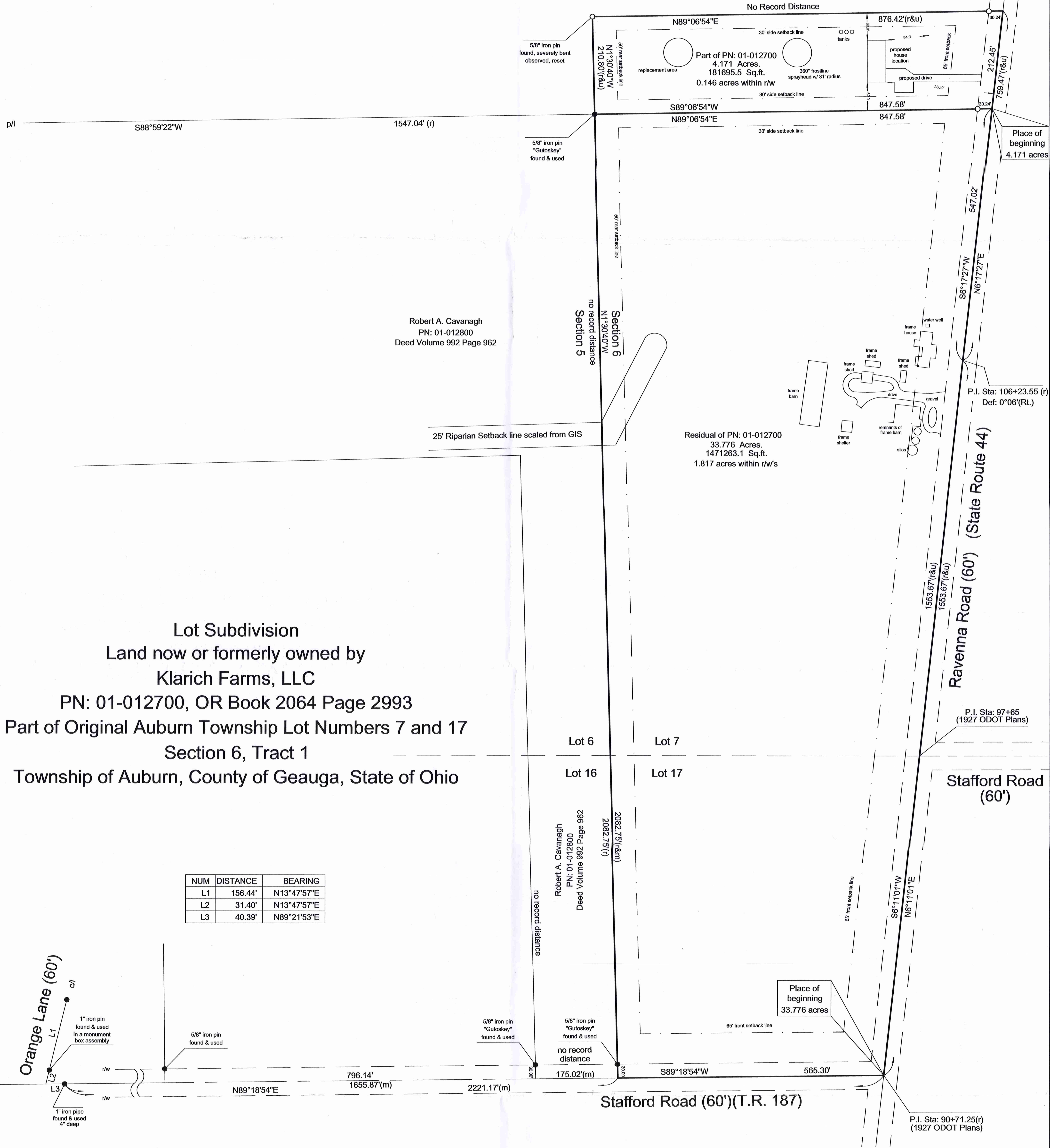


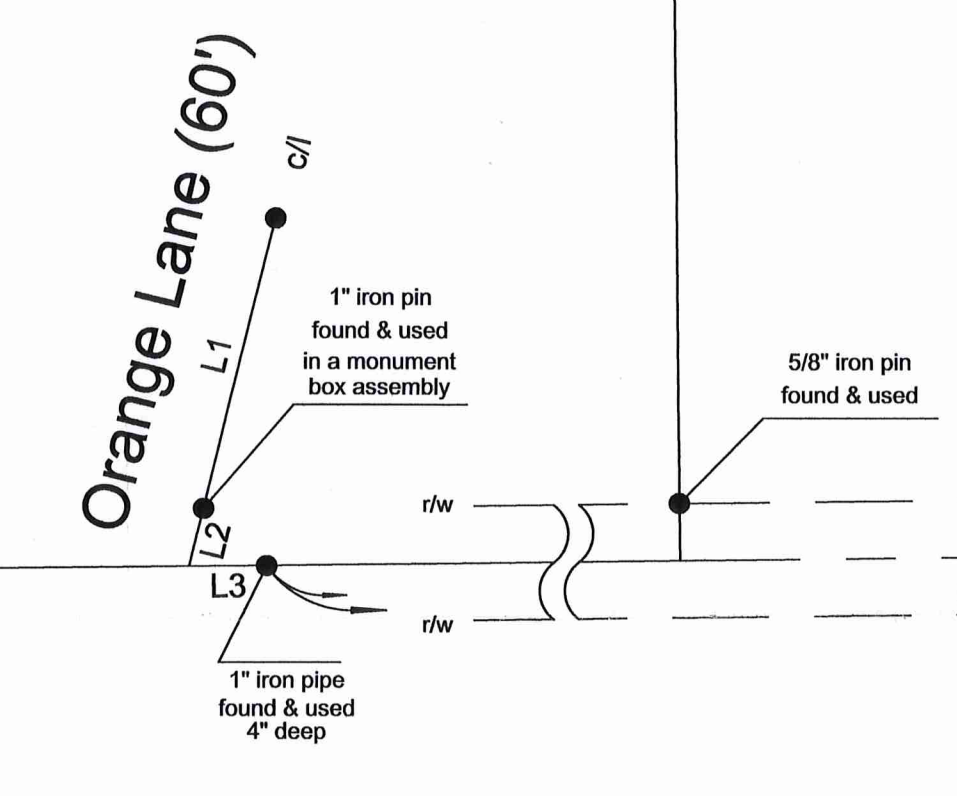
James L. Squire and Linda J. Squire
 PN: 01-094500
 OR Book 2001 Page 3183
 Parcel Number One

ODOT Concrete monument with brass disc found & used for r/w
 Sta: 115+00.00 (r)



Lot Subdivision
 Land now or formerly owned by
Klarich Farms, LLC
 PN: 01-012700, OR Book 2064 Page 2993
 Part of Original Auburn Township Lot Numbers 7 and 17
 Section 6, Tract 1
 Township of Auburn, County of Geauga, State of Ohio

NUM	DISTANCE	BEARING
L1	156.44'	N13°47'57\"E
L2	31.40'	N13°47'57\"E
L3	40.39'	N89°21'53\"E



Zoning R-2
 Residential 2 acres
 10 foot driveway setback line
 Minimum Lot Area: 2 acres
 Minimum Lot Width: 175 feet
 Minimum Front Setback line: 65 feet
 Minimum Side Setback Line: 30 feet
 Minimum Rear setback line: 50 feet

LEGEND

- 5/8" dia. x 30" long steel rebar set capped "O'Hara"
- survey monument found
- nrd no record distance
- (c) calculated distance
- (s) Survey reference
- (u) used distance
- (m) measured distance
- (r) record distance
- tree line
- fence line
- r/w street right of way
- c/l street centerline
- own through
- or official record
- dv deed volume
- p.o.b. place of beginning

NOTES:
 The basis of bearings used hereon are based upon True North utilizing the Ohio Department of Transportation CORS GNSS Network.
 Distances are shown as U.S. Foot and decimal parts thereof.
 The location of depicted proposed septic field(s) and dwelling(s) were scaled from maps provided by Homeowner and Homeowners Soil Scientist. O'Hara Land Surveying, LLC assumes no responsibility for the design, location and installation of said fields and structures.
 This Plat was prepared without the benefit of a Title Exam, and is subject to the results that an independent Title Exam may reveal.
 This Plat of Survey depicts the results of a Boundary Survey as prepared according to the minimum standards for a Boundary Survey as described in the Administrative Code Chapter 4733-37, by O'Hara Land Surveying, LLC. This Survey is not valid unless it bears an Original Signature and Seal.

