

OWNER'S ACCEPTANCE

ACCEPTANCE CERTIFICATION AND DEDICATION EASEMENT SECTION 1

I, the undersigned owner, Carl L. Hill, of the land shown herein, hereby dedicate, give, grant, convey, and release to the Geauga County Board of County Commissioners, its successors and assign forever, a perpetual non-exclusive easement for constructing, reconstructing, using, operating, maintaining, repairing, replacing and renewing of sanitary sewers and all appurtenances within, over, through, under and upon the land within said easement included in this plat and as described herein. Said easement shall remain unobstructed and shall include the right of ingress and egress. Said easement rights shall include the right without liability therefore to remove trees and landscaping including lawns and/or the right to prohibit such landscaping, except lawns, from being installed. I hereby certify that this plat correctly represents my "Dedication Plat of Sanitary Sewer Line Easement and Sanitary Lift Station Easement for Munson Township" and do hereby accept this plat of same. In witness whereof, the undersigned hereunto set his hand on this _____ day of _____, 2020.

Owner Signed Printed Carl L. Hill
Witness Signed Printed
Witness Signed Printed

NOTARY PUBLIC

Before me, a Notary Public in the County of _____ and State of Ohio, personally appeared the above signed who acknowledged the signing of this foregoing instrument to be their own personal act and deed. In witness whereof, I have set my hand and official seal at _____ this _____ day of _____, 2020.

Notary Public: Signed Printed

ACCEPTANCE CERTIFICATION AND DEDICATION EASEMENT SECTION 2

We, the undersigned owners, Stephanie Wilson and Bryce Boetger, of the land shown herein, hereby dedicate, give, grant, convey, and release to the Geauga County Board of County Commissioners, its successors and assign forever, a perpetual non-exclusive easement for constructing, reconstructing, using, operating, maintaining, repairing, replacing and renewing of sanitary sewers and all appurtenances within, over, through, under and upon the land within said easement included in this plat and as described herein. Said easement shall remain unobstructed and shall include the right of ingress and egress. Said easement rights shall include the right without liability therefore to remove trees and landscaping including lawns and/or the right to prohibit such landscaping, except lawns, from being installed. We hereby certify that this plat correctly represents our "Dedication Plat of Sanitary Sewer Line Easement and Sanitary Lift Station Easement for Munson Township" and do hereby accept this plat of same. In witness whereof, the undersigned hereunto set their hand on this _____ day of _____, 2020.

Owner Signed Printed Stephanie Wilson
Owner Signed Printed Bryce Boetger
Witness Signed Printed
Witness Signed Printed

NOTARY PUBLIC

Before me, a Notary Public in the County of _____ and State of Ohio, personally appeared the above signed who acknowledged the signing of this foregoing instrument to be their own personal act and deed. In witness whereof, I have set my hand and official seal at _____ this _____ day of _____, 2020.

Notary Public: Signed Printed

ACCEPTANCE CERTIFICATION AND DEDICATION EASEMENT SECTION 3

I, the undersigned owner, LLGC LLC, of the land shown herein, hereby dedicate, give, grant, convey, and release to the Geauga County Board of County Commissioners, its successors and assign forever, a perpetual non-exclusive easement for constructing, reconstructing, using, operating, maintaining, repairing, replacing and renewing of sanitary sewers and all appurtenances within, over, through, under and upon the land within said easement included in this plat and as described herein. Said easement shall remain unobstructed and shall include the right of ingress and egress. Said easement rights shall include the right without liability therefore to remove trees and landscaping including lawns and/or the right to prohibit such landscaping, except lawns, from being installed. I hereby certify that this plat correctly represents my "Dedication Plat of Sanitary Sewer Line Easement and Sanitary Lift Station Easement for Munson Township" and do hereby accept this plat of same. In witness whereof, the undersigned hereunto set his hand on this _____ day of _____, 2020.

Signed Printed Mate John Brkic Title
Witness Signed Printed
Witness Signed Printed

NOTARY PUBLIC

Before me, a Notary Public in the County of _____ and State of Ohio, personally appeared the above signed who acknowledged the signing of this foregoing instrument to be their own personal act and deed. In witness whereof, I have set my hand and official seal at _____ this _____ day of _____, 2020.

