

PROPERTY LINE AND PLAT OF SURVEY OF
JAMES JOHN AND REBECCA A. SEDIVY
 (IN PART)

DEED OF RECORD: PPN 11-092600 JAMES JOHN AND REBECCA A. SEDIVY INSTRUMENT NO. 200100614153
 VOLUME 1425, PAGE 725 PARCELS NO. 1 AND 2 (RESIDUAL) AKA 9115 MAYFIELD ROAD

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEauga, AND STATE OF OHIO AND
 KNOWN AS BEING PART OF ORIGINAL LOT NO. 28, IN TRACT NO. 3, WITHIN SAID TOWNSHIP.

MAYFIELD ROAD STATE ROUTE 322

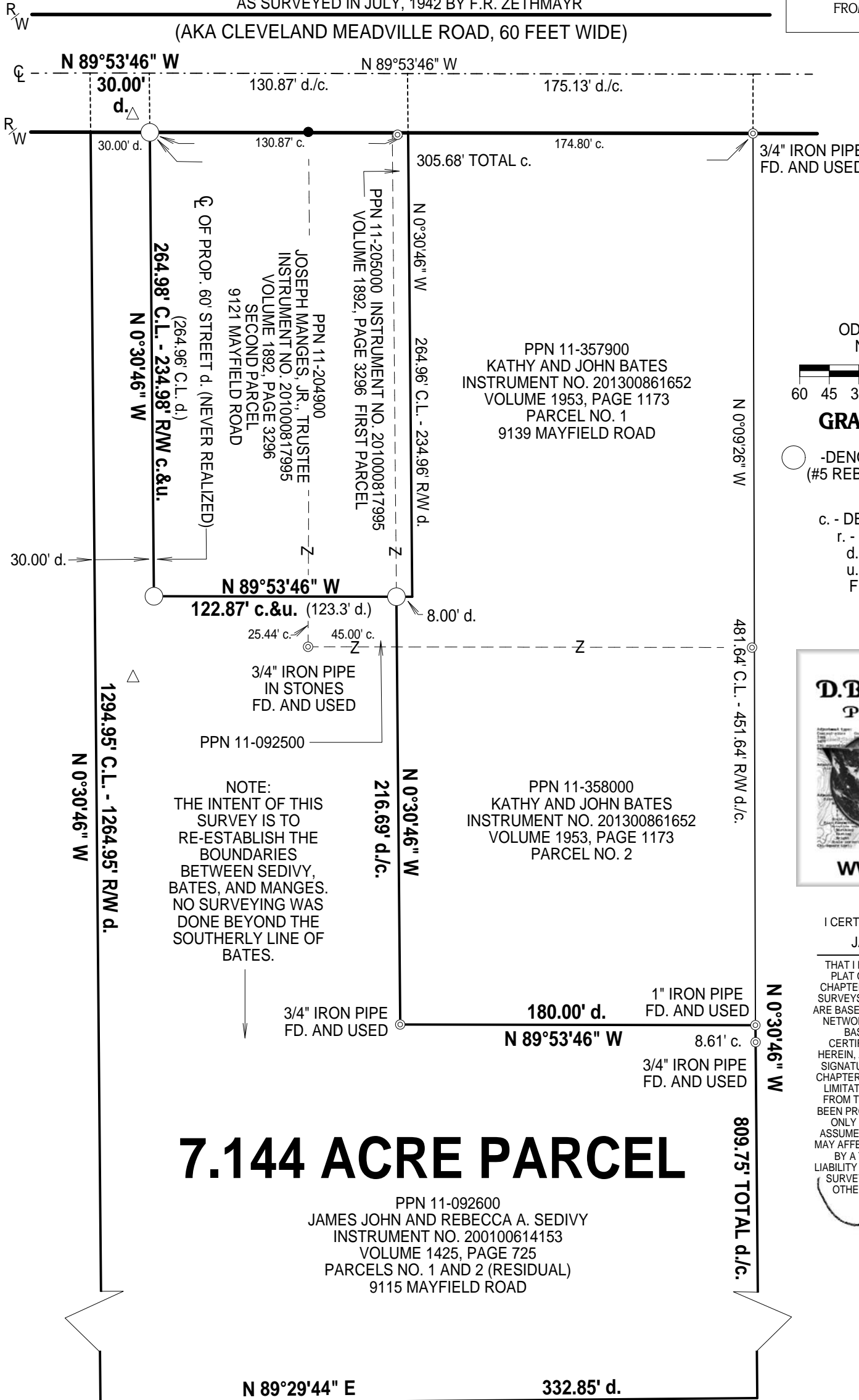
AS SURVEYED IN JULY, 1942 BY F.R. ZETHMAYR

(AKA CLEVELAND MEADVILLE ROAD, 60 FEET WIDE)

TOWNSHIP/CITY/VILLAGE: ORIGINAL LOT NO. 28, TRACT NO. 3 CHESTER TOWNSHIP GEAUGA, OHIO	MONTH: 2ND SEPTEMBER YEAR: 2014	PAGE: ONE OF ONE
SURVEY FOR: JAMES JOHN AND REBECCA A. SEDIVY		

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.



ODOT VRS AND CORS GNSS NETWORK
 NAD83, NAVD88, GRS80, GEOID12A



GRAPHIC SCALE: 1" EQUALS 60 FEET

- - DENOTES 5/8" x 30" IRON (STEEL) REBAR PIN (#5 REBAR) WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 8167" SET
- c. - DENOTES CALCULATED MEASUREMENT
- r. - DENOTES RECORD MEASUREMENT
- d. - DENOTES DEED MEASUREMENT
- u. - DENOTES USED MEASUREMENT
- FD. - DENOTES FOUND MONUMENT
- C.L. - DENOTES CENTERLINE
- R/W - DENOTES RIGHT-OF-WAY

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

11040 Madison Road
 Montville, Ohio 44064
440.286.2131
 Fax 440.968.3578
www.dbksurveys.com

I CERTIFY TO:

JAMES JOHN AND REBECCA A. SEDIVY

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, NAVD88, GRS80, GEOID12A). 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. IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 2305.09(E) OF THE OHIO REVISED CODE, THE STATUTE OF LIMITATIONS OF THIS SURVEY HEREBY EXPIRES FOUR (4) YEARS FROM THE DATE SHOWN HEREON. THE UNDERSIGNED HAS NOT BEEN PROVIDED A TITLE EXAMINATION AND THIS SURVEY IS BASED ONLY ON THE DOCUMENTS SHOWN HEREON. 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. 865 2014

7.144 ACRE PARCEL

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 VOLUME 1425, PAGE 725
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NOTE:
 THE INTENT OF THIS SURVEY IS TO RE-ESTABLISH THE BOUNDARIES BETWEEN SEDIVY, BATES, AND MANGES. NO SURVEYING WAS DONE BEYOND THE SOUTHERLY LINE OF BATES.