

MINOR LOT MODIFICATION PREPARED FOR: STEWART D. ROLL, BONNIE ROLL, GEOFFREY BUTLER, AND SARAH BUTLER

DEEDS OF RECORD: PP# 30-04907 BONNIE ROLL O.R. VOLUME 1079, PAGE 388 AND
PP# 30-04906 GEOFFREY AND SARAH BUTLER DOCUMENT NO. 54913422

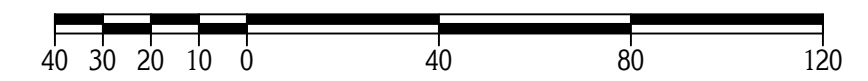
THE INTENT OF THIS SURVEY IS TO DIVIDE 0.0796 ACRES OF LAND AS CONVEYED TO
GEOFFREY AND SARAH BUTLER (PP# 30-04906 - PARCEL "B") AS RECORDED
IN DOCUMENT NO. 54913422 AND COMBINE IT TO LAND CONVEYED TO BONNIE
ROLL (PP# 30-04907 - PARCEL "A") AS RECORDED IN O.R. VOLUME 1079, PAGE 388 OF
SUMMIT COUNTY RECORDS AND DEEDS, CREATING A 0.8169 COMBINED
ACRE PARCEL (PARCEL "AB").

SITUATED IN THE CITY OF HUDSON, COUNTY OF SUMMIT AND STATE OF OHIO AND KNOWN AS BEING SUB-LOTS
NO. 17 AND 18 WITHIN THE WOODS OF THE WESTERN RESERVE SUBDIVISION AS RECORDED IN CABINET B,
SLIDES NO. 197-210 OF SUMMIT COUNTY RECORDS AND DEEDS.

COUNTRY CLUB ESTATES PLAT BOOK 108, PAGE 65-67

TOWNSHIP/CITY/VILLAGE: CITY OF HUDSON THE WOODS OF THE WESTERN RESERVE	MONTH: YEAR:	PAGE: ONE OF ONE
SURVEY FOR: STEWART D. ROLL, BONNIE ROLL, GEOFFREY BUTLER, AND SARAH BUTLER		

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.



GRAPHIC SCALE: 1" = 40 FEET

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

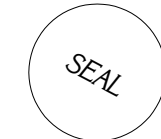
OWNER'S ACCEPTANCE:

WE, THE UNDERSIGNED OWNERS OF THE LANDS SHOWN HEREON
DO HEREBY ACCEPT AND UNDERSTAND THE INTENTIONS OF THIS PLAT OF SURVEY.

SIGNED PRINTED	BONNIE ROLL	SIGNED PRINTED	GEOFFREY BUTLER
SIGNED PRINTED		SIGNED PRINTED	SARAH BUTLER

BEFORE ME, A NOTARY PUBLIC IN THE COUNTY OF _____ AND STATE OF OHIO,
PERSONALLY APPEARED THE ABOVE SIGNED WHO ACKNOWLEDGED THE SIGNING OF
THIS FOREGOING INSTRUMENT TO BE THEIR OWN PERSONAL ACT AND DEED. IN
WITNESS WHERE OF, I HAVE SET MY HAND AND OFFICIAL SEAL AT _____
THIS _____ DAY OF _____.

