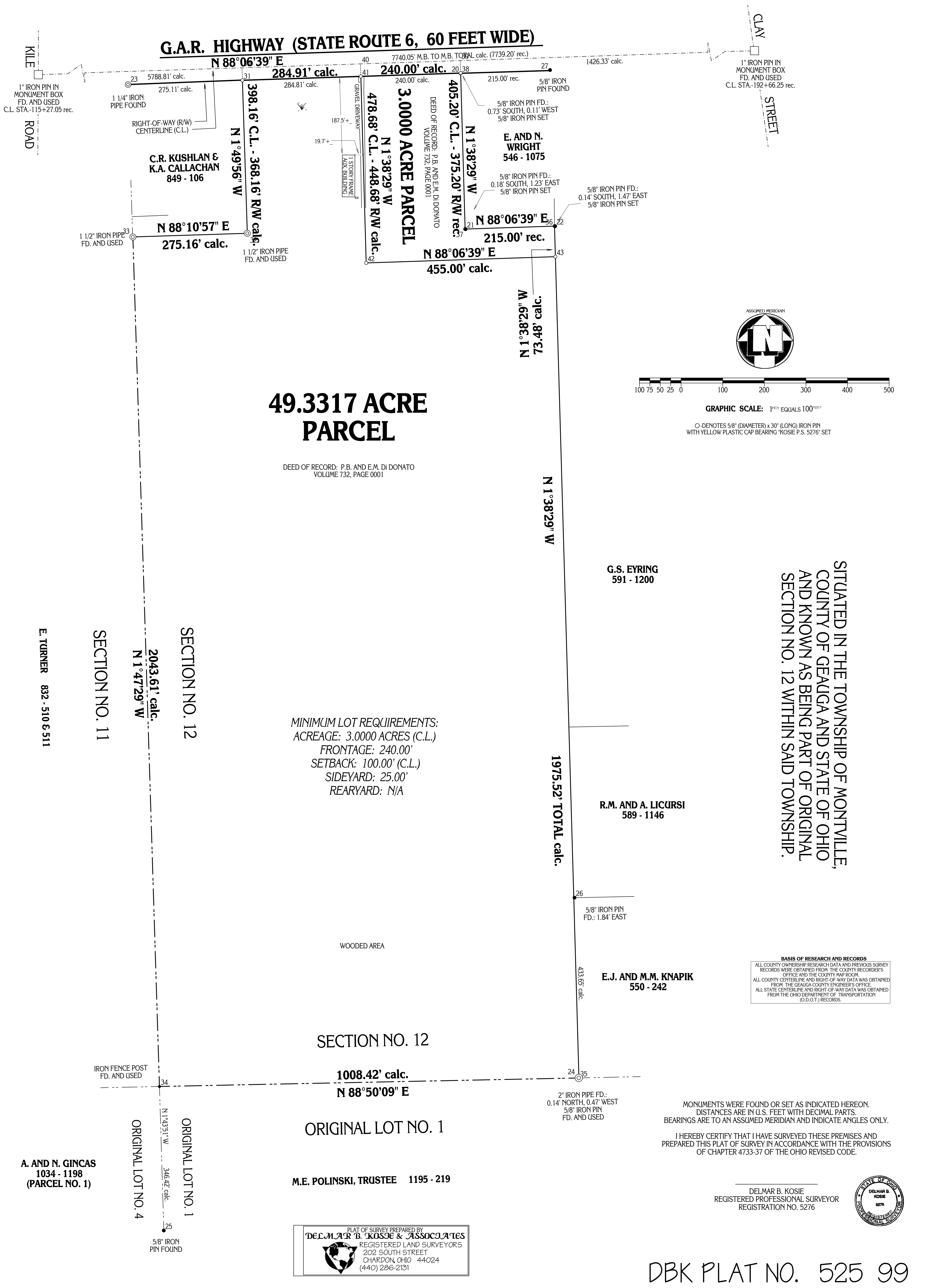


SUBDIVISION AND PLAT OF RE-SURVEY PREPARED FOR: PHILLIP B. AND EMILY M. Di DONATO

DEED OF RECORD: P.B. AND E.M. Di DONATO VOLUME 732, PAGE 0001

TOWNSHIP/CITY/VILLAGE: MONTVILLE TOWNSHIP	MONTH: DECEMBER	PAGE: ONE
	YEAR: 1999	OF: ONE
SURVEY FOR: PHILLIP B. AND EMILY M. Di DONATO		



