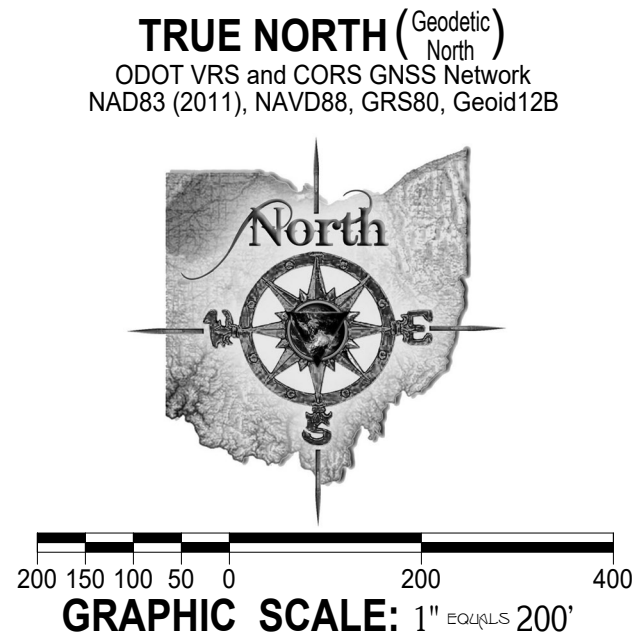
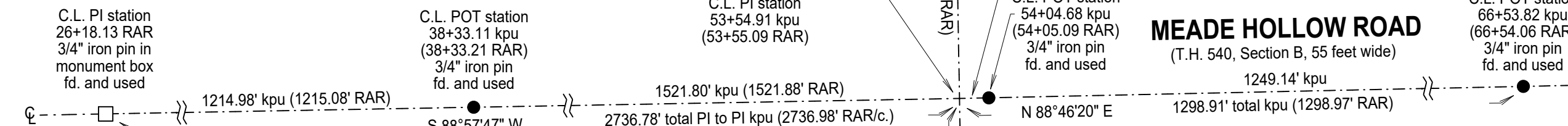


