

TRUE NORTH (Geodetic North)

ODOT VRS and CORS GNSS Network NAD83 (2011), NAVD88, GRS80, Geoid12B

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.L. -Denotes centerline R/W -Denotes right-of-way (margin)
L -Denotes lot line P -Denotes property line

BCS -Denotes monument found bent, coned and straightened
BCO -Denotes monument found bent, coned and observed
(2013) -Denotes monument found/set in 2013 survey prepared for Matthew Eric and Stacy Ann Kaster, unfiled, unrecorded, noted as being DBK Plat No. 713 2013.
MP -Denotes measurement taken perpendicularly.
GCRD -Denotes "Geauga County Records and Deeds"
GCER -Denotes "Geauga County Engineer's Records"

GRAPHIC SCALE: 1" equals 30'

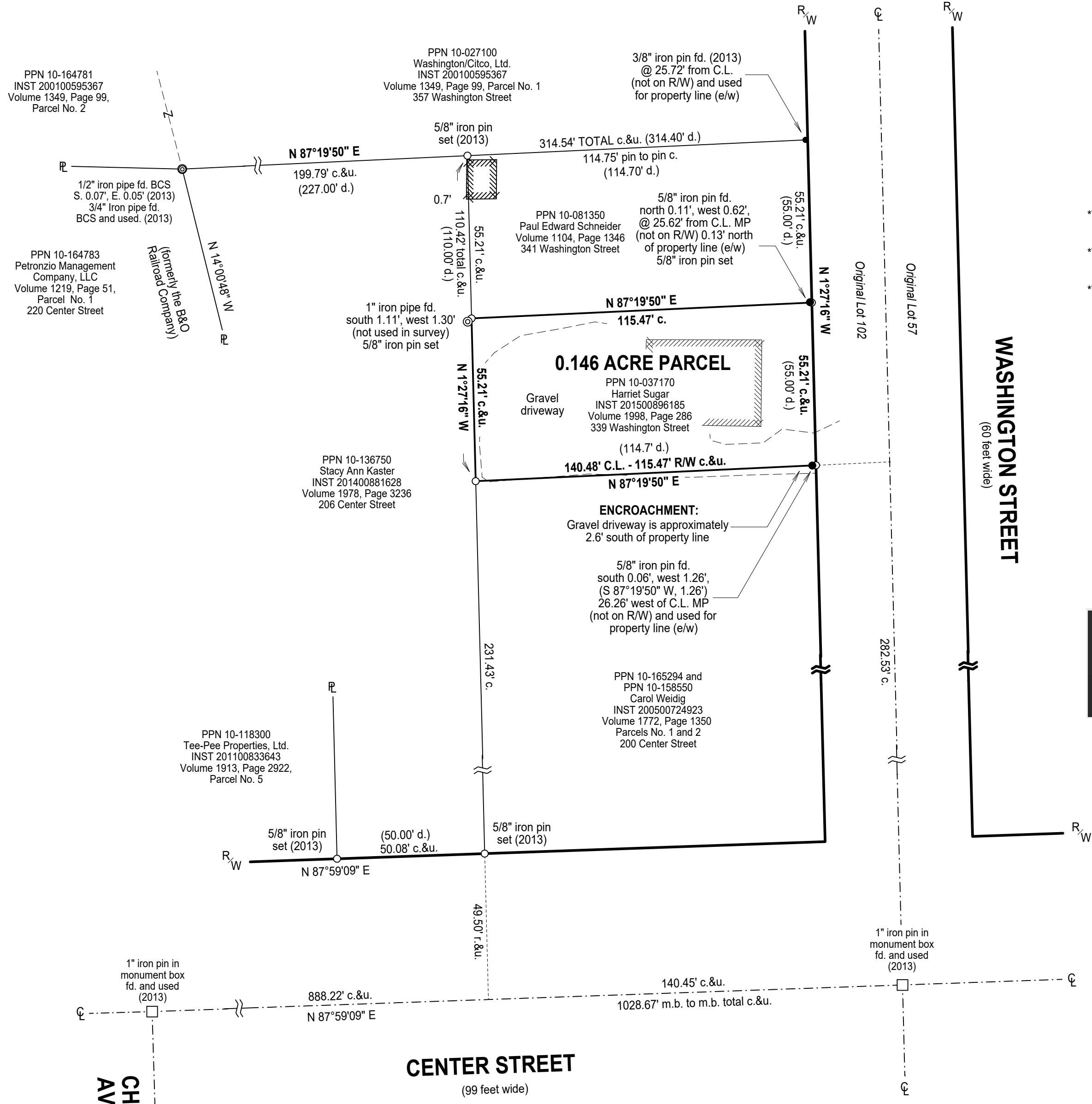
PLAT OF SURVEY OF:
PPN 10-037170
Harriet Sugar
339 Washington Street
DEED OF RECORD
INST 201500896185
Volume 1998, Page 286

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 circa 1970 survey prepared by J. Arthur Temple, Registered Surveyor No. 4761, recorded in Volume 524, Page 580 (currently Volume 1104, Page 1346) of GCRD.
- *The November, 2013 survey prepared for Matthew Eric and Stacy Ann Kaster, unfiled, unrecorded, noted as being DBK Plat No. 713 2013
- *The survey prepared by F.C. Pomeroy, Reg. Surveyor #2283 recorded in INST 200500724923, Volume 1772, Page 1350 of GCRD.



SURVEYOR'S CERTIFICATION

I certify to: Harriet Sugar

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, GEOD12B). 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
Robert L. Kosie, P.S.
Registered Professional
Land Surveyor No. 8167



This plat was prepared by
D.B. Kosie & Associates
Professional Land Surveying

11040 Madison Road
Montville, Ohio 44064
440.286.2131
Fax 440.968.3578
www.dbksurveys.com

DBK PLAT NO.: 1063 2018