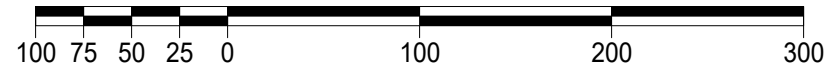


TRUE NORTH (Geodetic North)  
ODOT VRS and CORS GNSS Network  
NAD83 (2011), NAVD88, GRS80, Geoid12B



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
- GCRD -Denotes "Geauga County Records and Deeds"
- -Denotes 5/8" iron (steel) rebar pin (#5 rebar) with cap bearing "FORESIGHT ENG." found and used unless otherwise noted



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

# PPN 15-101983, Jason T. Benton

PLAT OF SURVEY OF:  
DEED OF RECORD:  
INST 201400879835, Volume 1976, Page 1596  
aka 14321 Rock Creek Road

Situated in The	Month: 16th	Page:
Township of Hambden, County of Geauga and State of Ohio and known as being part of Original Lot No. 10, in Bond Tract within said Township and Township 9, Range 7 of the Connecticut Western Reserve	September	ONE
	Year: 2016	of ONE
Survey for:	Jason T. Benton	

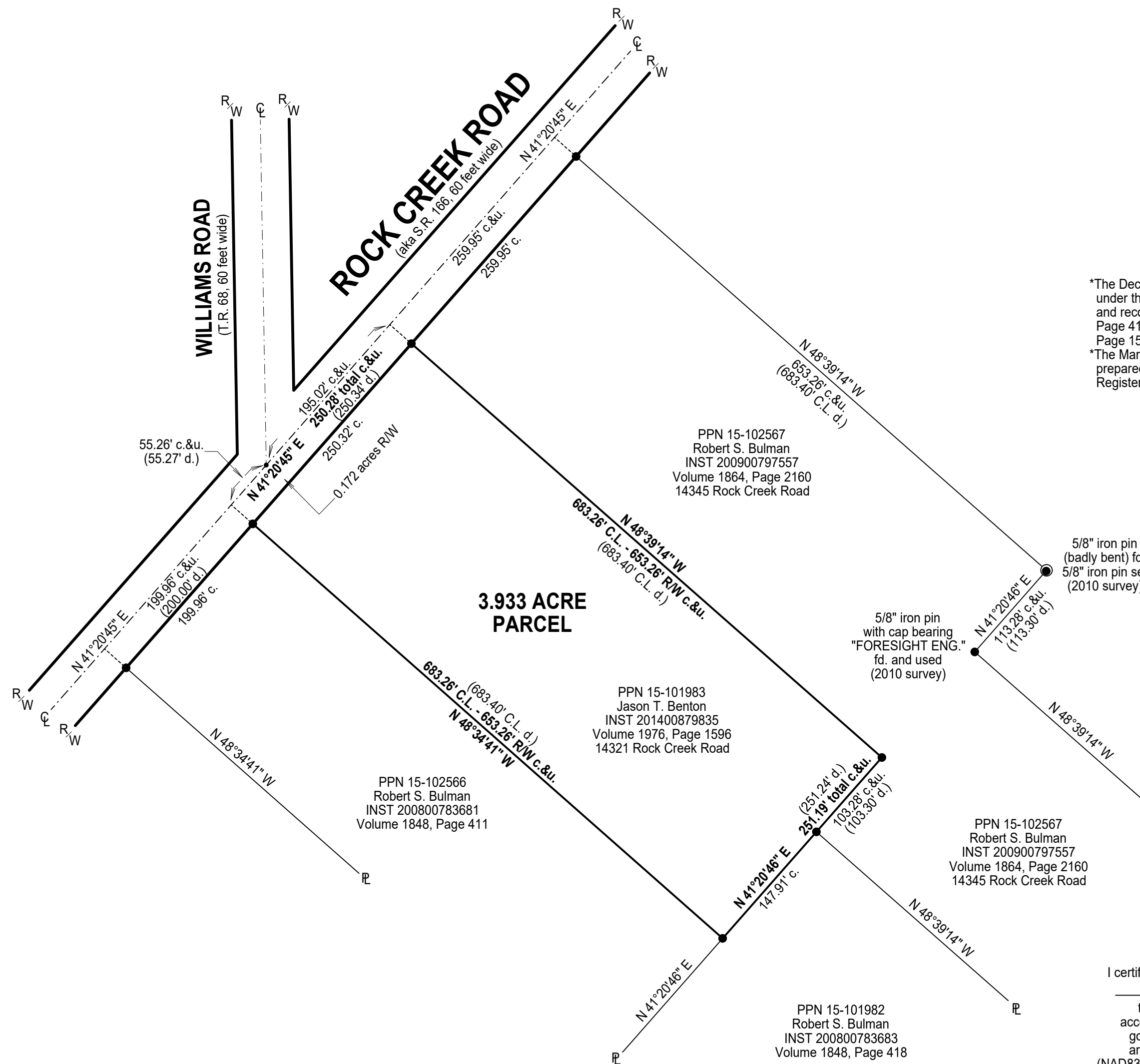
Checked on 9-16-16 by RLK

### 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.

### REFERENCES

- \*The December, 1999, April, 2004 and June 2008 surveys prepared by Foresight Engineering under the supervision of Steven N. Roessner, Professional Surveyor, Ohio #7070 and recorded in deeds: Volume 1561, Page 157, Volume 1743, Page 2532, Volume 1848, Page 411, Volume 1848, Page 418, Volume 1864, Page 2160, and Volume 1976, Page 1596 of GCRD.
- \*The March, 2010 plat of re-tracement prepared for Phillip E., Sr. and Theresa A. Dolbert prepared by D.B. Kosie & Associates, Professional Land Surveying (Robert L. Kosie, Registered Professional Surveyor No. 8167).



### SURVEYOR'S CERTIFICATION

I certify to: Jason T. Benton

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.: 940 2016