

PLAT OF RE-SURVEY PREPARED FOR: ROBERT J. AND CHRISTINE M. ATKINSON

DEED OF RECORD: R.J. AND C.M. ATKINSON VOLUME 1731, PAGE 1981
(PP# 02-382700)

PP# 02-381510
M.M. VLASAK AND J.D. BRADLEY
VOLUME 1484, PAGE 878

N 89°50'59" E

466.23' C.L. - 436.23' R/W calc.

1.6055 GROSS ACRE PARCEL

(1.5022 NET ACRES LESS R/W)

PP# 02-382700
R.J. AND C.M. ATKINSON
VOLUME 1731, PAGE 1981

466.23' C.L. - 436.23' R/W calc.

N 89°50'59" E

PP# 02-181590
G.A. BATTAGLIA
VOLUME 1324, PAGE 38

SITUATED IN THE TOWNSHIP OF
BAINBRIDGE COUNTY OF GEauga
AND STATE OF OHIO AND KNOWN
AS BEING PART OF ORIGINAL LOT
NO. 3, IN TRACT NO. 1, WITHIN
SAID TOWNSHIP.

PLAT OF SURVEY PREPARED BY:
Delmar B. Kosie & Associates

Registered Land Surveyors

11040 Madison Road
Montville, Ohio 44064
(440) 286-2131
or (440) 968-3578

<http://www.dbksurveys.com>

TOWNSHIP/CITY/VILLAGE:

BAINBRIDGE TOWNSHIP

MONTH:

APRIL

PAGE:

ONE
OF
ONE

SURVEY FOR:

ROBERT J. AND CHRISTINE M. ATKINSON

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 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.

ASSUMED MERIDIAN



GRAPHIC SCALE: 1" EQUALS 50 FEET

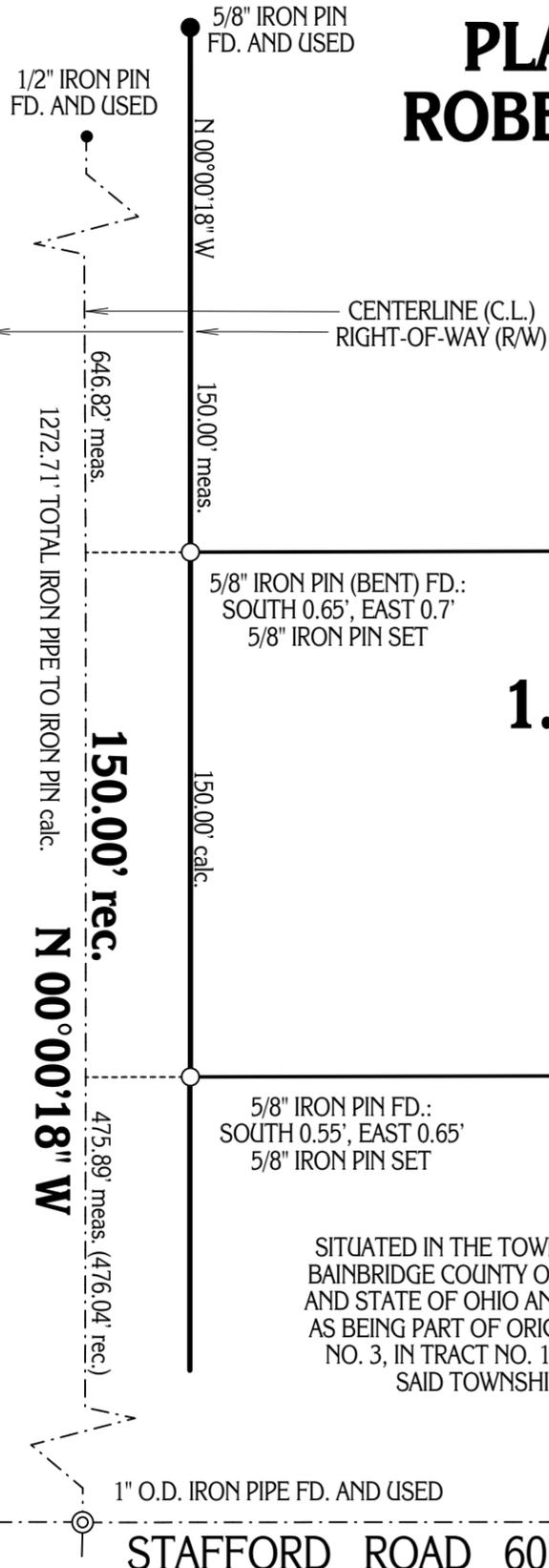
--- DENOTES RIGHT-OF-WAY (R/W) CENTERLINE (C.L.)

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

I CERTIFY TO: ROBERT J. AND CHRISTINE M. ATKINSON

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



SNYDER ROAD 60' WIDE

STAFFORD ROAD 60'