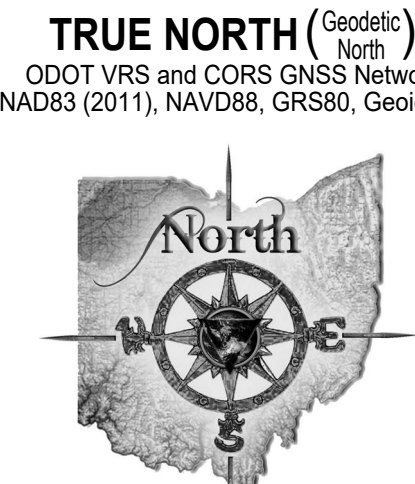


Checked on June 27th, 2019 by RLK, Revised on August 6th, 2019
 Revised for splits and consolidation on October 30th, 2020
 Checked on November 11th, 2020 by RLK
 Revised on November 19th, 2020 by RLK

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.

- Denotes 5/8" iron (steel) rebar pin (#5 rebar) with cap bearing "J.W. DANIEL P.S. 6222" fd. and used unless otherwise noted
- Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 6157" set
- Denotes calculated measurement c. - 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 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 MP - Denotes "measured perpendicularly" aka - Denotes "also known as" fka - Denotes "formerly known as"
- FB - Denotes "field book" TR - Denotes "Township Road" CR - Denotes "County Road"
- GCRD - Denotes "Gauga County Records and Deeds"
- GCER - Denotes "Gauga County Engineer's Records" aka - Denotes "also known as" AG - Denotes agricultural use
- Denotes approximate edge of Grand River
- - - - - Denotes existing barbed wire fence line



