

PLAT OF SURVEY OF:
PPN 23-025-00-00-025-000, Robert L. Silva and Diane L. Silva
 Deed of Record: Volume 13, Page 810
 2707 East Pioneer Trail

Situated in The	Month: 1st July	Page: ONE
Part of Original Lot No. 25 in The Township of Mantua, Portage County, Ohio	Year: 2015	of ONE
Survey for: Robert L. Silva and Diane L. Silva		

TRUE NORTH (Geodetic North)
 ODOT VRS and CORS GNSS Network
 NAD83 (2011), NAVD88, GRS80, Geoid12a



○ - Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set

⊕ - Denotes point obtained from magnetic location (audio detection of ferrous - magnetic material)

c. - Denotes calculated measurement r. - Denotes record measurement
 d. - Denotes deed measurement p. - Denotes plat measurement
 o. - Denotes observed measurement u. - Denotes used measurement
 m. - Denotes measured distance fd. - Denotes found monument
 C.L. - Denotes centerline R/W - Denotes right-of-way (margin)
 L - Denotes lot line R - Denotes property line
 POB - Denotes point of beginning

PPN 23-025-00-00-024-000
 John M. Tippen and
 Cynthia M. Tippen
 Document No. 201020444
 2671 East Pioneer Trail

PPN 23-025-00-00-035-000
 Portage Park District
 Document No. 200219269

PPN 23-025-00-00-025-000
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9.060 ACRE PARCEL



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

SURVEYOR'S CERTIFICATION

I certify to: Robert L. Silva and Diane L. Silva

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 herein are based on True North using The ODOT VRS and CORS GNSS Network (NAD83 (2011), 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 No. 8167



**DBK PLAT
 NO. 894 2015**

EAST PIONEER TRAIL
 (AKA Pioneer Trail, T.H. No. 254, 66 feet wide)