References:
 Deeds of Record
 Field Observations made January 2019
 Plat Volume 28 Page 23-24 Hunters Creek Subdivision Phase 2
 Gutoskey & Associates Survey Plat No. 17-3152, dated 10-16-2017 (Aub 00337)
 ODOT, SR 044 1927 Plans
 ODOT, SR 044 1927 Right of Way Monuments
 ORR Book B Pages 115-117

SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251
 3/15/19
 GEAUGA COUNTY ENGINEER
 TAX MAP DEPT.

Thomas J. O'Hara
 Professional Land Surveyor #7995
 within the State of Ohio
 Dated: 3/15/19

This Consolidation/subdivision of land complies with the applicable Auburn Township



ANB 00348

Klarich Farms, LLC

19-033

picked up 3/12/19

Vol. 2075 pg 1759

PN# 01-119190

**Klarich Farms, LLC
Part of PN: 01-012700, OR Book 2064 Page 2993
4.171 acres**

Situated in the Township of Auburn, County of Geauga, State of Ohio, being part of Tract One, Section Number 6, Lot Number 7, within said Township: Beginning at the centerline intersection of Ravenna Road (60')(State Route 44) and Stafford Road (60') (T.R.187), said point being North 89°18'54" East, a distance of 2221.17 feet from an angle point in Stafford Road, Station 90+71.25 (record-SR44), said angle point witnessed by a 1" iron pipe found 4 inches below grade, said angle point being North 89°21'53" East a distance of 40.39 feet from the centerline intersection of Stafford Road and Orange Lane (60'). Thence North 06°11'01" East along the centerline of Ravenna Road, a distance of 1553.67 feet to an angle point at station 106+23.55(record), Thence North 06°17'27" East along the centerline of Ravenna Road, a distance of 547.02 feet to a point, said point being a new property corner created, Said point being the **Place of Beginning** of the parcel herein described.

Thence **South 89°06'54" West** along a new property line established, passing though an iron pin set at 30.24 feet, a total distance of **847.58 feet** to a point, said point being on the East line of Lot Number 6, said point being a southeast corner of land now or formerly owned by James L. Squire and Linda J. Squire, PN: 01-094500, as recorded in OR Book 2001 Page 3183, Parcel Number One in Geauga County Record of Deeds (GCRD), said point witnessed by a 5/8" iron pin "Gutoskey" found.

Thence **North 01°30'40" West** along the East line of Lot Number 6, and along an East line of land now or formerly owned by Squire, aforementioned, a distance of **210.80 feet** to a point, said point being an interior corner of land now or formerly owned by Squire, aforementioned, said point witnessed by a 5/8" iron pin found severely bent, removed and reset.

Thence **North 89°06'54" East** along a South line of land now or formerly owned by Squire, aforementioned, a distance of **876.42 feet** to a point in the centerline of Ravenna Road, passing through an iron pin set at 30.24 feet therefrom, said point being the southeast corner of land now or formerly owned by Squire, aforementioned.

Thence **South 06°17'27" West** along the centerline of Ravenna Road, a distance of **212.45 feet** to a point, said point being the Place of Beginning, and containing **4.171 total acres** of land, 0.146 acres within the right of way, be the same more or less, but subject to all legal highways pursuant to a Survey (2059) dated January 2019, by O'Hara Land Surveying, L.L.C. and Thomas J. O'Hara, Ohio Registered Surveyor No. 7995.

The basis of bearings used hereon are based upon True North utilizing the Ohio Department of Transportation CORS GNSS Network. Distances are shown as U.S. Foot and decimal parts thereof.

The intent of this description is to describe part of the land now or formerly owned by Klarich Farms, LLC, PN: 01-012700, as recorded in OR Book 2064, Page 2993, in Geauga County Record of Deeds. All iron pins noted as being set are 5/8" x 30" long steel rebar, bearing a plastic cap "OHARA 7995".

