Situated in The	Month:	Page:
Township of Troy, County of Geauga and State of Ohio known as being part of Original Section 23 within said Township and Township 6N, Range 7W in the Connecticut Western Reserve	November	ONE of ONE
	Year: 2025	

Survey for: Wind and Water Farm LLC, Keith D. Chelm and Holly J. Vero

Checked on November 26th, 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.

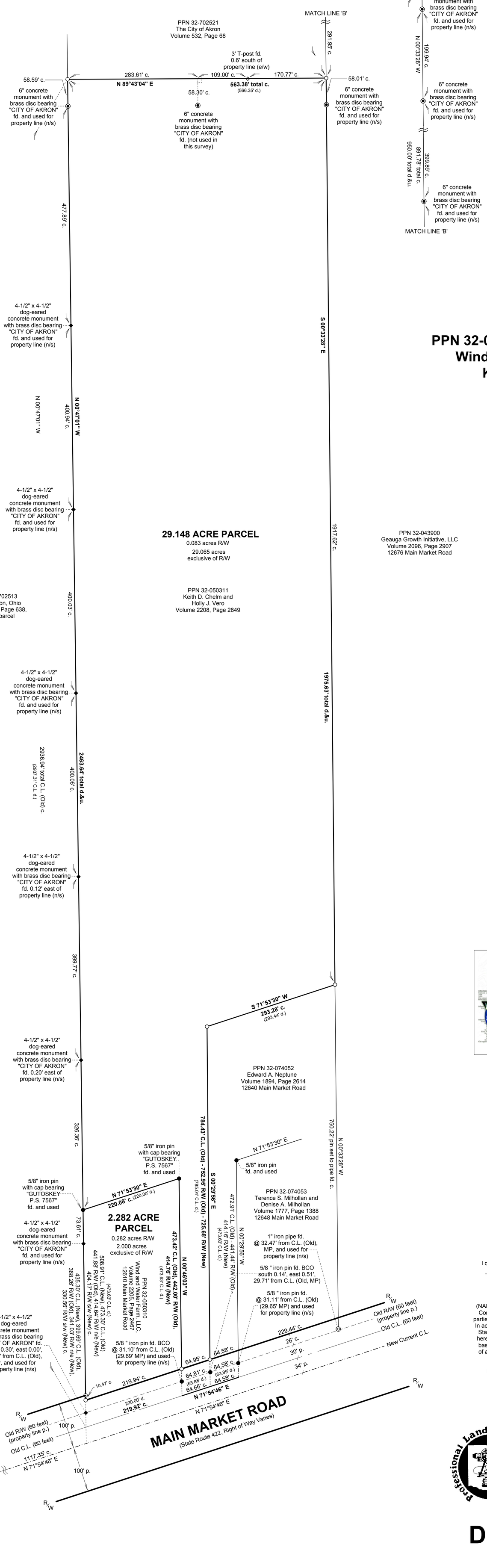
TRUE NORTH (Geodetic North)
ODOT VRS and CORS GNSS Network
NAD83 (2011), NAVD88, GRS80, Geoid18



100 75 50 25 0 100 200 300 400

GRAPHIC SCALE: 1 inch equals 100 feet

O -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 P -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" CH -Denotes "County Highway"
GCRD -Denotes "Geauga County Records and Deeds"
GCER -Denotes "Geauga County Engineer's Records"
TS - Denotes "Tangent to Spiral" ST - Denotes "Spiral to Tangent"



MAP OF SURVEY OF:

PPN 32-050310 and PPN 32-050311
Wind and Water Farm, LLC, Keith D. Chelm and Holly J. Vero

Deeds of Record:
Volume 2205, Page 2467 and
Volume 2208, Page 2849
12610 Main Market Road

REFERENCES

*The May 28th 1959, State of Ohio Department of Highways, GEA - 422 - 8.90, Geauga County, Auburn and Troy Townships, prepared by Parsons, Brinckerhoff, Hall and Macdonald, Engineers, filed in ODOT records.
*The July 22nd, 1959 State of Ohio Department of Highways, U.S.R. 422-8.90 Center line Survey, Auburn and Troy Townships in Geauga County, Prepared by N.B. Henry, filed in ODOT records.
*The July, 1969, survey prepared by Swigant & Morre, recorded in Volume 532, Page 68 of GCRD.
*The August, 1971, survey prepared by W.E. Holland Engineering Co., recorded in Volume 2096, Page 2907 of GCRD

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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

SURVEYOR'S CERTIFICATION

I certify to:
Wind and Water Farm LLC, Keith D. Chelm and Holly J. Vero

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, GEOID18). Distances are based on US Survey Foot Conversion (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 8167

Professional Land Surveyors of Ohio

Signed and sealed on this
25th day of November, 2025

STATE OF OHIO
ROBERT L. KOSIE
8167
REGISTERED
PROFESSIONAL SURVEYOR

DBK MAP 1439 2025