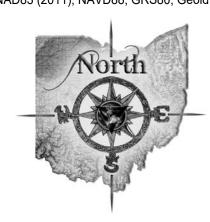
TRUE NORTH (Geodetic North ODOT VRS and CORS GNSS Network NAD83 (2011), NAVD88, GRS80, Geoid12B



100 75 50 25 0

O-Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set ● -Denotes 5/8" iron pin with cap bearing "SLAY 5298" found and used unless otherwise noted

c. -Denotes calculated measurement d. -Denotes deed measurement p. -Denotes plat measurement fd. -Denotes found monument u. -Denotes used measurement PPN -Denotes permanent parcel number DN -Denotes document number

© /C.L. -Denotes centerline R/W -Denotes right-of-way (margin) BCO -Denotes monument found bent, coned and observed ACRD -Denotes "Ashtabula County Records and Deeds" ACER -Denotes "Ashtabula County Engineer's Records" POB -Denotes point of beginning Δ - Denotes delta angle \dot{R} -Denotes radius distance

T -Denotes tangent distance L -Denotes length distance LC -Denotes chord distance LCB -Denotes chord bearing PC -Denotes point of curve PT -Denotes point of tangency -Denotes existing tree line

GRAPHIC SCALE: 1" FOUGLS 100'

PLAT OF SURVEY OF:

PPN 48-009-00-001-01, Caleb V. Frank

DEED OF RECORD:

DN 2014-00011267, Volume 576, Page 2298 5935 Gerald Road

NORTH BEND ROAD (Road No. 24, Field Book No. 278, 60 feet wide) Section E Section D 5/8" iron pin in monument box fd. and used 3.30' c.&u.

N 88°31'18" E 30.00' c.&u. PPN 48-009-00-020-00, Clifton C. Mims, Jr., DN 2013-00012784, Volume 554, Page 728, 5911 Radwancky Road 5/8" iron pin fd. and used 755.01' p. 5/8" iron pin N 88°31'18" E with cap bearing 59.5'+- 5/8" iron pin "SLAY 5298" fd.: fd. and used 3.39' north, 3.05' east 5/8" iron pin set 0 0.123 acre П **5.722 ACRE** pond Grassy RAL Field area area **PARCEL** (550.00' C.L. p.) 47.3'+-5/8" iron pin RO 549.59' C.L. - 519.59' R/W c.&u. fd. and used S 89°09'00" W 5/8" iron pin PPN 48-009-00-001-01 with cap bearing Caleb V. Frank DN 2014-00011267 "SLAY 5298" fd. @ 29.63' from C.L. Volume 576, Page 2298 PPN 48-009-00-001-04 (not on R/W) 5935 Gerald Road Sandra J. Roberts and used for DN 2009-00000374 property line Volume 447, Page 1022 5945 Gerald Road PPN 48-009-00-020-00 Clifton C. Mims, Jr. 549.71' C.L. - 519.71' R/W c.&u. (550.00' C.L. d.) 295.25' p. DN 2013-00012784 N 89°08'23" E Volume 554, Page 728 S 89°08'23" W 5911 Radwancky Road PPN 48-009-00-001-03 PPN 48-009-00-001-05 Natalie B. McCormick Jose G. Padilla and Melissa Padilla DN 2009-00010759 9 DN 2005-00005979 Volume 464, Page 597, Volume 333, Page 365 Parcel Two 6017 Gerald Road 5/8" iron pin with cap bearing "SLAY 5298" fd. @ 29.54' from C.L MP, not on R/W) and used for property line

CURVE DATA

Curve C1 △=90°26'57" c.&u. (90"37'58" p.) R=30.00' p.&u. T=30.24' c.&u. (30.33' p.) L=47.36' c.&u. (47.46' p.) LC=42.59' c.& u. (42.66' p.) LCB=S 46°05'18" E

> Curve C2 **△**=102°31'16" p. R=30.00' p. T=37.39' p. L=53.68' p. LC=46.80' p. LCB=N 43°50'03" E



59°-23'16" p.&u.

C.L. intersection P.K. nail found:

0.26' north, 0.02' east

N 58°32'15" E

40.02' p.&u.

"X" in stone in

monument box fd. and used

NORTH RIDGE ROAD

Situated in The Township of Saybrook, County of Ashtabula and State of Ohio and known as being part of Original Lot No. 14 in said Township and Township 12, Range 4 of the Connecticut Western Reserve.

26th January ONE ONE 2017

Survey for: Dale Piccirillo

Checked on 1-31-17 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 March 19th, 2010 re-survey of lands for Wesley A. Fenton prepared by Crabbs' Surveying Service (Timothy E. Stocker, PS 7245) and filed as 48-009-00-004-00.pdf in the ACER. *The January 12th, 2005 lot split survey for Carlson prepared by Jerry Slay, P.E. P.S.
Ohio Surveyor Number 5298 and filed as 48-009-00-001-00.pdf in the ACER.
*The 1940 Road Alignment Record of Gerald Road (Road No. 237, Section A, 60 feet wide, Field Book No. 414) as prepared by the Office of the County Engineer, Ashtabula County, Ohio and filed as 0237 (Sec.A-C) Gerald (2014).DjVu in the ACER. *The 1929 Road Alignment Record of North Bend Road (Road No. 24, Sections D and E, 60 feet wide, Field Book No. 278) prepared by the Office of the County Engineer, Ashtabula County, Ohio and filed as 0024 (Sec.D-F) North Bend.DjVu in the ACER.



SURVEYOR'S CERTIFICATION

I certify to:

Dale Piccirillo

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.: 955 2017

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



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