

PLAT OF RE-SURVEY (UPDATE) PREPARED FOR:
HUBERT F., III AND DIANA L. HOFFMAN

PP# 16-065300
 SAM E. KINNEY, JR., TRUSTEE
 INSTRUMENT NO. 201200838225
 VOLUME 1919, PAGE 2869
 17340 HUNTLEY ROAD

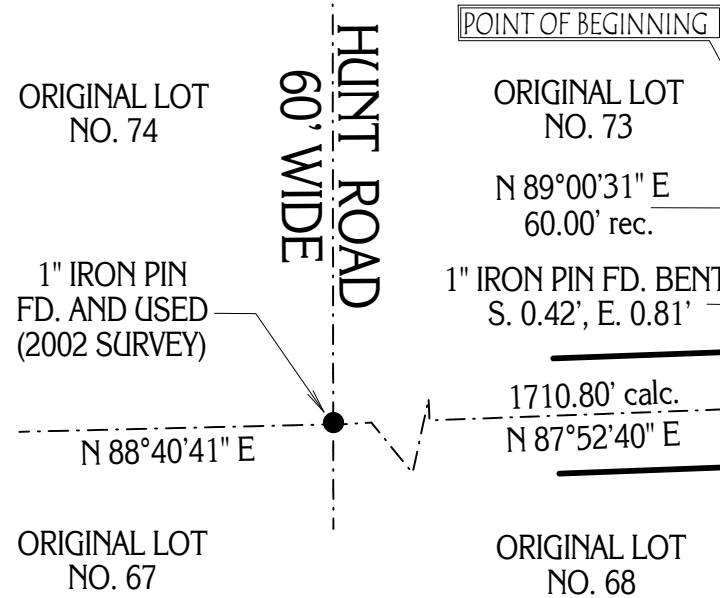
TOWNSHIP/CITY/VILLAGE: HUNTSBURG TOWNSHIP ORIGINAL LOT NO. 73	MONTH: YEAR:	PAGE: ONE OF ONE
SURVEY FOR: PP# 16-039100 HUBERT F., III AND DIANA L. HOFFMAN		

TRUE NORTH
 NAD83, NGVD88, GRS80, GEOID2012A



- - DENOTES 5/8" x 30" STEEL REBAR PIN (#5 REBAR) WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 8167" SET
- - - - DENOTES RIGHT-OF-WAY (R/W) CENTERLINE (C.L.)

PP# 16-001900
 MYRON L. AND MARCIA WATTS
 VOLUME 1235, PAGE 904
 17130 HUNTLEY ROAD



5/8" STEEL REBAR PIN FD.
 BENT, CONED, AND REPLACED
 WITH A 5/8" STEEL REBAR PIN (SET)

5/8" STEEL REBAR PIN FD.
 BENT, CONED, AND REPLACED
 WITH A 5/8" STEEL REBAR PIN (SET)

N 89°09'13" E
 377.40' calc.

CHERRY GROVE ENCROACHMENT:
 GRAVEL DRIVEWAY IS 9.0'+
 WEST OF PROPERTY LINE

**5.0074 TOTAL GROSS
 ACRE PARCEL
 (218120.6190 SQ. FT.)**

DEED OF RECORD: PP# 16-039100
 HUBERT F., III AND DIANA L. HOFFMAN
 VOLUME 1206, PAGE 1130
 17294 HUNTLEY ROAD

PP# 16-065300
 SAM E. KINNEY, JR., TRUSTEE
 INSTRUMENT NO. 201200838225
 VOLUME 1919, PAGE 2869
 17340 HUNTLEY ROAD

578.53' C.L. - 548.53' R/W calc.
 N 0°24'26" W

577.58' C.L. - 547.58' R/W (539.58' PIN SET) calc.
 S 0°23'47" E

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

EDGE OF CREEK/DITCH



0.2598 ACRES R/W (11318.4845 SQ. FT.)
 377.31' calc.

5/8" STEEL REBAR
 PIN SET @ 38.00 FEET
 FROM C.L.

1/2" IRON PIPE
 FD. AND USED

1710.80' calc.
 N 87°52'40" E

377.30' rec.
 952.64' rec. and used

515.34' calc.
 S 89°00'31" W

HUNTLEY ROAD 60' WIDE

SITUATED IN THE TOWNSHIP OF HUNTSBURG, COUNTY OF
 GEauga AND STATE OF OHIO AND KNOWN AS BEING PART
 OF ORIGINAL LOT NO. 73 WITHIN SAID TOWNSHIP.

N 0°49'41" W
 30.00' calc.

5/8" IRON PIN FD.
 WITH CAP BEARING:
 "KOSIE 5276"
 FD. AND USED

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 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
 (O.D.O.T.) RECORDS.

This plat was prepared by
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 Fax 440.968.3578
 www.dbksurveys.com

I CERTIFY TO:

HUBERT F., III AND DIANA L. HOFFMAN

THAT I HAVE SURVEYED THESE PREMESIS 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, NGVD88, GRS80, GEOID20012A).
 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. THE UNDERSIGNED
 HAS NOT BEEN PROVIDED A TITLE EXAMINATION AND THIS SURVEY IS BASED ONLY ON THE
 DOCUMENTS SHOWN ON THIS PLAT OF SURVEY. 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 UNDERSIGN 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
 REGISTRATION NO. 8167

DBK PLAT NO. 685 2013