Notary Public: Signed Printed

DEDICATION PLAT OF SANITARY SEWER LINE AND SANITARY PUMP STATION EASEMENT FOR MUNSON TOWNSHIP

PPN 21-080700, Carl L. Hill, 10733 Thwing Road,
PPN 21-137500, Stephanie Wilson and Bryce Boetger, 11110 Fowlers Mill Road,
and PPN 21-001000, LLGC LLC

DEEDS OF RECORD:

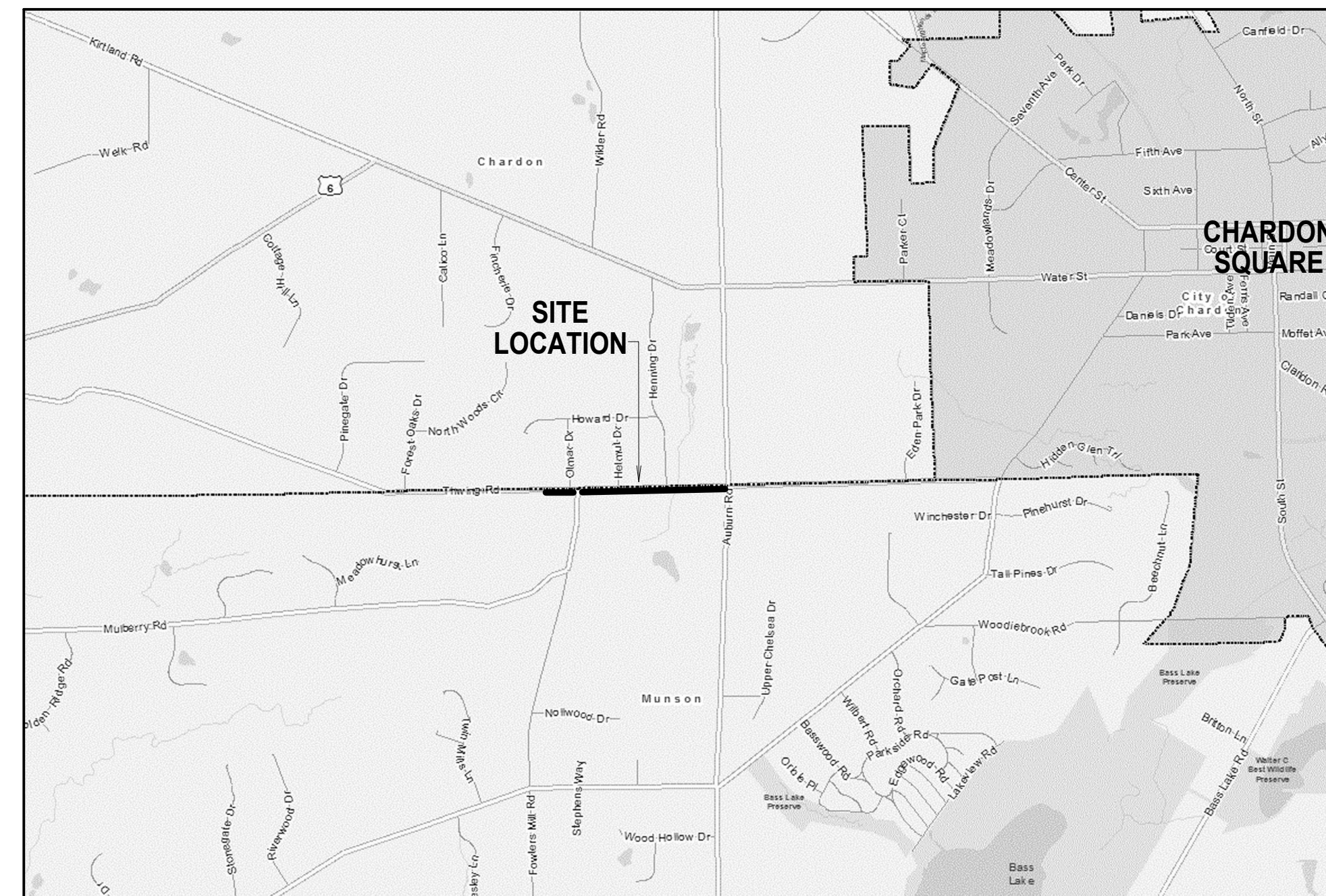
INST 200500732317, Volume 1782, Page 1484
INST 201900951417, Volume 2074, Page 1669 and
INST 201000818193, Volume 1893, Page 519,

PAGE INDEX

Page 1 of 2 (this page): Title Page
Page 2 of 2: Proposed Easement Layout and Design

