

PPN 10-119000  
 TEE PEE PROPERTIES LTD.  
 Vol. 1913, Page 2922

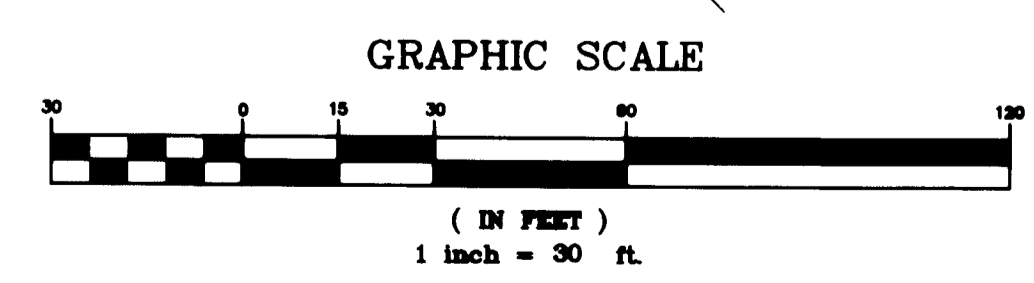
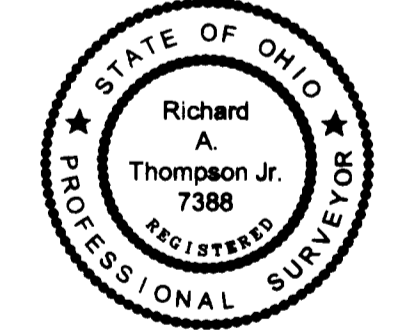
P.P.N. 10-165768  
 LOVE PROPERTIES  
 MANAGEMENT LLC  
 Deed: 1968-1975  
 OLD PARCEL A

PPN 10-118900  
 TEE PEE PROPERTIES  
 Vol. 1913, Page 2922

PPN 10-090510  
 CHARDON GIANT EAGLE LLC  
 Vol. 1933, Page 2991

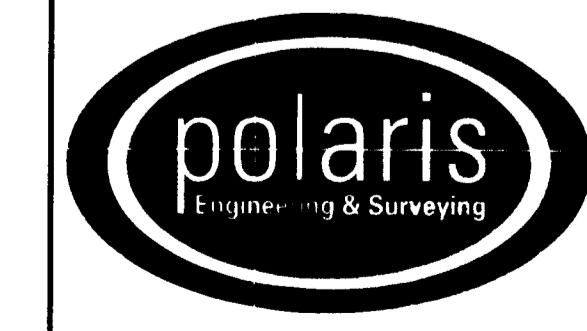
### C-4 Zoning - General Commercial:

Minimum Lot Area: 20,000 SF  
 Minimum Lot Width: 100 FT  
 Building Setbacks:  
 Front Setback=50 Feet  
 Side Setback=15 Feet  
 Rear Setback=30 Feet  
 Parking Setbacks:  
 Front Setback=10 Feet  
 Side & Rear Setback=10 Feet



DATE: 9/24/15  
 SCALE: HOR. 1"=30'  
 VERT. NA  
 FOLDER: Survey  
 FILENAME: Lot Split  
 TAB: Lot Split  
 DRAWN:

LOVE PROPERTIES  
 MEDICAL AND OFFICES  
 373 CENTER STREET  
 CITY OF CHARDON-GEauga COUNTY-OHIO



POLARIS ENGINEERING & SURVEYING, INC.  
 34600 CHARDON ROAD - SUITE D  
 WILLOUGHBY HILLS, OHIO 44094  
 (440) 944-4433 (440) 944-3722 (Fax)  
 www.polaris-es.com

CONTRACT No.	
12126	
SHEET	OF
1	1

V.42 P.24