

CFA MASSILLON SHOPPING CENTER

REPLAT OF OUT LOT 419 AND PART OF OUT LOT 330

SITUATED IN THE STATE OF OHIO,
COUNTY OF STARK, CITY OF MASSILLON,
AND KNOWN AS BEING A PART OF
THE NORTHEAST QUARTER OF SECTION 9,
TOWNSHIP 10 (ORIGINAL PERRY), RANGE 9

OUT LOT 1245	1.7085 AC.
OUT LOT 1246	1.9006 AC.
OUT LOT 1247	1.9513 AC.
TOTAL	5.5604 AC.

3 LOTS

FEBRUARY 2023

ACREAGES SHOWN FOR INDIVIDUAL LOTS ROUNDED
OFF TO THE CLOSEST 4 SIGNIFICANT DIGITS.

LANDS TAKEN FROM

CHICK-FIL-A, INC. 5.5604 AC.
(PARCELS 614762 & 700003)
(INST. #202211220048393)



LOCATION MAP

SCALE: 1" = 500'

—NOTES—

1. IRON PINS SET AT ALL LOT CORNERS AND CURVE POINTS.
2. ALL INTERNAL LINES WITHIN THE BOUNDARY OF THE PLAT ARE NEW DIVISION LINES.

PREPARED BY:

GBC DESIGN, INC.

565 White Pond Drive Akron, OH 44320
Phone 330-836-0228 www.gbcdesign.com

PREPARED FOR:

CHICK-FIL-A, INC.
5200 BUFFINGTON ROAD
ATLANTA, GA 30349

I HEREBY CERTIFY THAT THE PLAT REPRESENTS A SURVEY THAT CONFORMS WITH THE MINIMUM BOUNDARY
STANDARDS FOR LAND SURVEYORS IN THE STATE OF OHIO, AS ADOPTED BY THE STATE BOARD OF REGISTRATION IN
OAC CHAPTER 4733.37.



Joshua Matejin
JOSHUA MATEJIN
REGISTERED SURVEYOR No. 8787

KNOW ALL MEN BY THESE PRESENTS, CHICK-FIL-A, INC. THE OWNER OF THE LAND SHOWN ON THIS PLAT, BEING
REPRESENTED HEREWITH BY *Thomas Guesery* *Vice President*, HERE WITHIN ACKNOWLEDGE THE MAKING
AND SIGNING OF THIS INSTRUMENT TO BE HIS FREE ACT AND DEED, AND DOES HEREBY DEDICATE PUBLIC
DRAINAGE, PUBLIC UTILITY EASEMENTS, AND SANITARY SEWER EASEMENTS SHOWN HEREON, TO PUBLIC USE FOREVER.

BY: *Thomas Guesery*
TITLE: *Vice President New Richmond*



STATE OF *Georgia*
COUNTY OF *Fayette* S.S.
BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE
MENTIONED OWNER WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING INSTRUMENT AND THAT IT WAS HIS
FREE ACT AND DEED ACCORDING TO LAW. SWORN TO AND SUBSCRIBED BEFORE ME THIS *14* DAY OF *March*,
20*23*.

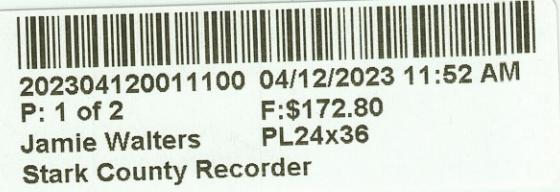
MY COMMISSION EXPIRES: *November 8th, 2025* *Stephen Boyle Hill* *Stephen Boyle Hill*
NOTARY PUBLIC NOTARY PUBLIC

APPROVED BY THE CITY OF MASSILLON PLANNING COMMISSION THIS *8th* DAY
OF *February*, 20*23*.
Todd C. Locke *David Maley*
PLANNING COMMISSION CHAIRMAN PLANNING COMMISSION SECRETARY
TODD C. LOCKE DAVID MALEY