VICINITY MAP

City of Chardon, Chardon Township, Munson Township



GRAPHIC SCALE: 1 inch equals 2500 feet
August 13th, 2020

Situated in The Township of Munson, County of Geauga and State of Ohio and known as being part of Original Lot 1 in Hathaway Tract, part of Original Lots 1 and 4 in Phelps Tract, within said Township, and part of Township 8 North, Range 8 West in the Connecticut Western Reserve.	Month: August	Page: ONE of TWO
Survey prepared for: The Geauga County Board of Commissioners, Department of Water Resources	Year: 2020	

GEAUGA COUNTY DEPARTMENT OF WATER RESOURCES

470 Center Street, Building 3
Chardon, Ohio 44024-1068
(440)279-1970

TITLE PAGE

Checked on August 19th, 2020



See page two of two for proposed easement layout and design



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
State of Ohio Certificate of Authorization 02946

SURVEYOR'S CERTIFICATION

I hereby certify 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, GEOID18). 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.

Signed and sealed on this 13th day of August, 2020.
Robert L. Kosie, P.E.
Registered Professional Land Surveyor No. 8167



APPROVALS AND RECORDING

PLANNING COMMISSION APPROVAL

Approved this _____ day of _____, 2020
Signed Printed Linda Crombie, Planning Director, Geauga County Planning Commission

ZONING APPROVAL

This plat complies with the applicable Munson Township Zoning Resolution
this _____ day of _____, 2020.
Signed Printed James Herringshaw, Munson Township Zoning Inspector

SANITARY ENGINEER APPROVAL

I have examined the plans and specifications for the sanitary sewers and all appurtenances for conformity to the rules adopted by the Geauga County Board of County Commissioners pursuant to R.C. 6117.08, R.C. 6103.02, and R.C. 711.101 and hereby certify that all of the easements for sanitary sewers, and all appurtenances shown on this plat are in accordance with the approved plans and specifications of the improvements.
Approved this _____ day of _____, 2020.

Signed Printed Gerard Morgan PE, JD, Sanitary Engineer, Geauga County Department of Water Resources

LEGAL APPROVAL

Approved as to legal form this _____ day of _____, 2020.
Signed Printed Susan Wieland, Assistant Geauga County Prosecutor

COMMISSIONER'S APPROVAL

Upon the recommendation of the Geauga County Department of Water Resources, the Geauga County Board of County Commissioners hereby accepts and approves the dedication of the easements for sanitary sewers, and all appurtenances hereto as constructed and as shown on this plat and for public use and benefit and the acceptance for maintenance of such improvements contained within said easements. The plans and specifications for such improvements in conformity with the rules adopted by the Geauga County Board of County Commissioners pursuant to R.C.6117.08, R.C.6103.02, and R.C.711.101 have been approved.

Approved this _____ day of _____, 2020.
Signed Printed James W. Dvorak, Geauga County Commissioner
Signed Printed Timothy C. Lennan, Geauga County Commissioner
Signed Printed Ralph Spidaleri, Geauga County Commissioner

AUDITOR

Transferred this _____ day of _____, 2020.
Signed Printed Charles E. Walder, Geauga County Auditor

RECORDER

Filed for record this _____ day of _____, 2020.
Recorded this _____ day of _____, 2020 in
Plat Book Volume _____ Page _____ of Geauga County Records and Deeds.
Signed Printed Sharon C. Gingerich, Geauga County Auditor

DBK PLAT 1122 2020 TITLE PAGE

TRUE NORTH (Geodetic)
North
ODOT VRS and CORS GNSS Network
NAD83 (2011), NAVD88, GRS80, Geoid18

