

TRUE NORTH



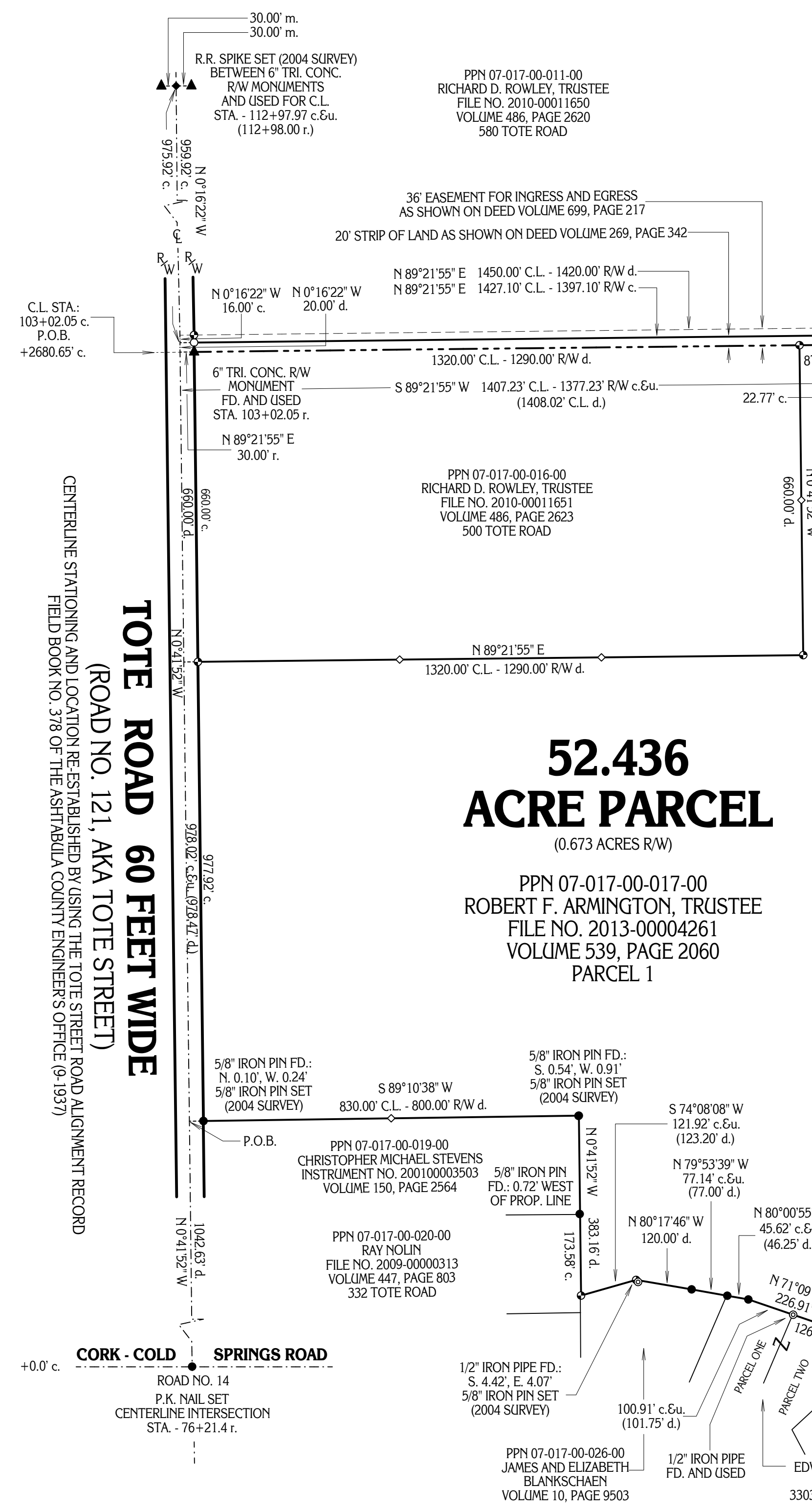
PPN 07-017-00-017-00 AND PPN 07-017-00-018-00
ROBERT F. ARMINGTON, TRUSTEE FILE NO. 2013-00004261
VOLUME 539, PAGE 2060 (PARCELS 1 AND 2)

SITUATED IN THE TOWNSHIP OF AUSTINBURG, COUNTY OF ASHTABULA AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL LOTS NO. 64, 65, 74 AND 75 WITHIN SAID TOWNSHIP, AND BEING PART OF RANGE 4, TOWNSHIP 11, IN THE CONNECTICUT WESTERN RESERVE.

