

TRUE NORTH (Geodetic North)
ODOT VRS and CORS GNSS Network
NAD83 (2011), NAVD88, GRS80, Geoid12B



100 75 50 25 0 100 200 300 400

GRAPHIC SCALE: 1" EQUALS 100'

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
PPN -Denotes permanent parcel number INST -Denotes instrument number
DN -Denotes document number AFN -Denotes automatic file number
C / C.L. -Denotes centerline R/W -Denotes right-of-way (margin)
L -Denotes lot line RL -Denotes property line
BCSU -Denotes monument found bent, coned, straightened and used
BCO -Denotes monument found bent, coned and observed
POB -Denotes point of beginning
ACRD -Denotes "Ashtabula County Records and Deeds"

REFERENCES

*The April, 2003 (revised April 6th, 2006) plat of Boundary Survey for Victor D. Rogers as prepared by James A. Pezar, Registered Professional Surveyor No. 7772 and recorded in ACRD.

*The January, 1998 (revised April 23rd, 1998) plat of Lot Split of Lands to Margaret Zimmer and Louis Cataldo as prepared by Crabbs Surveying Service (Timothy E. Stocker, Registered Professional Surveyor No. 7245) and recorded in ACRD.

*The May 27th, 2003 (revised June 6th, 2003) plat of lot split and combining of lands for Louis and Nancy Cataldo as prepared by Crabbs Surveying Service (Timothy E. Stocker, Registered Professional Surveyor No. 7245) and recorded in ACRD.

PLAT OF SURVEY (IN PART) OF:

PPN 24-003-00-007-00, Joseph W. McCarthy 4150 State Route 534

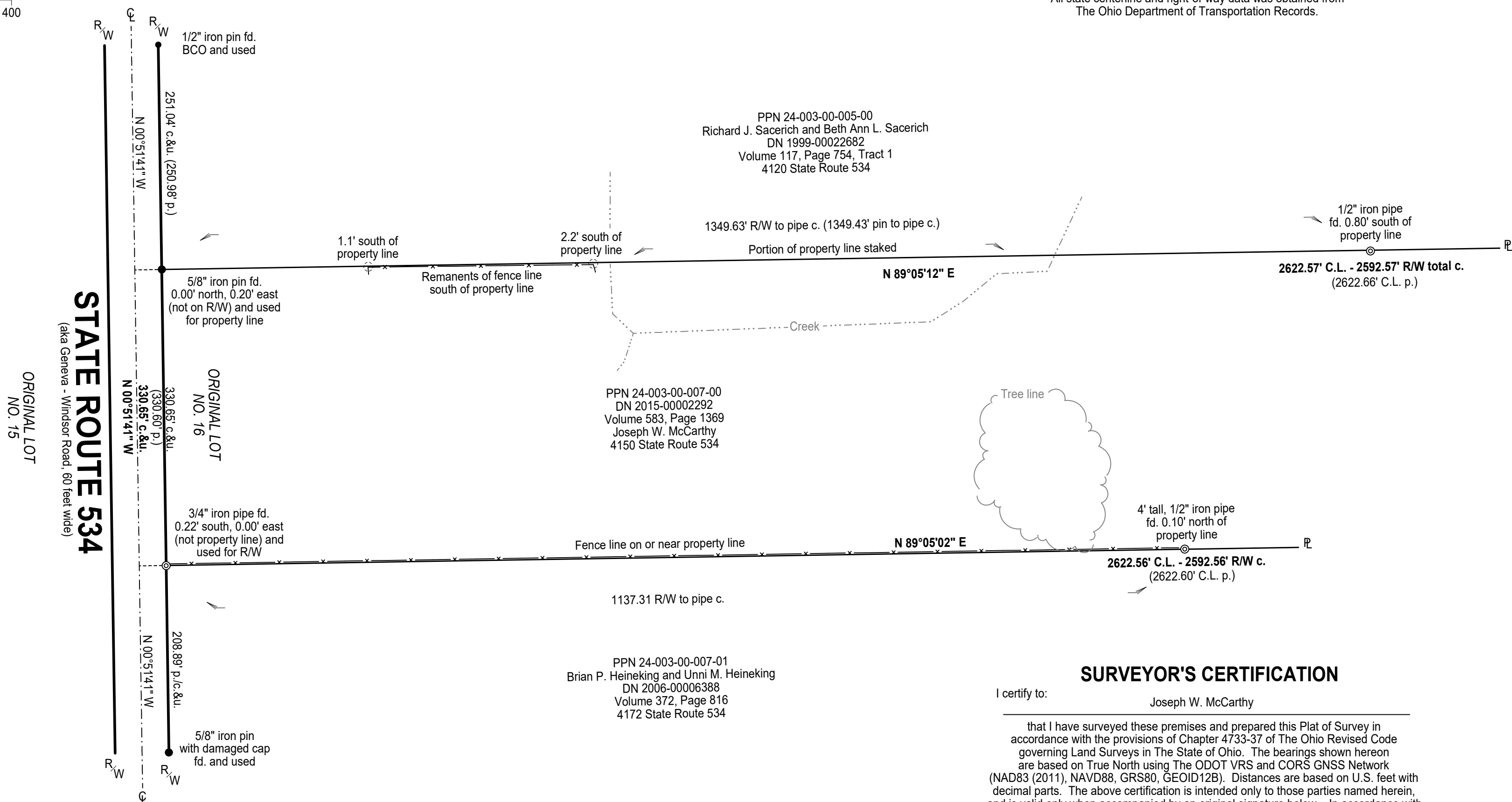
DEED OF RECORD:

DN 2015-00002292, Volume 583, Page 1369

Situated in The	Month: 2nd	Page:
Township of Hartsgrove, County of Ashtabula and State of Ohio and known as being part of Original Lot No. 16 with said Township and Township 9, Range 5 of The Connecticut Western Reserve	September	ONE
Year:	2016	ONE
Survey for:	PPN 24-003-00-007-00, Joseph W. McCarthy	

BASIS OF RESEARCH AND RECORDS

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. All state centerline and right-of-way data was obtained from The Ohio Department of Transportation Records.



SURVEYOR'S CERTIFICATION

I certify to: Joseph W. McCarthy

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 (2011), NAVD88, GRS80, GEOID12B). 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.: 938 2016

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

