

GRAPHIC SCALE: 1"=50 FEET

○ - DENOTES 5/8" (DIAMETER) x 30" (LONG) IRON PIN WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 8167" SET
—x—x— DENOTES BARBED WIRE FENCE FOUND

R.R. SPIKE
FD. AND USED
4" BELOW THE
PAVEMENT

KETCHUM ROAD
STA.- 310+32.68 rec.

TOWNSHIP/CITY/VILLAGE:
ROME TOWNSHIP

SURVEY FOR: **GEAUGA HOLDINGS, LLC., JOHN HEMLY AND BARRY DeMATTIA**

MONTH:	PAGE: ONE OF ONE
YEAR:	

SITUATED IN THE TOWNSHIP OF ROME, COUNTY OF ASHTABULA AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL LOT NO. 14 IN SAID TOWNSHIP, BEING PART OF RANGE 4, IN TOWNSHIP 9 IN THE CONNECTICUT WESTERN RESERVE.

BASIS OF RESEARCH, RECORDS AND BEARING

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 ASHTABULA 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.
BASIS OF BEARING WAS ESTABLISHED BY USING THE CENTERLINE BEARINGS OF PRIOR SURVEYS NORTH AND SOUTH OF THIS SURVEY.

THE INTENT OF THIS SURVEY IS TO ESTABLISH THE TRUE BOUNDARIES AND PERIMETER AREA OF THIS PARCEL PER RECORD AS INTENDED BY THE ORIGINAL OWNERS. DUE TO INADEQUATE LEGAL DESCRIPTIONS AND NO MONUMENTATION THE BOUNDARIES WERE BASED ON USING OCCUPATION AND ORAL TESTIMONY.
THE LOCATION OF THIS PARCEL WAS DETERMINED BY THE ORAL TESTIMONY OF NANCY E. SHINKLE IN NOVEMBER 2004 AND PARTIAL REMAINS OF AN OCCUPATIONAL TREE LINE FOUND ON THE NORTH LINE.

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.

NANCY E. SHINKLE VOLUME 99, PAGE 1317 10-17-2000
PP# 46-007-00-010-00

N 87°28'00" E
ANCIENT PARTIAL OCCUPATIONAL TREE LINE ON PROPERTY LINE

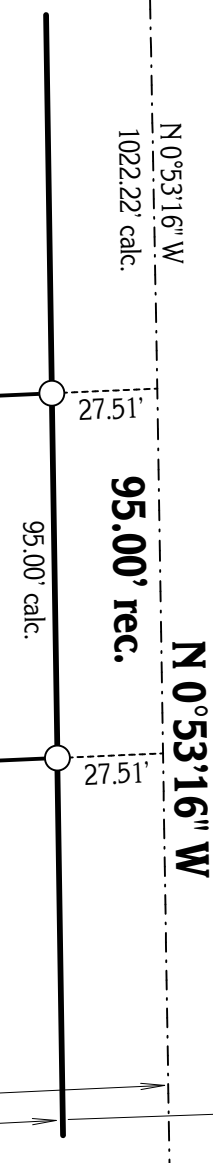
330.00' C.L. - 302.49' R/W rec.
0.7194 GROSS ACRE PARCEL
(0.6594 NET ACRES)

DEED OF RECORD: BARRY DeMATTIA
VOLUME 116, PAGE 7089 10-27-1999
PP# 46-007-00-009-00

330.00' C.L. - 302.49' R/W rec.
N 87°28'00" E

JAMES W. AND MARGARET M. CROYLE
VOLUME 75, PAGE 5313 06-20-1994
PP# 46-007-00-008-00

STATE ROUTE 45 55 FEET WIDE



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



ROBERT L. KOSIE, P.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
REGISTRATION NO. 8167

NANCY E. SHINKLE
VOLUME 99, PAGE 1317
10-17-2000
PP# 46-007-00-010-00

PLAT OF SURVEY PREPARED BY:
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