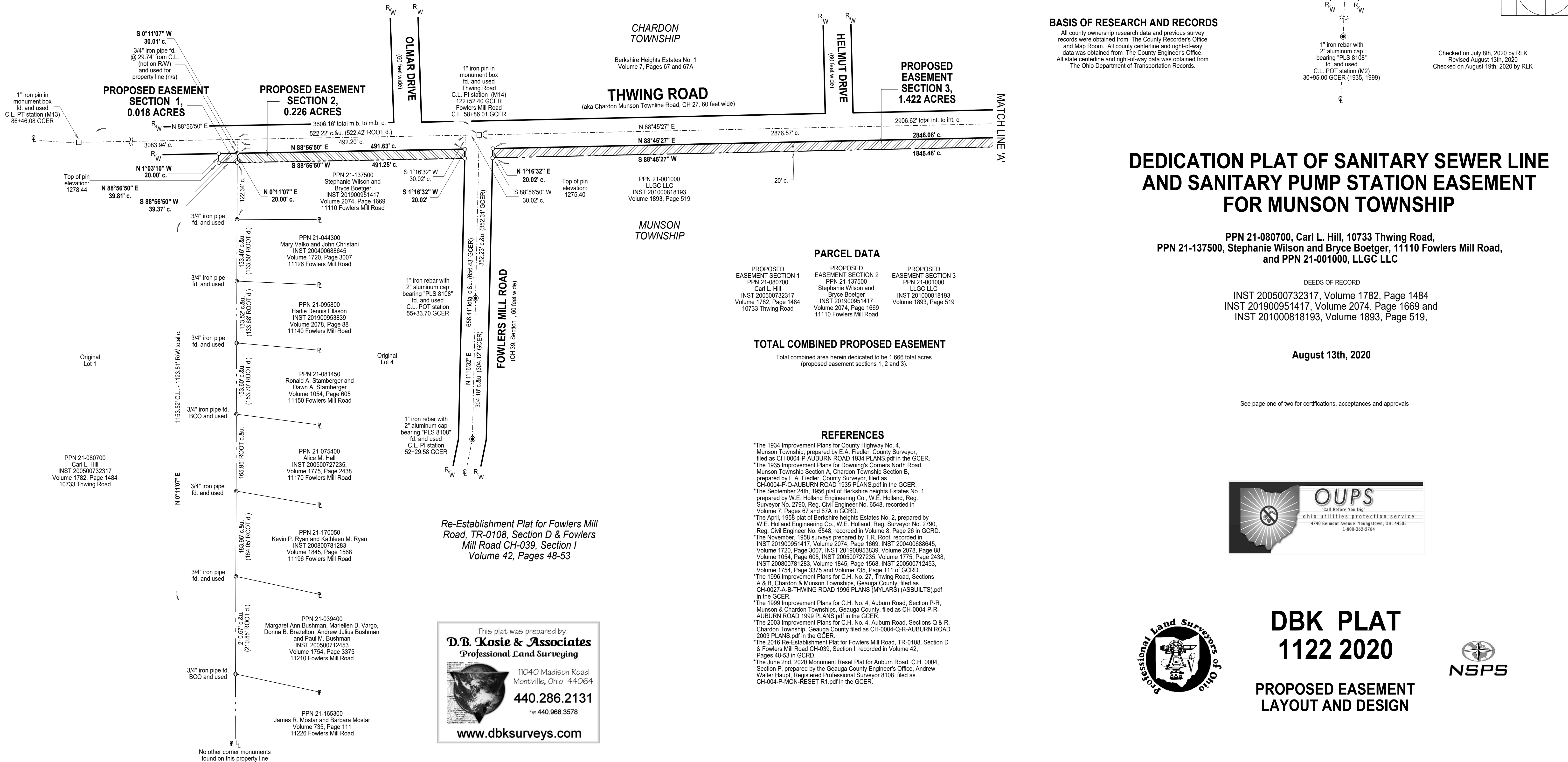


○ -Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set
c. -Denotes calculated measurement r. -Denotes record measurement
d. -Denotes deed measurement p. -Denotes plat measurement
o. -Denotes observed measurement u. -Denotes used measurement
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 RW -Denotes right-of-way (margin)
L -Denotes lot line E -Denotes easement property line
BCSU -Denotes monument found bent, coned, straightened and used
BCO -Denotes monument found bent, coned and observed
POB -Denotes point of beginning MP -Denotes "measured perpendicular"
aka -Denotes "also known as" aka -Denotes "formerly known as"
FB -Denotes "field book" TR -Denotes "Township Road" CH -Denotes "County Highway"
GCRD -Denotes "Geauga County Records and Deeds"
GCER -Denotes "Geauga County Engineer's Records"
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



PROPOSED EASEMENT LAYOUT AND DESIGN

Surveyed for:	Geauga County Board of Commissioners Department of Urban Resources
Month:	August
Year:	2020
Page:	Two of Two



DEDICATION PLAT OF SANITARY SEWER LINE AND SANITARY PUMP STATION EASEMENT FOR MUNSON TOWNSHIP

PPN 21-080700, Carl L. Hill, 10733 Thwing Road, Stephanie Wilson and Bryce Boetger, 11110 Fowlers Mill Road, and PPN 21-001000, LLGC LLC

DEEDS OF RECORD
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 INST 20190051417, Volume 2074, Page 1669 and
 INST 201000818193, Volume 1893, Page 519,

August 13th, 2020

See page one of two for certifications, acceptances and approvals



DBK PLAT 1122 2020

PROPOSED EASEMENT LAYOUT AND DESIGN



Re-Establishment Plat for Fowlers Mill Road, TR-0108, Section D & Fowlers Mill Road CH-039, Section 1
 Volume 42, Pages 48-53

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