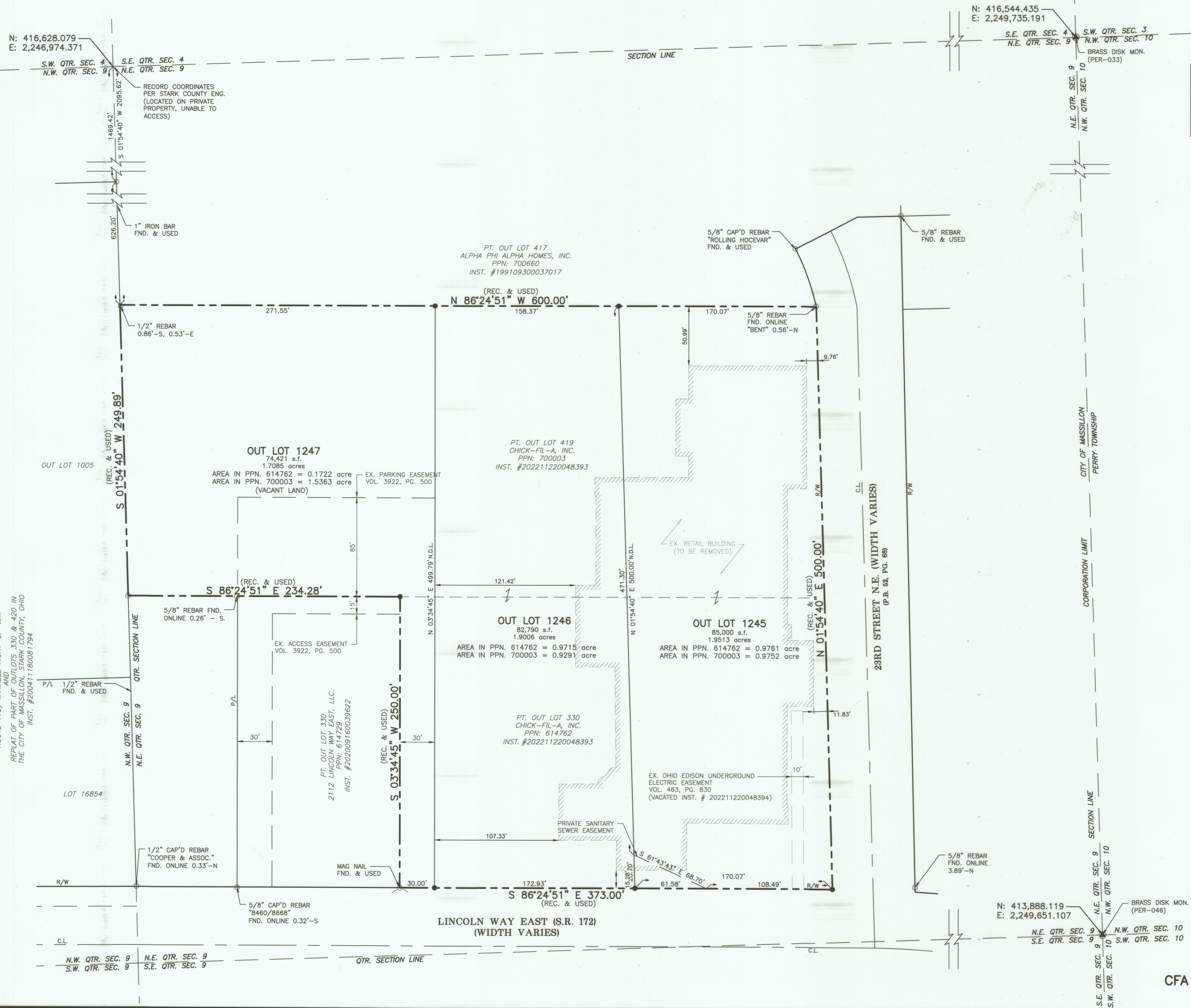
APPROVED AND GIVEN OUT LOT NO(S) *1245*, *1246*, *1247* BY THE CITY OF MASSILLON THIS
20th DAY OF *March*, 20*23*.
Dustin
CITY OF MASSILLON

ENTERED FOR TRANSFER BY THE STARK COUNTY AUDITOR THIS *4th* DAY OF *April*, 20*23*.
Alan Harold
ALAN HAROLD
STARK COUNTY AUDITOR

RECEIVED FOR RECORD BY THE STARK COUNTY RECORDER THIS *12th* DAY OF *April*, 20*23*. IN PLAT
INSTRUMENT # *202304120011100*.
Jamie Walters
JAMIE WALTERS
STARK COUNTY RECORDER



DEDICATION PLAT OF LINCOLN WAY EAST (STATE ROUTE 172) VARIABLE RIGHT-OF-WAY AND REPLAT OF PART OF OUTLOTS 330 & 420 IN THE CITY OF MASSILLON, STARK COUNTY, OHIO INST. #20041180081794



BASIS OF BEARING
OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE (NAD83-1986). THE STARK COUNTY MONUMENTS USED TO ESTABLISH HORIZONTAL DATUM ARE PER-033 AND PER-046. ALL DIMENSIONS SHOWN ARE GROUND DISTANCES. TO OBTAIN GRID DISTANCE, MULTIPLY THE GROUND DISTANCE BY THE PROJECT COMBINED FACTOR (PCF) OF 0.99999546.

SCALE: 1" = 40'

LEGEND			
MONUMENTS			
●	5/8" CAPPED REBAR TO BE SET, (GBC DESIGN, INC.)		
○	IRON PIN FOUND (TYPE & SIZE AS INDICATED)		
⊙	P.K. NAIL FOUND		
ABBREVIATIONS			
FND.	FOUND	P/L	PROPERTY LINE
CAP'D.	CAPPED	R/W	RIGHT OF WAY
N.D.L.	NEW DIVISION LINE	C.L.	CENTER LINE
MEAS.	MEASURED		
REC.	RECORD		