GRAPHIC SCALE: 1 inch equals 200 feet

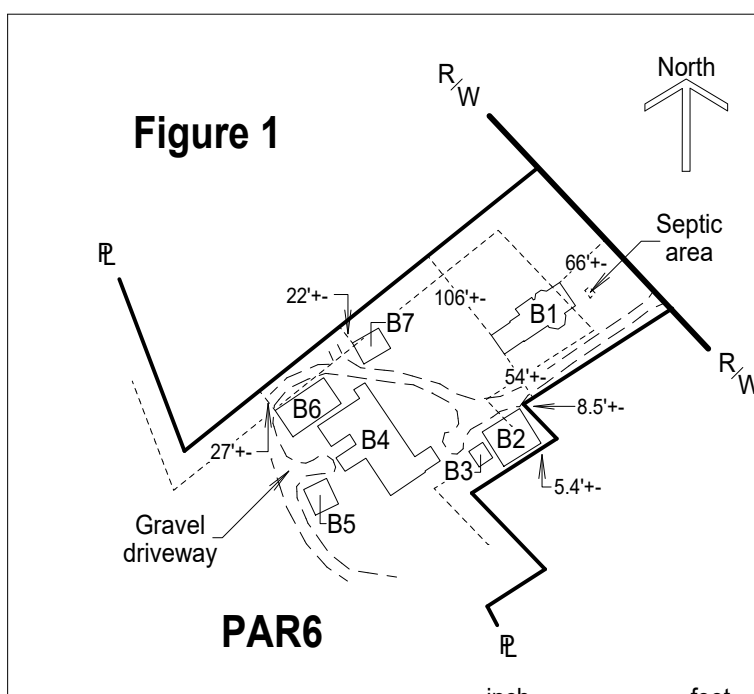


Figure 1
 PAR6
 GRAPHIC SCALE: 1 inch equals 200 feet

LINE DATA

- L1 - S 57°17'03" W, 214.77' c.&u. - 184.21' RW c.&u. (215.00' C.L. DANIEL p.)
- L2 - S 43°51'06" E, 50.05' c.&u. (50.00' DANIEL p.)
- L3 - S 57°25'55" W, 105.11' c.&u. (105.00' DANIEL p.)
- L4 - S 43°53'16" E, 110.15' c.&u. (110.00' DANIEL p.)
- L5 - S 57°18'10" W, 71.52' c.&u. (71.00' DANIEL p.)
- CL1 - N 89°06'29" E, 99.93' c.&u. (100.00' GCER p.)
- CL2 - S 43°43'15" E, 136.06' c.&u. (135.98' DANIEL p.)
- CL3 - S 43°43'15" E, 205.88' c.&u. (205.77' DANIEL p.)
- CL4 - N 43°43'15" W, 130.18' c.&u.
- CL234 - N 43°43'15" W, 472.12' total c.

MONUMENT DATA

- M1 5/8" iron pin with damaged cap fd. @ 29.87' from C.L. (not on RW) and used for property line (n/e/s/w)
- M2 5/8" iron pin with cap bearing "KOSIE P.S. 5276" fd. @ 30.22' from C.L. (not on RW) and used for property line (n/e/s/w)
- M3 5/8" iron pin with damaged cap fd. and used
- M4 5/8" iron pin with cap bearing "KOSIE P.S. 5276" fd. @ 29.79' from C.L. (not on RW) and used for property line (n/e/s/w)
- M5 5/8" iron pin with cap bearing "KOSIE P.S. 5276" fd. @ 29.79' from C.L. (not on RW) and used for property line (n/e/s/w)

PARCEL DATA

- PAR1 PPN 25-190356 Joseph J. Miller and Irene A. Miller Volume 1300, Page 1135 15885 Nash Road
- PAR2 PPN 25-07010 Emma M. Miller Volume 948, Page 420 17806 Tavern Road
- PAR3 PPN 25-190057 Lester A. Schmucker and Kathryn A. Schmucker Volume 882, Page 243 17810 Tavern Road

BUILDING INFORMATION

(See Figure 1 and Figure 2)

- B1 - 1-2 story frame dwelling
- B2 - 1 1/2 story frame 2-car garage AG
- B3 - 1 story frame shed AG
- B4 - 1-2 story block and frame barn AG
- B5 - 1 story frame shed AG
- B6 - 1 story metal building AG
- B7 - 3/4 story frame shed AG
- B8 - 1 story frame workshop AG

PARCEL DATA

- PAR6 - 8.563 ACRES RESIDUAL PARCEL (0.100 acres RW on Nash Road, 0.141 acres RW on Tavern Road) PPN 25-190418 Lester A. Schmucker and Kathryn A. Schmucker INST 201900954518 Volume 2078, Page 2803 17800 Tavern Road
- PAR7 - 0.231 ACRE LOT SPLIT (0.100 acres RW on Nash Road, 0.141 acres RW on Tavern Road) PPN 25-190418 Lester A. Schmucker and Kathryn A. Schmucker INST 201900954518 Volume 2078, Page 2803 and PPN 25-190419 Jake J. Byler and Mary G. Byler Volume 2073, Page 1569
- PAR8 - 5.631 COMBINED ACRE PARCEL (0.014 acres RW) PPN 25-190418 (in part) Lester A. Schmucker and Kathryn A. Schmucker INST 201900954518 Volume 2078, Page 2803 and Jake J. Byler and Mary G. Byler Volume 2073, Page 965 17888 Tavern Road

LINE DATA

- L14 - S 43°43'15" E, 20.03' c.&u. (20.00' DANIEL p.)
- L15 - N 43°43'15" W, 20.03' c.
- L16 - S 45°58'42" W, 432.64' C.L. - 402.64' RW c.&u. (402.99' C.L. DANIEL p.)
- L17 - N 42°13'13" W, 50.00' c.
- L18 - N 42°13'13" W, 152.20' c.

