

PROPERTY LINE AND PLAT OF RE-SURVEY PREPARED FOR: JODY D. MURPHY

TOWNSHIP/CITY/VILLAGE: HUNTSBURG TOWNSHIP	MONTH: YEAR:	PAGE: ONE OF ONE
SURVEY FOR: JODY D. MURPHY		



GRAPHIC SCALE: 1" = 100'

3/4" IRON PIPE
FD. AND USED

1" IRON SPIKE IN
TREE ROOT
FD. AND USED

W.F., III AND K. DOMEN
VOL. 1720, PG. 3074

D.E. AND V.L. PAULLIN
VOL. 733, PG. 1265

C.E. LIGHT
VOL. 1152, PG. 1205

N83°52'45" W

354.05' calc.

355.62' C.L. - 325.62' R/W calc.

**1.7294 GROSS
ACRE PARCEL**
(1.5836 NET ACRES)

DEED OF RECORD:
J.D. MURPHY VOLUME 828, PAGE 1239
PP# 16-051700

356.12' C.L. - 326.12' R/W calc.

N83°52'45" W

N4°54'33" E

211.74' calc.

211.75' calc.

211.75' rec.

N4°46'23" E

HUNT ROAD 60'

510.02' calc.

CLEVELAND - MEADVILLE
STATE ROUTE

ROAD
322

1/2" IRON PIN IN
MONUMENT BOX
FD. AND USED

BASIS OF RESEARCH AND RECORDS

BASIS OF BEARING: N83°52'45"W ALONG THE NORTHERLY PROPERTY LINE AS SHOWN ON DEED VOLUME 828, PAGE 1239.
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 GEauga 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.

SITUATED IN THE TOWNSHIP OF HUNTSBURG, COUNTY OF GEauga AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL LOT NO. 54 WITHIN SAID TOWNSHIP.

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

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

I CERTIFY TO: JODY D. MURPHY

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 AN ASSUMED MERIDIAN AND INDICATE ANGULAR RELATIONSHIPS ONLY. 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 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.

PLAT OF SURVEY PREPARED BY:
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ROBERT L. KOSIE, P.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
REGISTRATION NO. 8167