**49.3317 ACRE
PARCEL**

DEED OF RECORD: P.B. AND E.M. Di DONATO
VOLUME 732, PAGE 0001

MINIMUM LOT REQUIREMENTS:
ACREAGE: 3.0000 ACRES (C.L.)
FRONTAGE: 240.00'
SETBACK: 100.00' (C.L.)
SIDEYARD: 25.00'
REARYARD: N/A

SITUATED IN THE TOWNSHIP OF MONTVILLE,
COUNTY OF GEauga AND STATE OF OHIO
AND KNOWN AS BEING PART OF ORIGINAL
SECTION NO. 12 WITHIN SAID TOWNSHIP.

BASIS OF RESEARCH AND RECORDS
ALL COUNTY OWNERSHIP RESEARCH DATA AND PREVIOUS SURVEY
RECORDS WERE OBTAINED FROM THE COUNTY RECORDER'S
OFFICE AND THE COUNTY WAR ROOM.
ALL COUNTY CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED
FROM THE GEAGA COUNTY ENGINEERS OFFICE.
ALL STATE CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED
FROM THE OHIO DEPARTMENT OF TRANSPORTATION
(O.D.O.T.) RECORDS.

MONUMENTS WERE FOUND OR SET AS INDICATED HEREON.
DISTANCES ARE IN U.S. FEET WITH DECIMAL PARTS.
BEARINGS ARE TO AN ASSUMED MERIDIAN AND INDICATE ANGLES ONLY.
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.

DELMAR B. KOSIE
REGISTERED PROFESSIONAL SURVEYOR
REGISTRATION NO. 5276



PLAT OF SURVEY PREPARED BY
DELMAR B. KOSIE & ASSOCIATES
REGISTERED LAND SURVEYORS
202 SOUTH STREET
CHARDON, OHIO 44024
(440) 286-2131

DBK PLAT NO. 525 99

A. AND N. GINCAS
1034 - 1198
(PARCEL NO. 1)

M.E. POLINSKI, TRUSTEE 1195 - 219

G.S. EYRING
591 - 1200

R.M. AND A. LICURSI
589 - 1146

E.J. AND M.M. KNAPIK
550 - 242

SECTION NO. 11
SECTION NO. 12

SECTION NO. 12

ORIGINAL LOT NO. 1

ORIGINAL LOT NO. 1
ORIGINAL LOT NO. 4

E. TURNER 832 - 510 & 511

IRON FENCE POST
FD. AND USED

2" IRON PIPE FD.:
0.14' NORTH, 0.47' WEST
5/8" IRON PIN
FD. AND USED

5/8" IRON PIN
FD.: 1.84' EAST

433.65' calc.

1975.52' TOTAL calc.

N 1°38'29" W
73.48' calc.

N 88°06'39" E
455.00' calc.

N 88°06'39" E
215.00' rec.

5/8" IRON PIN FD.:
0.18' SOUTH, 1.23' EAST
5/8" IRON PIN SET

E. AND N.
WRIGHT
546 - 1075

5/8" IRON PIN FD.:
0.73' SOUTH, 0.11' WEST
5/8" IRON PIN SET

215.00' rec.

405.20' C.L. - 375.20' RW rec.

240.00' calc.

3.0000 ACRE PARCEL

478.68' C.L. - 448.68' RW calc.

N 1°38'29" W

N 1°49'56" W

398.16' C.L. - 368.16' RW calc.

C.R. KUSHLAN &
K.A. CALLACHAN
849 - 106

RIGHT-OF-WAY (R/W)
CENTERLINE (C.L.)

1 1/4" IRON
PIPE FOUND

275.11' calc.

5788.81' calc.

N 88°06'39" E

284.91' calc.

284.81' calc.

284.91' calc.

284.91' calc.

284.91' calc.

284.91' calc.

284.91' calc.

284.91' calc.

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