

MAP OF SURVEY OF
PPN 30-039200
Aaron Haehn and
Bonnie Haehn

DEED OF RECORD:
Volume 2209, Page 2483

Situated in The	Month:	Page:
Township of Thompson, County of Geauga and State of Ohio and known as being part of Original Lot 42 within said Township and Township 10N, Range 6W in the Connecticut Western Reserve	October	ONE of ONE
Survey for:	Year:	
	2025	
Aaron Haehn and Bonnie Haehn		

Checked on October 24th, 2025 by RLK, MBL

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.



PPN 30-007345
Benjamin Ciesielczyk
Volume 2031, Page 3238,
Parcel 1
17599 Stocking Road

PPN 30-007347
Benjamin Ciesielczyk
Volume 2031, Page 3238,
Parcel 3

PPN 30-007346
Benjamin Ciesielczyk
Volume 2031, Page 3238,
Parcel 2

PPN 30-055700
Terry I. Patti and
Linda G. Patti aka Linda S. Patti
Volume 1525, Page 1058
17539 Stocking Road

PPN 30-095725
Lawrence P. Sprowls and
Lisa K. Sprowls
Volume 1974, Page 2558,
Parcel 3

PPN 30-095720
Lawrence P. Sprowls and
Lisa K. Sprowls
Volume 1974, Page 2558,
Parcel 2

PPN 30-039200
Aaron Haehn and Bonnie Haehn
Volume 2209, Page 2483

REFERENCES

- *The March 4th, 1845 ORR of Stocking Road, recorded in Volume D, Pages 93 and 94 of GCRD, filed as GEAGA COUNTY ORIGINAL ROAD RECORDS_VOLUME-D 093-094.pdf in the GCER.
- *The survey prepared by E.L. F. Phelps, County Surveyor, recorded in Volume 2002, Page 198, Exhibit A of GCRD.
- *The surveys prepared by R.C. Dillworth, Registered Surveyor 4215, Crabbs Surveying Service, recorded in Volume 1722, Page 3479, Parcel No. 2, Volume 1879, Page 2947, Volume 1123, Page 125 and Volume 2205, Page 186 of GCRD.
- *The survey prepared by L.B. Ward, for Crabbs and Fullerton Engineers, recorded in Volume 734, Page 1053 of GCRD.
- *The surveys prepared by Milton A. Boomhower, Registered Surveyor No. 4247, recorded in Volume 1808, Page 1822 and Volume 946, Page 605 of GCRD.
- *The May, 1957 surveys prepared by T.R. Root, recorded in Volume 1805, Page 1991, Parcels 1 and 2 and Volume 1258, Page 827 of GCRD, et al.
- *The June, 2015 Map of Survey for Urie & Susan Byler prepared by Clifford H. McGuire (not recorded), of which 11.0006 acres are shown as an exception in Volume 2023, Page 3210 of GCRD.
- *The August 27th, 2018 Right of Way Determination prepared by the Geauga County Engineer's Office, filed as 2018-08-28 STOCKING ROAD ORR ROW WIDTH REVIEW RS2.pdf in the GCER.



SURVEYOR'S CERTIFICATION

I certify to:
Aaron Haehn and Bonnie Haehn

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

Signed and sealed on this 21st day of October, 2025



This map of survey prepared by
D.B. Kosie & Associates, LLC
Professional Land Surveying
(440) 286-2131
11040 Madison Road
Montville, Ohio 44064
www.dbksurveys.com



STOCKING ROAD

(TR 48, 60 feet wide as determined by the Geauga County Engineer's Office, filed as 2018-08-28 STOCKING ROAD ORR ROW WIDTH REVIEW RS2.pdf in the GCER)

CHAPIN ROAD
NORTH
(TR 21, 50 feet wide)

LAKE COUNTY
MADISON TOWNSHIP
Original Lot 6, Tract 12

GEAUGA COUNTY
THOMPSON TOWNSHIP
Original Lot 31

Original Lot 42

150' riparian setback,
75' from C.L.
(graphic scaled from GIS)

50' riparian setback,
25' from C.L.
(graphic scaled from GIS)

24.424 ACRE PARCEL

0.725 acres R/W
23.699 acres exclusive of R/W

PPN 30-039200
Aaron Haehn and Bonnie Haehn
Volume 2209, Page 2483

ZONING INFORMATION

R-5 ZONING DISTRICT
Principle Dwelling
300' minimum frontage
300' minimum lot width
100' minimum front yard setback (from R/W)
30' minimum side and rear yard
Accessory Structures
100' minimum front yard setback (from R/W)
20' minimum side yard
15' minimum rear yard

ZONING ACCEPTANCE

This re-survey, lot split and residual complies with the applicable Thompson Township Zoning Resolution

this _____ day of _____, 2025.

and is accepted by:

Signed _____
Printed _____
Noell Sivertsen
Phone: (440) 298-1445
thompsonzoning@windstream.net

ENGINEER'S ACCEPTANCE

COUNTY, TOWNSHIP,
TRACT, SECTION
AND LOT LINE
DISCLAIMER

It is the sole purpose and intent for the boundary portion of this survey to determine legal property lines of record. No effort was made in this survey to determine, nor any liability to be assumed by D.B. Kosie & Associates, LLC for the location of any County Lines, Township Lines, Tract Lines, Section Lines, or any Original Lot Lines, whether shown or not shown hereon.