109.381 ACRE LOT SPLIT

0.099 acres RW on Nash Road
 0.444 acres RW on Tavern Road

PPN 25-190418 (in part) Lester A. Schmucker and Kathryn A. Schmucker INST 201900954518 Volume 2078, Page 2803

LINE DATA

- L6 - S 11°59'55" E, 109.08' c.&u. (109.20' DANIEL p.)
- L7 - S 18°12'55" E, 139.06' c.&u. (141.70' DANIEL p.)
- L8 - S 12°50'42" E, 102.47' c.&u. (99.60' DANIEL p.)
- L9 - S 02°45'23" W, 59.34' c.&u. (59.35' DANIEL p.)
- L10 - S 02°45'23" W, 79.98' c.&u. (80.00' DANIEL p.)
- L11 - N 89°17'36" E, 325.48' total c.
- L10 - S 02°45'23" W, 139.32' total c.&u. (139.35' DANIEL p.)

MONUMENT DATA

- M6 5/8" iron pin with cap bearing "J.W. DANIEL P.S. 6222" fd. @ 29.79' from C.L. (not on RW) and used for property line (n/e/s/w)
- M7 5/8" iron pin with cap bearing "J.W. DANIEL P.S. 6222" fd. @ 29.80' from C.L. (not on RW) and used for property line (n/e/s/w)
- M8 1" iron pipe fd. @ 29.92' from C.L. (MP, not on RW) and used for property line (n/e-s/w)
- M9 5/8" iron pin with cap bearing "J.W. DANIEL P.S. 6222" fd. @ 29.79' from C.L. (not on RW) and used for property line (n/e/s/w)
- M10 1" iron pipe fd. and used
- M11 3/4" iron pin fd. and used
- M12 5/8" iron pin set

PARCEL DATA

- PAR4 PPN 25-018160 Eli H. Miller and Esther S. Miller INST 20070072376 Volume 1834, Page 2077 18030 Tavern Road
- PAR5 PPN 25-190474 Allen M. Miller and Martha R. Miller INST 202000967738 Volume 2099, Page 2712 18040 Tavern Road

ENGINEER'S APPROVAL

SURVEY PLAT & LEGAL DESCRIPTION APPROVED PER R.C. 315.251

Susan J. Martz, Dec 28 2020
 GEAUGA COUNTY ENGINEER
 TAX MAP DEPT.
 20-121

SURVEYOR'S CERTIFICATION

I certify to: Lester A. Schmucker, Kathryn A. Schmucker, Jake J. Byler and Mary G. Byler

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, GEOID19). 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 and sealed on this 6th day of November, 2020



SEPTIC SYSTEM DISCLAIMER

All existing and/or proposed septic system information shown hereon was provided by the owner(s) of the parcels shown hereon 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 above or underground structure shown hereon, any misting or malproportion, or that which is not shown on this drawing. Always call The Ohio Utilities Protection Service (OUPS) at 1-800-362-2764 prior to any excavation.

FIELD LOCATION DISCLAIMER

All buildings, driveways, and general locations shown hereon were obtained by:
 Digitized image photogrammetry and actual field location 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 misting or malproportion, or that which is not shown on this drawing.

TOWNSHIP, SECTION AND LOT LINES

may not be the same as occupied and legal property lines as shown hereon.

ZONING INFORMATION

R1 - Residential Zoning District
 Minimum Frontage: 200.00'
 Minimum Acreage: 2.50 acres RW
 Minimum Front Yard: 75.00' RW
 Minimum Sideyard: 25.00'
 Minimum Rearyard: 25.00'

John Spelch, Zoning Inspector
 Parkman Township Zoning hours:
 Wednesday 5 pm to 6:30 pm and by appointment if needed.
 Phone 330-219-3698 or zoning office at 440-548-2480.
 or e-mail at rcvictor42@aol.com

ZONING APPROVAL

These lot splits and consolidation of lots complies with the applicable Parkman Township Zoning Resolution.

This day of _____, 2020.

and is accepted by:
 Signed Printed _____ John Spelch
 Parkman Township Zoning Inspector

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 1142 2020