Checked on  
by RLK

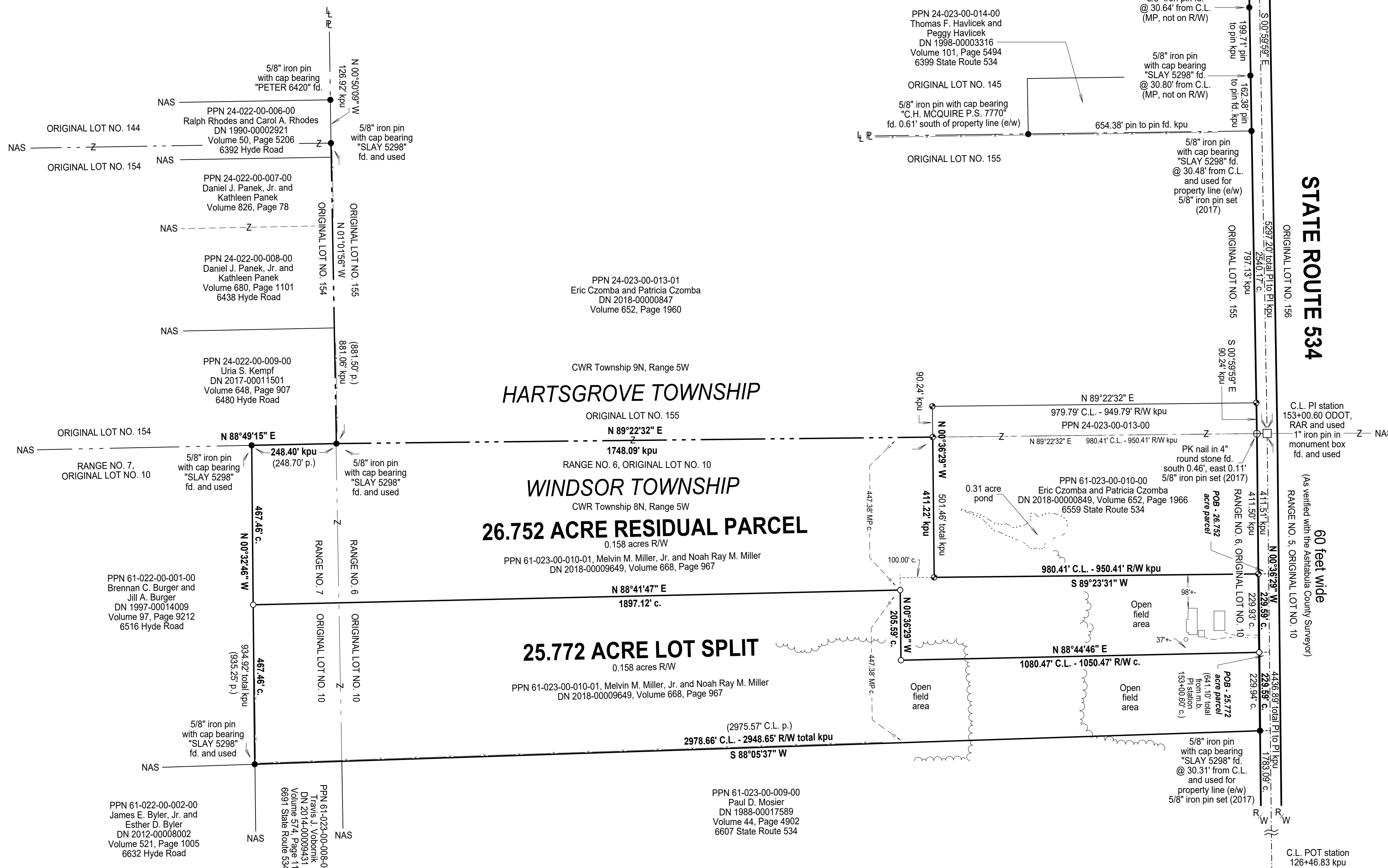
Checked on January 24th, 2019 by RLK

PLAT OF RE-SURVEY AND LOT SPLIT OF  
**PPN 61-023-00-010-01**  
**Melvin M. Miller, Jr. and Noah Ray M. Miller**

DEED OF RECORD  
DN 2018-00009649  
Volume 668, Page 967



- Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set in 2017 survey prepared for Czomba, found and used
- 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.L. - Denotes centerline R/W - Denotes right-of-way (margin)
- L - Denotes lot line R - Denotes right-of-way
- BCSU - Denotes monument found bent, coned, straightened and used
- BCO - Denotes monument found bent, coned and observed
- POB - Denotes point of beginning
- ACRD - Denotes "Ashtabula County Records and Deeds"
- ACER - Denotes "Ashtabula County Engineer's Records"
- CWR - Denotes "Connecticut Western Reserve"
- RAR - Denotes the Road Alignment Record for Meade Hollow Road (see References)
- FB - Denotes "Field Book" MP - Denotes measurement taken perpendicularly
- PC - Denotes point of curve PT - Denotes point of Tangency
- PCC - Denotes point of compound curve PRC - Denotes point of reverse curve
- PI - Denotes point of angular intersection (vertex) POT - Denotes point on tangency
- Denotes fence line found on or near property line
- NAS - Denotes property line not accurately established in this survey
- kpu - Denotes "Kosie Survey Plat Information used"



**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 March, 1922 State Highway Department of Ohio, Bureau of Construction plan of I.C.H. 153 Painesville - Warren Road Sec. C-1, Petition No. 3950, I.C.H. 154 Windsor - Gevena Road Sec. C.D.E., Petition No. 4012, Ashtabula County, Windsor - Hartsgrove and Trumbull Twps. filed as A1B-534-(02.43) Windsor (1922) in the ACER.
  - The March, 2006 Road Alignment Record for Meade Hollow Road (Road No. 540 A.B.C. 60, 55 feet wide, FB No. 529/55) prepared by the Office of County Engineer, Ashtabula County, Ohio, filed as 0540 (Sec. A-B-C) Meade Hollow.DJVu in the ACER.
  - The May 22nd, 2003 Sarbach Survey prepared by Jerry Slay, P.E. P.S., Ohio Surveyor Number 5298, filed as 01-001-00-009-04.DJVu in the ACER.
  - The March 5th, 2012 Survey prepared by Jerry Slay, Ohio Surveyor Number 5298 recorded in DN 2012-00008002, Volume 521, Page 1005 of ACRD.
  - The October, 2013 Map of Survey for Schanfish prepared by Clifford H. McGuire, Registered Professional Surveyor No. 7770, filed as 24-023-00-015-00.DJVu in the ACER.
  - The November 10th, 2017 survey prepared by D.B. Kosie & Associates, Robert L. Kosie, Registered Professional Surveyor 8167, filed as 24-023-00-013-00-A.pdf in the ACER, filed as 1006 2017 Czomba Survey 24-023-00-013-00 and 61-023-00-010-00.pdf in DBK records.



**SURVEYOR'S CERTIFICATION**

I certify to: Melvin M. Miller, Jr. and Noah Ray M. Miller

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), NAVD83, 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, P.S.  
Registered Professional  
Land Surveyor No. 8167

Signed on this 24th day of January, 2020

**FIELD LOCATION DISCLAIMER**  
All buildings, driveways, and general locations shown hereon were obtained by Digitized image photogrammetry (GIS) and no liability is assumed by D.B. Kosie & Associates (R.L. Kosie, PS 8167) for the existence, location, condition, type or size of any structure shown hereon, any mistitling or malproportion, or that which is not shown on this drawing.

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](http://www.dbksurveys.com)



**DBK PLAT NO. 1098 2019**