NOTARY PUBLIC: _____
SIGNED
PRINTED



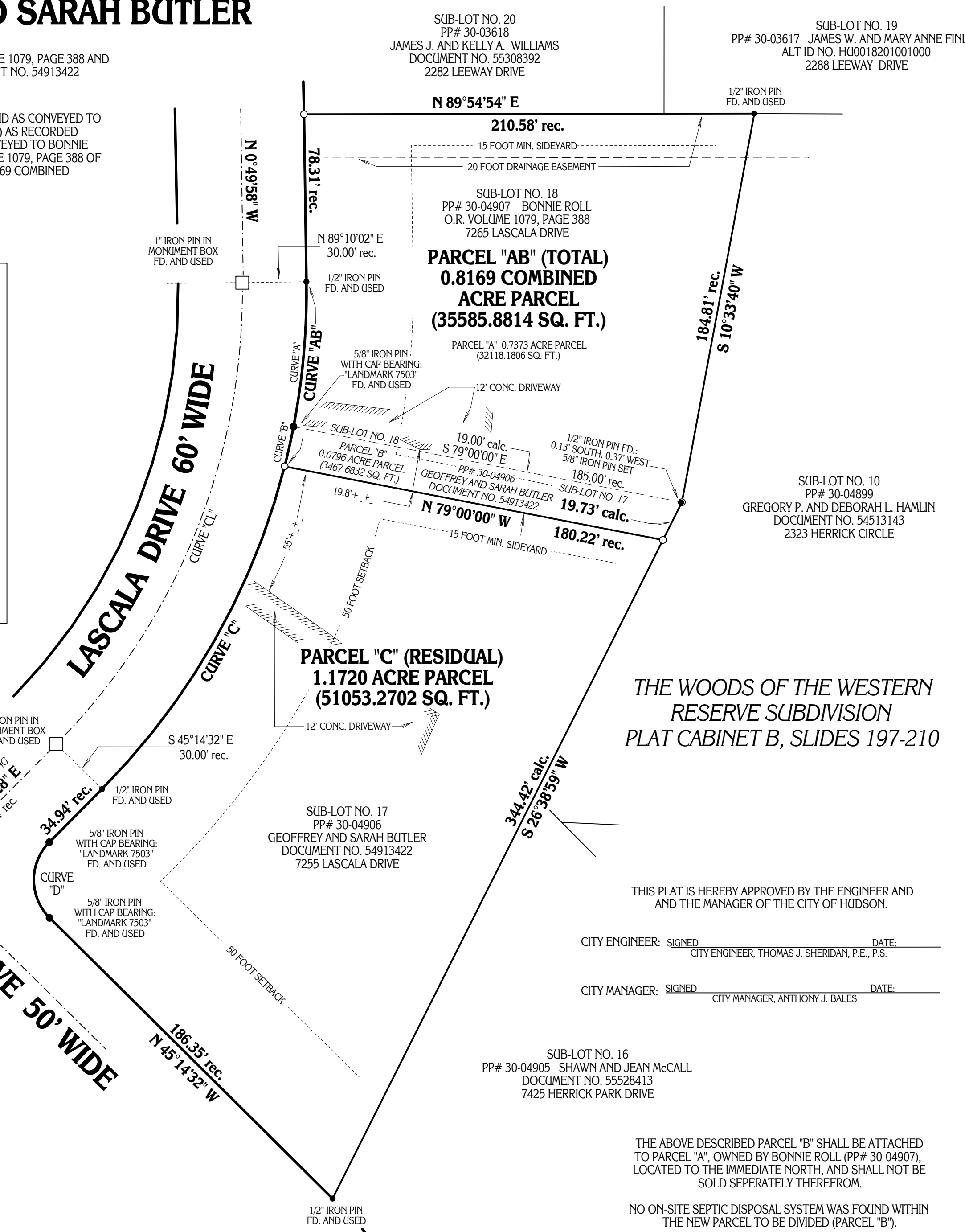
STEWART D. ROLL, BONNIE ROLL,
GEOFFREY BUTLER, AND SARAH BUTLER

I CERTIFY TO: _____

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 BEARING ON THE CENTERLINE OF LASCALA DRIVE SHOWN HEREIN (N 44°45'28" E)
WAS OBTAINED FROM THE WESTERN RESERVE SUBDIVISION PLAT AS RECORDED IN
CABINET B, SLIDES 197-210 OF SUMMIT COUNTY RECORDS AND DEEDS. 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.

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

CURVE DATA	
CURVE "A" DELTA: 11°49'58" rec. RADIUS: 330.00' rec. TANGENT: 34.20' rec. LENGTH: 68.15' rec. CHORD: 68.03' rec. BEARING: N 5°05'01" E	CURVE "B" DELTA: 3°18'02" calc. RADIUS: 330.00' rec. TANGENT: 9.51' calc. LENGTH: 19.01' calc. CHORD: 19.01' calc. BEARING: N 12°38'11" E
CURVE "AB" DELTA: 15°08'00" calc. RADIUS: 330.00' calc. TANGENT: 43.84' calc. LENGTH: 87.16' calc. CHORD: 86.91' calc. BEARING: N 6°43'51" E	CURVE "C" DELTA: 30°27'25" calc. RADIUS: 330.00' rec. TANGENT: 89.83' calc. LENGTH: 175.42' calc. CHORD: 173.36' calc. BEARING: N 29°31'51" E
CURVE "D" DELTA: 90°00'00" rec. RADIUS: 25.00' rec. TANGENT: 25.00' rec. LENGTH: 39.27' rec. CHORD: 35.36' rec. BEARING: N 0°14'32" W	CURVE "CL" DELTA: 45°35'26" rec. RADIUS: 300.00' rec. TANGENT: 126.08' rec. LENGTH: 238.71' rec. CHORD: 232.46' rec. BEARING: N 21°57'45" E



THIS PLAT IS HEREBY APPROVED BY THE ENGINEER AND
AND THE MANAGER OF THE CITY OF HUDSON.

CITY ENGINEER: SIGNED _____ DATE: _____
CITY ENGINEER, THOMAS J. SHERIDAN, P.E., P.S.

CITY MANAGER: SIGNED _____ DATE: _____
CITY MANAGER, ANTHONY J. BALES

SUB-LOT NO. 16
PP# 30-04905 SHAWN AND JEAN McCALL
DOCUMENT NO. 55528413
7425 HERRICK PARK DRIVE

THE ABOVE DESCRIBED PARCEL "B" SHALL BE ATTACHED
TO PARCEL "A", OWNED BY BONNIE ROLL (PP# 30-04907),
LOCATED TO THE IMMEDIATE NORTH, AND SHALL NOT BE
SOLD SEPERATELY THEREFROM.

NO ON-SITE SEPTIC DISPOSAL SYSTEM WAS FOUND WITHIN
THE NEW PARCEL TO BE DIVIDED (PARCEL "B").

This plat of survey was prepared by
D.B. Kosie & Associates
Professional Land Surveying

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or 440.968.3578
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