Situated in The Month: Page: 10th PLAT OF SURVEY OF: Village of Burton, County of Geauga and TRUE NORTH (Geodetic North State of Ohio and known as being part of May PPN 05-005300 ODOT VRS and CORS GNSS Network Original Sub-Lot No. 18 within said NAD83 (2011), NAVD88, GRS80, Geoid12B Village, being a part of Original Great Lot Daro E. Lillibridge and Dianne J. Lillibridge No. 35 within said Township and Year: c. -Denotes calculated measurement Township 7, Range 7 in the Connecticut 2016 r. -Denotes record measurement Western Reserve d. -Denotes deed measurement p. -Denotes plat measurement Survey for: Daro E. Lillibridge and Dianne J. Lillibridge fd. -Denotes found monument 1" iron pin in u. -Denotes used measurement **COLONY LANE AND GARDEN** monument box PPN -Denotes permanent parcel number fd. and used STREET DEDICATION INST -Denotes instrument number ♥ / C.L. -Denotes centerline **BASIS OF RESEARCH** (North of Ford Lane) R/W -Denotes right-of-way (margin) BCS -Denotes monument found bent, The June 1949 Dedication Map of Colony Lane and Garden Street **GARDEN S AND RECORDS** coned and straightened (Field Book 32, Pages 81&82) as Prepared by Robert K. Krause. Registered Surveyor No. 2885 and recorded in Plat Volume 5, Pages 11-14 All county ownership research data and previous survey records were obtained from The County Recorder's Office and Map Room. All county centerline and right-of-way data was obtained from The County Engineer's Office. GRAPHIC SCALE: 1" EQUALS 50' All state centerline and right-of-way data was obtained from 3/4" iron pipe PPN 05-042320 The Ohio Department of Transportation Records. fd. BCS @ Carol J. Simmons O-Denotes 5/8" (diameter) x 30" (long) iron (steel) pin Sub-Lot G-1 TRE 17.83' from C.L .12 i INST 201300858206 (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set and 0.10' south of Volume 1948, Page 1564 p./c.) FORD LANE property line 14472 Garden Street Щ 1/2" iron pin fd. 1" iron pipe fd. and used (Originally 30 feet wide, Book D, Page 549 ORR) LOT NO. 0.25' north and **ENCROACHMENT** used for property Original Sub-Original Sub-Lot No. 10 E-1 Adjoiner's (PPN 05-045600, James P. Kovacs) line (n/s) Lot No. 9 newly tilled (disturbed earthen) garden area is N 88°46'21" E GREAT GREAT 1270.37' iron pipe to M.B. total c. N 89°07'11" E encroaching 9.8' north of the southerly property line 592.85' c.&u. (592.61' p.) 193.15' c.&u. 1052.22' c.&u. REFERENCES (193.00' d.) (1053.55' d.) **DRIGINAL** 1" iron pin in Original Sub-Lot No. 18 *The June 1949 Dedication Map of Colony Lane and Garden Street Original Submonument box Corp. Z (Field Book 32, Pages 81&82) as Prepared by Robert H. Krause, Lot No. 17 N 0°45'16" **99.95' c.&u.** (100.00' d.) (100.00' **99.71' c.** 0.444 ACRE PARCEL fd. and used Registered Surveyor No. 2885 and recorded in Plat Volume 5, SURVEYOR'S CERTIFICATION (19324.88 Sq. Ft.) *The June 27th, 1877 Original Road Record of Garden Street and Ford Lane PPN 05-005300 I certify to: Daro E. Lillibridge and Dianne J. Lillibridge PPN (Wendell B. Volume S as recorded in Roll 3, 437, ORR Volume D Pages 549 - 552 of the Geauga Daro E. Lillibridge and Dianne J. Lillibridge County Engineer's Records that I have surveyed these premises and prepared this Plat of Survey Volume 1303, Page 1173 *The additional Right of Way conveyance from Herbert Neill and Helen Neill in accordance with the provisions of Chapter 4733-37 of The Ohio 14482 Garden Street to The Village of Burton, Ohio as recorded in Volume 286, Page 130 of Revised Code governing Land Surveys in The State of Ohio. The (Originally 36 t Book \ 05-018500 B. Hansel, Trustee e 965, Page 441 Geauga County Records and Deeds (GCRD) N 89°11'19" E 9.8' *The March of 1956 Survey of C.C. Graber as shown in Deed Volume 1889, Distances are based on U.S. feet with decimal parts. The above 194.00' c.&u. Page 2032 of GCRD The Village of Volume 286, certification is intended only to those parties named herein, and is ARD 1/2" iron pin The Village of Burton, Ohio _ Volume 286, Page 130 _ valid only when accompanied by an original signature below. In *The Survey of Robert H. Krause as shown in Deed Volume 1948. (193.73' d.) accordance with the provisions of Chapter 2305.09(e) of The Ohio Revised Code, The Statute of Limitations of this Survey hereby in concrete Page 1564 of GCRD fd. and used feet wide, D, Page *The Surveys of Foresight Engineering as prepared by Steven N. Roessner, expires four (4) years from the date shown hereon. The undersigned PPN 05-045600 M Registered Professionald Surveyor No. 7070 and recorded in Deed has not been provided a Title Examination and this Survey is based Z James P. Kovacs Volume 1828, Page 2511 only on the documents shown hereon. No liability is assumed for Burton , Page INST 201000815724 the existence of any other documents that may affect the surveyed S **STREE**e, now 50 fe 549 ORR) premises that would be revealed by a Title Examination. The Volume 1889, Page 2032 undersigned assumes no liability for the use of unauthorized copies and Sun 14492 Garden Street This plat was prepared by of this Plat of Survey, nor for any use, or reliance upon, by persons 1, Ohio 132 D.B. Kosie & Associates other than those specifically named herein for the intended purpose Ш feet Professional Land Surveying 1/2" iron pin in concrete fd. and used

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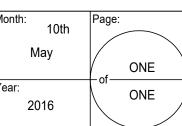


DBK PLAT NO.: 918 2016 25.00'

18'

18' |7

Registered Professional Land Surveyor No. 8167



Audio detection of ferrous-magnetic material under asphalt pavement found

bearings shown hereon are based on True North using The ODOT VRS and CORS GNSS Network (NAD83 (2011), NAVD88, GRS80, GEOID12B).

ROBERT L KOSIE