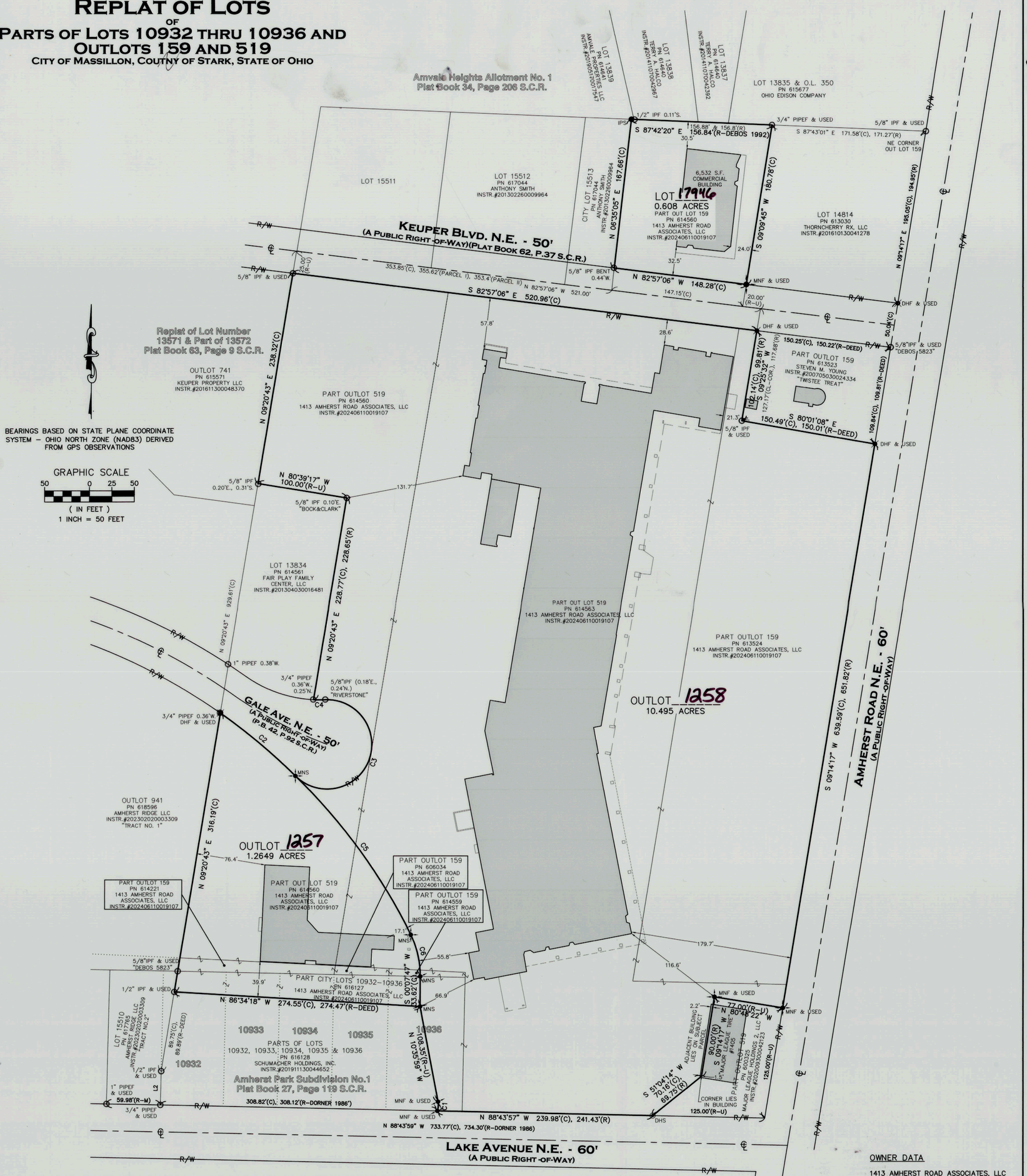
REPLAT OF LOTS
OF
PARTS OF LOTS 10932 THRU 10936 AND OUTLOTS 159 AND 519
CITY OF MASSILLON, COUTNY OF STARK, STATE OF OHIO

24 PS 18



202411220040170 11/22/2024 10:29 AM
P: 1 of 1 F:$86.40
Jamie Walters PL24x38
Stark County Recorder

OWNER DATA

1413 AMHERST ROAD ASSOCIATES, LLC
C/O AXIOM REALTY SERVICES
9 RITTENHOUSE PLACE
ARDMORE, PA 19003

SITE DATA

ADDRESS:
1413 AMHERST ROAD
MASSILLON, OH 44647

SITE DATA

STARK COUNTY GIS
TAX MAPS – MASSILON 03 AND 04
.PLATS AND DEEDS AS SHOWN HEREON

ACCEPTANCES

KNOW ALL MEN BY THESE PRESENT, THAT I, THE REPRESENTATIVE OF, 1413 AMHERST ROAD ASSOCIATES, LLC, UNDERSIGNED OWNER OF THE LAND DELINEATED HEREON, DO HEREBY ACKNOWLEDGE THE SIGNING OF THE SAME TO BE OUR FREE ACT AND DEED, AND REPLAT OUR LAND..

