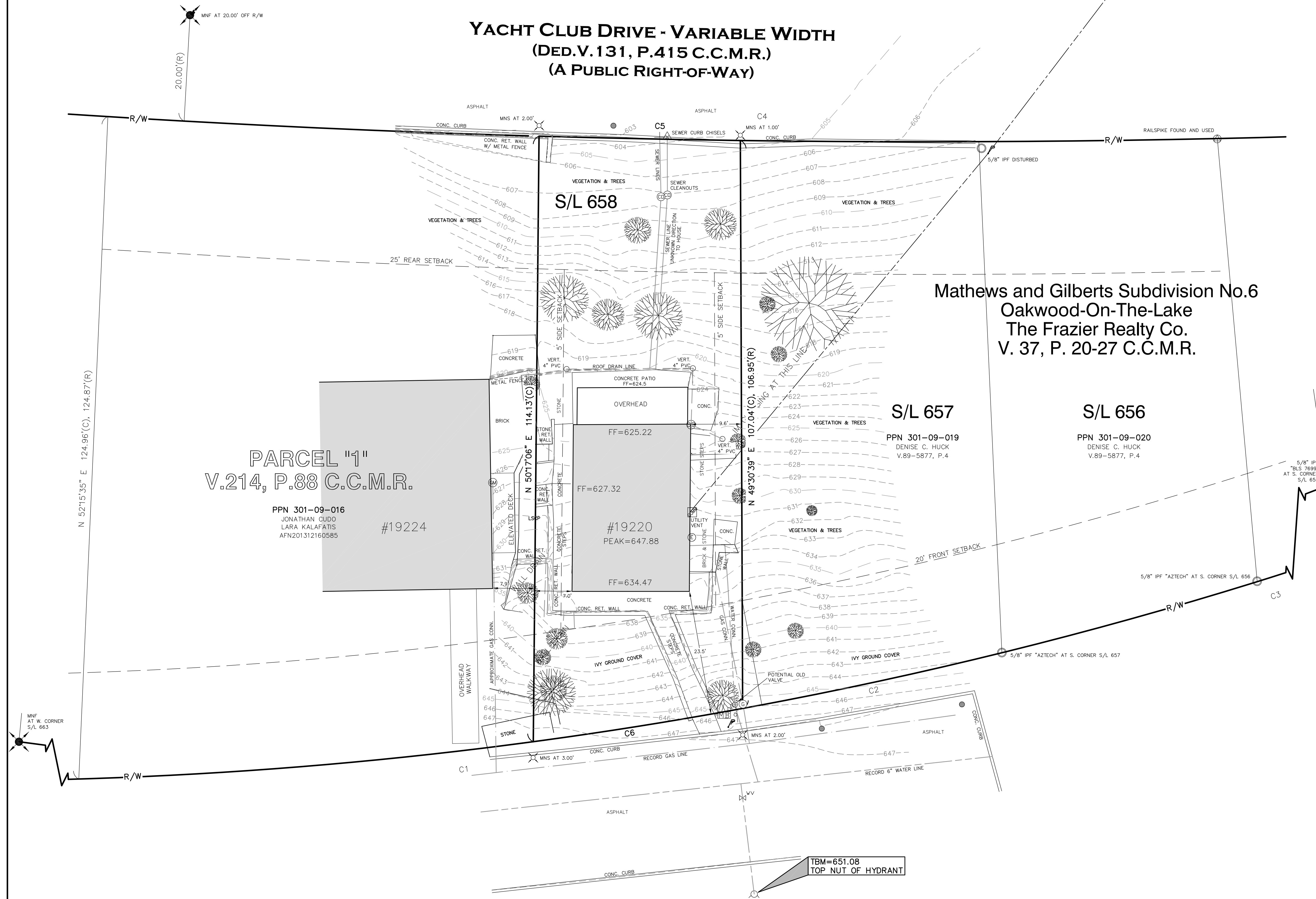


SUBJECT PARCEL  
PPN 301-09-018  
CLIFFORD WOLFE  
AFN201307300708  
4,285 S.F. OR 0.0984 A.



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	833.35'	417.46'	413.11'	S 46°57'54" E	28°42'08"
C2	833.35'	50.00'	49.99'	S 52°22'29" E	3°26'15"
C3	833.35'	105.05'	104.98'	N 57°42'18" W	7°13'22"
C4	2505.60'	194.88'	194.83'	S 39°17'27" E	4°27'23"
C5	2505.60'	39.97'	39.97'	S 39°00'19" E	0°54'50"
C6	833.35'	39.97'	39.97'	N 49°16'55" W	2°44'53"