ODOT VRS AND CORS GNSS NETWORK (NAD83, NGVD88, GRS80, GEOID12A)

GRAPHIC SCALE: 1" = 200'

- - DENOTES 5/8" x 30" IRON (STEEL) REBAR PIN (#5 REBAR) WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 8167" SET
- - DENOTES 5/8" x 30" IRON (STEEL) REBAR PIN (#5 REBAR) WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 8167" SET (2004 SURVEY)
- - DENOTES 5/8" IRON (STEEL) REBAR PIN (#5 REBAR) WITH NO CAP FOUND AND USED.
- ✕ - DENOTES CALCULATED MEAN RIVER CENTER AS ESTABLISHED BY USING THE 2012 ASHTABULA COUNTY GIS ORTHOPHOTOS AND DIGITIZATION PROCESSES
- ◇ - DENOTES FENCE POST SET ON PROPERTY LINE (2004 SURVEY) - - - - - DENOTES DIGITIZED RIVER EDGE
- c. - DENOTES CALCULATED MEASUREMENT r. - DENOTES RECORD MEASUREMENT
- d. - DENOTES DEED MEASUREMENT p. - DENOTES PLAT MEASUREMENT
- o. - DENOTES OBSERVED MEASUREMENT u. - DENOTES USED MEASUREMENT
- FD. - DENOTES FOUND MONUMENT C.L. - DENOTES CENTERLINE R/W - DENOTES RIGHT-OF-WAY
- m. - DENOTES MEASURED DISTANCE



52.436
ACRE PARCEL
(0.673 ACRES R/W)

PPN 07-017-00-017-00
ROBERT F. ARMINGTON, TRUSTEE
FILE NO. 2013-00004261
VOLUME 539, PAGE 2060
PARCEL 1

RIVER GLEN SUBDIVISION NO. 2
PLAT VOLUME 11, PAGE 72

91.565
ACRE PARCEL
(0.014 ACRES R/W)

PPN 07-017-00-018-00
ROBERT F. ARMINGTON, TRUSTEE
FILE NO. 2013-00004261
VOLUME 539, PAGE 2060
PARCEL 2

TOTE ROAD 60 FEET WIDE
(ROAD NO. 121, AKA TOTE STREET)
CENTRALINE STATIONING AND LOCATION RE-ESTABLISHED BY USING THE TOTE STREET ROAD ALIGNMENT RECORD
FIELD BOOK NO. 376 OF THE ASHTABULA COUNTY ENGINEERS OFFICE (9-1937)

CORK - COLD SPRINGS ROAD
ROAD NO. 14
P.K. NAIL SET
CENTERLINE INTERSECTION
STA. - 76+21.4 r.



This plat was prepared by
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TOWNSHIP/CITY/VILLAGE:	MONTH:	PAGE:
ORIGINAL LOTS 64, 65, 74 AND 75 AUSTINBURG TOWNSHIP ASHTABULA COUNTY, OHIO RANGE 4, TOWNSHIP 11, IN THE CONNECTICUT WESTERN RESERVE.	YEAR:	ONE OF ONE
SURVEY FOR: R.F. ARMINGTON CO: ZIEGLER METZGER, LLP		

BASIS OF RESEARCH AND RECORDS
ALL COUNTY OWNERSHIP RESEARCH DATA AND PREVIOUS SURVEY RECORDS WERE OBTAINED FROM THE COUNTY RECORDERS OFFICE AND THE COUNTY MAP ROOM.
ALL COUNTY CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED FROM THE COUNTY ENGINEERS OFFICE.
ALL STATE CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED FROM THE OHIO DEPARTMENT OF TRANSPORTATION (O.D.O.T.) RECORDS.



I CERTIFY TO:
R.F. ARMINGTON CO: ZIEGLER METZGER, LLP

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 TRUE NORTH (USING THE ODOT VRS AND CORS GNSS NETWORK (NAD83, NGVD88, GRS80, GEOID2012A)). 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

DBK PLAT NO. 850 2014