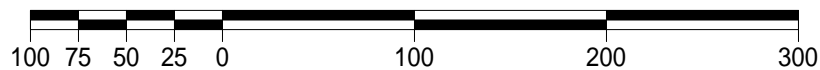


TRUE NORTH (Geodetic)  
North  
ODOT VRS and CORS GNSS Network  
NAD83 (2011), NAVD88, GRS80, Geoid12B



GRAPHIC SCALE: 1" = 100'

○ - Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set  
c. - Denotes calculated measurement r. - Denotes record measurement  
d. - Denotes deed measurement p. - Denotes plat measurement  
o. - Denotes observed measurement u. - Denotes used measurement  
m. - Denotes measured distance fd. - Denotes found monument  
PPN - Denotes permanent parcel number INST - Denotes instrument number  
DN - Denotes document number AFN - Denotes automatic file number  
C/C.L. - Denotes centerline R/W - Denotes right-of-way (margin)  
L - Denotes lot line R - Denotes property line  
BCSU - Denotes monument found bent, coned, straightened and used  
BCO - Denotes monument found bent, coned and observed  
POB - Denotes point of beginning  
GCRD - Denotes "Geauga County Records and Deeds"  
GCER - Denotes "Geauga County Engineer's Records"  
MP - Denotes "Measured Perpendicularly"

PLAT OF SURVEY OF:  
**PPN 12-071600**  
**Ilia Bridavsky**  
**14003 Mayfield Road**

DEED OF RECORD:  
INST 200600754390  
Volume 1811, Page 2753

Situated in The Township of Claridon, County of Geauga and State of Ohio and known as being Sublot No. 11 in The Katherine Bruce Fenwick Survey, of part of Original Lot No. 3 in Section No. 7, East Survey, within said Township and Township 8, Range 7 in the Connecticut Western Reserve, recorded in plat Volume 6, Page 37 of GCRD.	Month: January Year: 2018	Page: ONE of ONE
Survey for: Ilia Bridavsky		

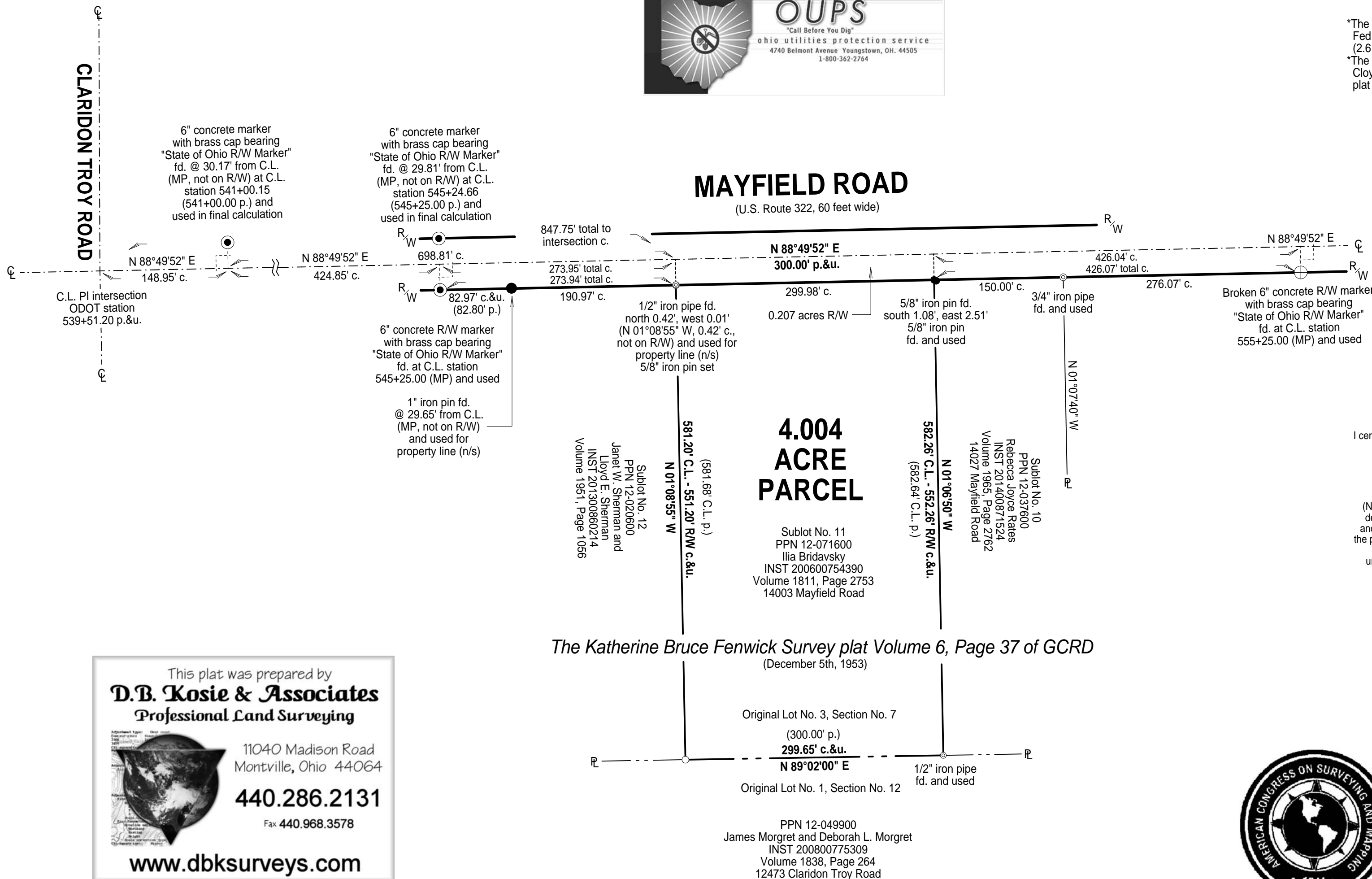
Checked on  
January 22nd, 2018  
by RLK