Adam Rosenzweig

ADAM ROSENZWEIG, PRESIDENT OF 1413 AMHERST ROAD ASSOCIATES, LLC

PLANNING COMMISSION

THIS REPLAT APPROVED BY THE PLANNING COMMISSION AT A MEETING HELD THIS 11 DAY OF September 2024.

C. Todd Locke — CHAIRMAN
PRINTED NAME: C Todd Locke

Ted Herncane — SECRETARY
PRINTED NAME: Ted Herncane

MASSILLON CITY ENGINEER

LOT NUMBERS 17946 AND OUTLOT NUMBERS 1257, 1258 ASSIGNED BY MASSILLON CITY ENGINEER.

MASSILLON CITY ENGINEER

STARK COUNTY RECORDER

THIS REPLAT RECEIVED FOR RECORD THIS 22nd. DAY OF NOV. 2024. RECORED IN INSTRUMENT # 202411220040 THIS 22nd DAY OF NOV 2024

STARK COUNTY RECORDER

STARK COUNTY AUDITOR

ENTER FOR TRANSFER THIS 14TH DAY OF NOVEMBER 2024.

STARK COUNTY ~~RECORDER~~ AUDITOR
BY JASON FROST

NOTARY CLAUSE

STATE OF Pennsylvania
COUNTY OF Philadelphia SS

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE,

PERSONALLY APPEARED THE ABOVE NAMED OWNER WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT IT WAS THEIR OWN FREE ACT AND DEED. IN WITNESS WHEREOF, I HAVE HEREON SET MY HAND AND SEAL AT

Ardmore, OHIO THIS 16 DAY OF September 2024.

Sydney Goldman — NOTARY PUBLIC
11/21/26 — MY COMMISSION EXPIRES

Commonwealth of Pennsylvania - Notary Seal
Sydney Goldman, Notary Public
Philadelphia County
My Commission Expires November 21, 2026
Commission Number 1427481

SURVEYOR'S CERTIFICATE

I THE UNDERSIGNED, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND HAVE PREPARED THIS PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

SCOTT J. CASEY, P.S. 8219 8/28/2024

STATE OF OHIO — SCOTT J. CASEY — 8219 — REGISTERED PROFESSIONAL SURVEYOR

LINE	BEARING	DISTANCE
L1	N 04°20'19" E	10.44'
L2	N 01°27'20" E	37.96'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA AN
C1	20.00'	10.56'	10.44'	N 04°20'19" E	30°15'32
C2	643.48'	109.31'	109.18'	S 49°50'18" E	9°43'59"
C3	50.00'	198.47'	91.55'	S 21°18'57" W	227°26'0
C4	141.71'	12.92'	12.92'	N 89°47'24" W	5°13'26"
C5	643.48'	220.50'	219.42'	S 35°57'09" E	19°38'01
C6	103.03'	48.37'	47.92'	N 12°41'13" W	26°53'50

● - 5/8" BY 30" IRON PIN SET AND CAPPED "CASEY PS8219"-IPS
M - MONUMENT BOX FOUND
O - IRON PIN/PIPE FOUND
⊛ - DHS - DRILL HOLE SET
X - SET MAG NAIL -SMAG
(R) RECORD
(C) CALCULATED
(M) MEASURED

A.	ACRES	G.C.	GOOD CONDITION	S	SOUTH
ADJ.	ADJACENT	INST.#	INSTRUMENT NUMBER	S.C.R.	STARK COUNTY RECORDS
A.G.	ABOVE GRADE	L/A	LIMITED ACCESS	P.O.B.	POINT OF BEGINNING
B.G.	BELOW GRADE	N	NORTH	P.O.C.	POINT OF COMMENCEMENT
CL	CENTERLINE	P.I.	POINT OF INTERSECTION	P.O.T.	POINT OF TANGENCY
E	EAST	P.O.C.	POINT OF CURVATURE	S.F.	SQUARE FEET
ENCRS.	ENCROACHES	R/W	RIGHT-OF-WAY	VOL.	VOLUME
F.C.	FAIR CONDITION	PIN	PERMANENT PARCEL NUMBER	W	WEST
N.T.S.	NOT TO SCALE			W.F.	WOOD FRAME

Casey Professional Services, LLC
1159 Hulshizer Avenue, Cleveland, OH 44109
216-784-6604 office & fax 216-299-9555 mobile
www.caseyps.com

JOB NO.	24011
PREPARED FOR:	AXIOM INVESTMENTS
SCALE:	1"=50'
DRAWN BY:	SJC
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