Thomas J. O'Hara Dated: 3/12/19
Thomas J. O'Hara, P.S.,
Ohio Registered Surveyor No. 7995



**SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251**

3/13/19
**GEAUGA COUNTY ENGINEER
TAX MAP DEPT.**

AUB 00348

19-033
VOL. 2075 pg 1759
pn# 01-012700

Klarich Farms, LLC
Residual of PN: 01-012700, OR Book 2064 Page 2993
33.776 acres

Situated in the Township of Auburn, County of Geauga, State of Ohio, being part of Tract One, Section Number 6, Lot Number 7 and Lot Number 17, within said Township: Beginning at the centerline intersection of Ravenna Road (60')(State Route 44) and Stafford Road (60')(T.R. 187), Station 90+71.25 (record-SR44), said point being North 89°18'54" East, a distance of 2221.17 feet from an angle point in Stafford Road, said angle point witnessed by a 1" iron pipe found 4 inches below grade, said angle point being North 89°21'53" East a distance of 40.39 feet from the centerline intersection of Stafford Road and Orange Lane (60'). Said point being the **Place of Beginning** of the parcel herein described.

Thence **South 89°18'54" West** along the centerline of Stafford Road, a distance of **565.30 feet** to a point, said point being on the East line of Lot Number 16, said point being a southeast corner of land now or formerly owned by Robert A. Cavanagh, PN: 01-012800, as recorded in Deed Volume 992 Page 962, in Geauga County Record of Deeds (GCRD).

Thence **North 01°30'40" West** along, the East line of Lot Number 16 and Lot Number 6, and along an East line of land now or formerly owned by Cavanagh, aforementioned, passing through a 5/8" iron pin "Gutoskey" found at 30.00 feet, a total distance of **2082.75 feet** to a point, said point being the northeast corner of land now or formerly owned by Cavanagh, aforementioned, said point being a southeast corner of land now or formerly owned by James L. Squire and Linda J. Squire, PN: 01-094500, as recorded in OR Book 2001 Page 3183, Parcel Number One, said point witnessed by a 5/8" iron pin "Gutoskey" found.

Thence **North 89°06'54" East** along a new property line established, a distance of **847.58 feet** to a point in the centerline of Ravenna Road, passing through an iron pin set at 30.24 feet therefrom, said point being a new property corner created.

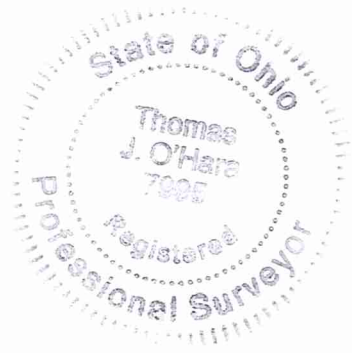
Thence **South 06°17'27" West** along the centerline of Ravenna Road, a distance of **547.02 feet** to an angle point, Station 106+23.55(record),.

Thence **South 06°11'01" West** along the centerline of Ravenna Road, a distance of **1553.67 feet** to a point, said point being the Place of Beginning, and containing **33.776 total acres** of land, 1.817 acres within the right of ways, be the same more or less, but subject to all legal highways pursuant to a Survey (2059) dated January 2019, by O'Hara Land Surveying, L.L.C. and Thomas J. O'Hara, Ohio Registered Surveyor No. 7995.

The basis of bearings used hereon are based upon True North utilizing the Ohio Department of Transportation CORS GNSS Network. Distances are shown as U.S. Foot and decimal parts thereof.

The intent of this description is to describe the residual portion of the land now or formerly owned by Klarich Farms, LLC, PN: 01-012700, as recorded in OR Book 2064, Page 2993, in Geauga County Record of Deeds after a 4.171 acre lot subdivision. All iron pins noted as being set are 5/8" x 30" long steel rebar, bearing a plastic cap "OHARA 7995".

7995 Dated: 3/12/19
Thomas J. O'Hara, P.S.,
Ohio Registered Surveyor No. 7995



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
3/13/19
GEAUGA COUNTY ENGINEER
TAX MAP DEPT.