**BASIS OF RESEARCH AND RECORDS**

All county ownership research data and previous survey records were obtained from: The County Recorder's Office and Map Room. All county centerline and right-of-way data was obtained from: The County Engineer's Office. All state centerline and right-of-way data was obtained from: The Ohio Department of Transportation Records.

**REFERENCES**

\*The November 14th, 1934 plan of Mayfield Road (U.S. Route 322, 60 feet wide), Fed. Aid Dist. 10, Project 469-C, S.H. (I.C.H.) 15, Sec. H2G, Geauga County (2.6 miles), filed in the Ohio Department of Transportation Records.  
\*The December 5th, 1953 Katherine Bruce Fenwick Survey prepared by Cloyd C. Graber, Reg. Surveyor 346, Reg. Engineer 1049, recorded in plat Volume 6, Page 37 of GCRD.

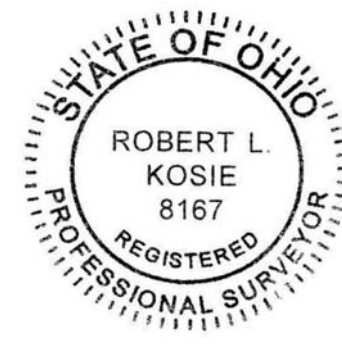


**SURVEYOR'S CERTIFICATION**

I certify to:  
Ilia Bridavsky

that I have surveyed these premises and prepared this Plat of Survey in accordance with the provisions of Chapter 4733-37 of The Ohio Revised Code governing Land Surveys in The State of Ohio. The bearings shown hereon are based on True North using The ODOT VRS and CORS GNSS Network (NAD83 (2011), NAVD88, GRS80, GEOID12B). Distances are based on U.S. feet with decimal parts. The above certification is intended only to those parties named herein, and is valid only when accompanied by an original signature below. In accordance with the provisions of Chapter 2305.09(e) of The Ohio Revised Code, The Statute of Limitations of this Survey hereby expires four (4) years from the date shown hereon. The undersigned has not been provided a Title Examination and this Survey is based only on the documents shown hereon. No liability is assumed for the existence of any other documents that may affect the surveyed premises that would be revealed by a Title Examination. The undersigned assumes no liability for the use of unauthorized copies of this Plat of Survey, nor for any use, or reliance upon, by persons other than those specifically named herein for the intended purpose of this survey.

Robert L. Kosie, P.S.  
Registered Professional  
Land Surveyor No. 8167



**DBK PLAT NO.: 1023 2018**