# EXISTING CONDITIONS AND TOPOGRAPHY SURVEY

OF  
**19220 FRAZIER DRIVE**  
**ROCKY RIVER, OHIO**  
KNOWN AS  
**PPN 301-09-018**

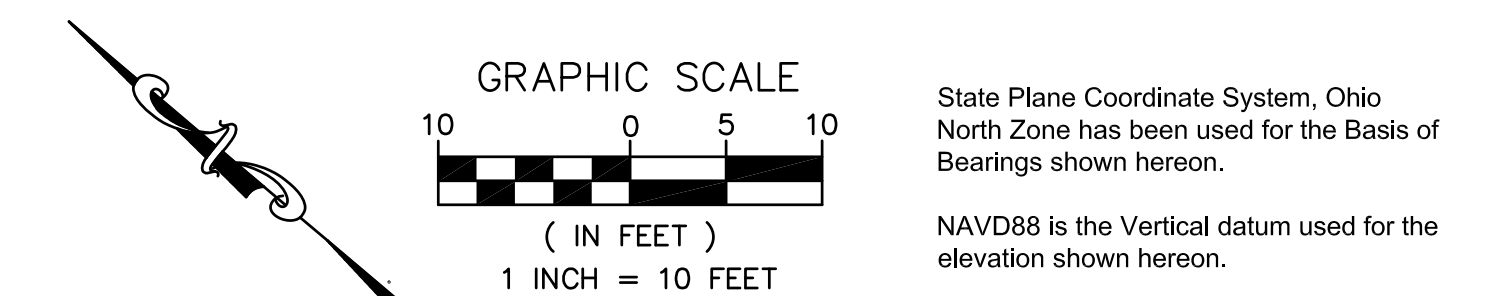
SITUATED IN THE CITY OF ROCKY RIVER, COUNTY OF CUYAHOGA AND STATE OF OHIO AND KNOWN AS BEING PART OF SUBLOT NUMBER 658 OF BLOCK 33 IN THE MATHEWS AND GILBERT SUBDIVISION NO. 6, OAKWOOD ON THE LAKE OF PART OF ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 24, AS SHOWN BY THE RECORDED PLAT IN VOLUME 37, PAGES 20-26 OF THE CUYAHOGA COUNTY MAP RECORDS.

**Utility Note:**  
"The underground utilities shown have been located from field survey evidence, plans and markings provided by owner, utility companies or their representatives. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated although he does certify that they are located as accurately as possible from the information available. This surveyor has not physically located the underground utilities."

**Utility Providers:**  
REFERENCE NO. A515603015-00A  
DATE: 6/5/2025  
OHIO UTILITY PROTECTION SERVICE (OUPS)  
COMPANY ID NO. 2167814644  
1-800-362-2764  
WEBMASTER@OHIOONECALL.ORG  
CEI= ILLUMINATING CO (USIC)  
-NO DIRECT RESPONSE- NO CONFLICT VIA OUPS RESPONSE  
CWDP= CLEVELAND WATER-CITY/ONE CALL CONCEPTS  
-PLANS RECEIVED, AS SHOWN HEREON  
CYR= ROCKY RIVER - CITY OF  
-NO DIRECT RESPONSE- NO CONFLICT VIA OUPS RESPONSE  
EGO= ENBRIDGE GAS OHIO  
-PLANS RECEIVED, AS SHOWN HEREO  
OBFP= AT&T - OHIO (USIC)  
-NO DIRECT RESPONSE- NO CONFLICT VIA OUPS RESPONSE



**SURVEYOR NOTES:**  
SANITARY AND STORM CONNECTIONS MAY GO TO SOUTHEAST SIDE OF HOUSE, NO CONNECTIONS RECORDS AVAILABLE.  
GAS METER NOT FOUND, MAY BE INSIDE THE HOUSE



LEGEND	
= MONUMENT BOX FOUND = IPF = IRON PIN OR PIPE FOUND = IPS = 5/8" X 30" IRON PIN SET & CAPPED "CASEY PS 8219" = MAG NAIL SET = MNS = MAG NAIL FOUND = MNF = RAILROAD SPIKE FOUND = CENTERLINE = WATER METER = UTILITY POLE = LIGHTPOLE = FLAG POLE = HYDRANT = ELECTRIC METER = DOWNSPOUT = COMMUNICATION BOX = ELECTRIC BOX	= CENTERLINE = PROPERTY LINE = RIGHT-OF-WAY LINE = WOOD FENCE LINE = CHAIN LINK FENCE = OVERHEAD LINES = GAS LINE = STORM SEWER = WATER LINE = SANITARY SEWER = GAS SHUTOFF VALVE = CLEAN OUT = MAILBOX = SIGN = WATER VALVE = MANHOLE = GAS METER

I HEREBY CERTIFY THAT THE BOUNDARIES SHOWN HEREON ARE THE RESULT OF A SURVEY DONE BY MYSELF ON MAY 28TH OF 2025. THIS BOUNDARY RETRACEMENT SURVEY IS IN ACCORDANCE WITH THE OHIO ADMINISTRATIVE CODE CHAPTER 4733-37.  
SCOTT J. CASEY 8219 REGISTERED PROFESSIONAL SURVEYOR  
6/17/2025

1159 Holmden Avenue, Cleveland, OH 44109  
216-781-4644 office & fax 216-299-9555 mobile  
www.caseyps.com

SCALE: 1"=10'	JOB NO. 25072
DRAWN BY: JBC	
FIELD WORK DATE: 5/28/2025	
REVISIONS:	

## FRAZIER DRIVE - VARIABLE WIDTH (A PUBLIC RIGHT-OF-WAY)