

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

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

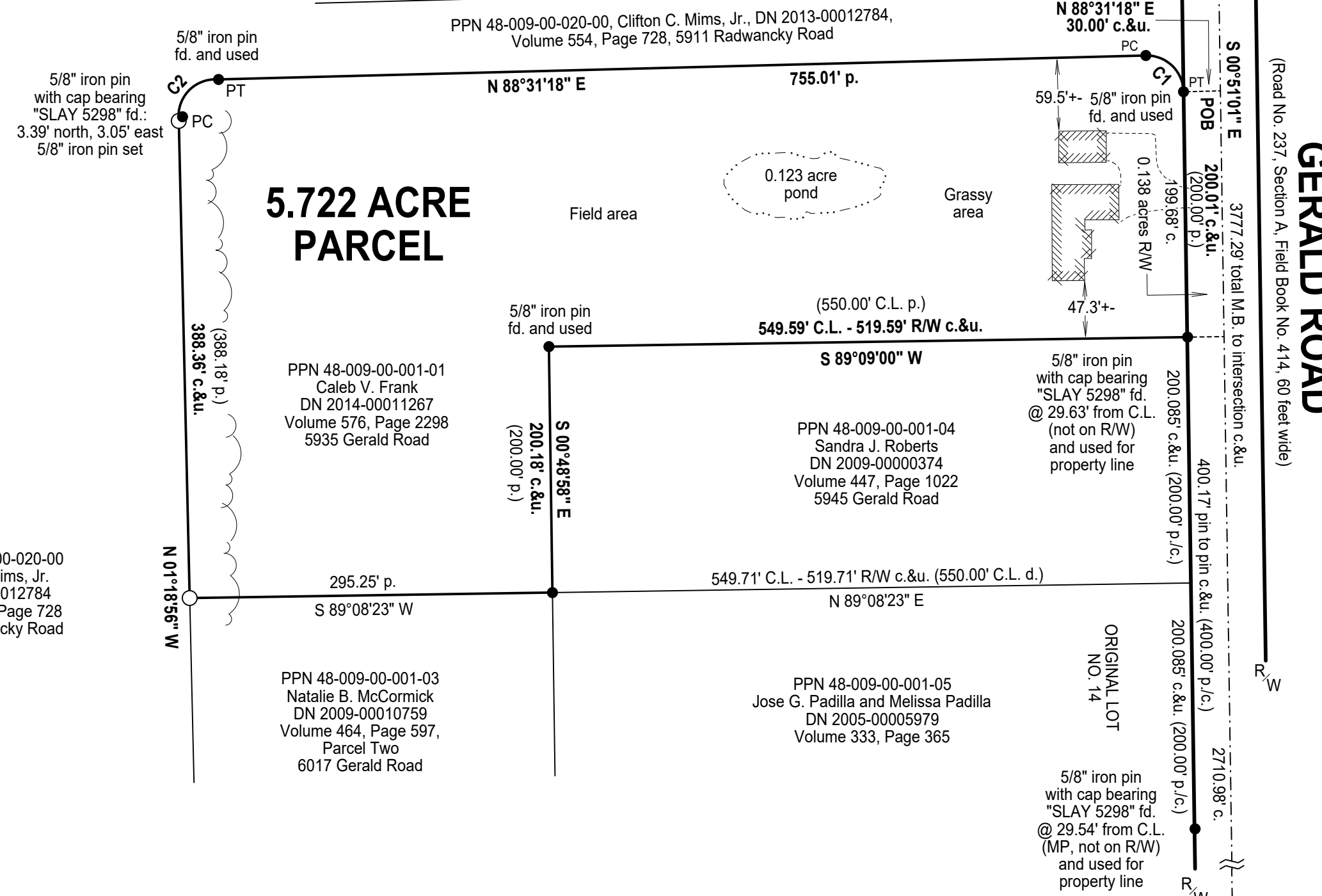
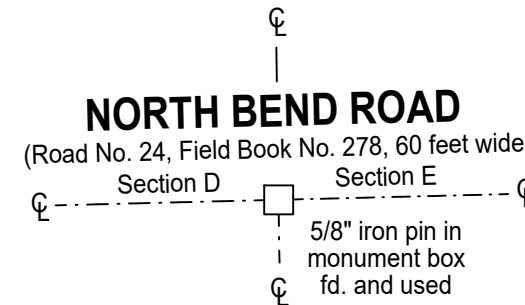
DEED OF RECORD:
DN 2014-00011267, Volume 576, Page 2298
5935 Gerald Road

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



GRAPHIC SCALE: 1" EQUALS 100'

- - 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/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 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



This plat was prepared by

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Professional Land Surveying

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