

PLAT OF SURVEY FOR SHARON A. HARVEY

SITUATED IN BAINBRIDGE TOWNSHIP, COUNTY OF GEauga AND STATE OF OHIO AND KNOWN AS BEING PART OF LOT NO. 9, TRACT NO. 3.

MAY, 2019

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THIS MAP IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733.37 OF THE OHIO ADMINISTRATIVE CODE. DIMENSIONS ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF, BEARINGS ARE BASED ON AN ASSUMED MERIDIAN AND ARE INTENDED TO INDICATE ANGLES ONLY, ALL OF WHICH I DECLARE TO BE CORRECT TO THE BEST OF MY KNOWLEDGE.

Joseph Gutoskey PS 5/28/19

JOSEPH GUTOSKEY, P.S. No. 7567

DATE



GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

LEGEND

- IRON PIN/PIPE/MON. FOUND (AS NOTED)
- ⊙ 30" LONG BY 5/8" DIA. CAPPED IRON PIN SET I.D. GUTOSKEY PS 7567
- 1" IRON PIN FOUND IN MONUMENT BOX

REFERENCES:

DEEDS AS SHOWN HEREON.
 PLATS AS SHOWN HEREON.
 PLAT OF SURVEY FOR K. R. OLDMAN PREPARED BY ROOT & SCHOONOVER DATED APRIL, 1948.
 SURVEY FOR DENNIS J. TOTH BY GUTOSKEY & ASSOC. DATED NOVEMBER, 2011 (BAI 00212).
 SURVEY FOR HOLY ANGELS CHURCH BY GUTOSKEY & ASSOC. DATED JUNE 9, 2014 (BAI 00231).
 TR-0186-A-B TAYLOR MAY ROAD 1929 PLANS
 GCE FIELD BOOK 83
 SURVEY FOR DENNIS J. TOTH BY GUTOSKEY & ASSOC. DATED NOVEMBER, 2018 (BAI 00264).

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

Carol 5/19/19
GEAUGA COUNTY ENGINEER
TAX MAP DEPT.

SUBLOT 5
KING RANCH ESTATES SUBD.
VOL. 11, PGS. 132-133
 ROBERT L. & GINA R. ZAHN
 VOL. 784 PG. 627
 P.P.N. 02-194734

SUBLOT 4 KING RANCH
ESTATES SUBD.
VOL. 11, PGS. 132-133
 JOHN S. & MARY P. MEADE
 VOL. 2070 PG. 1144
 P.P.N. 02-194733

NORMA SUE ADKINS, TRUSTEE
 VOL. 1814 PG. 2571
 P.P.N. 02-002300
 PARCEL 1

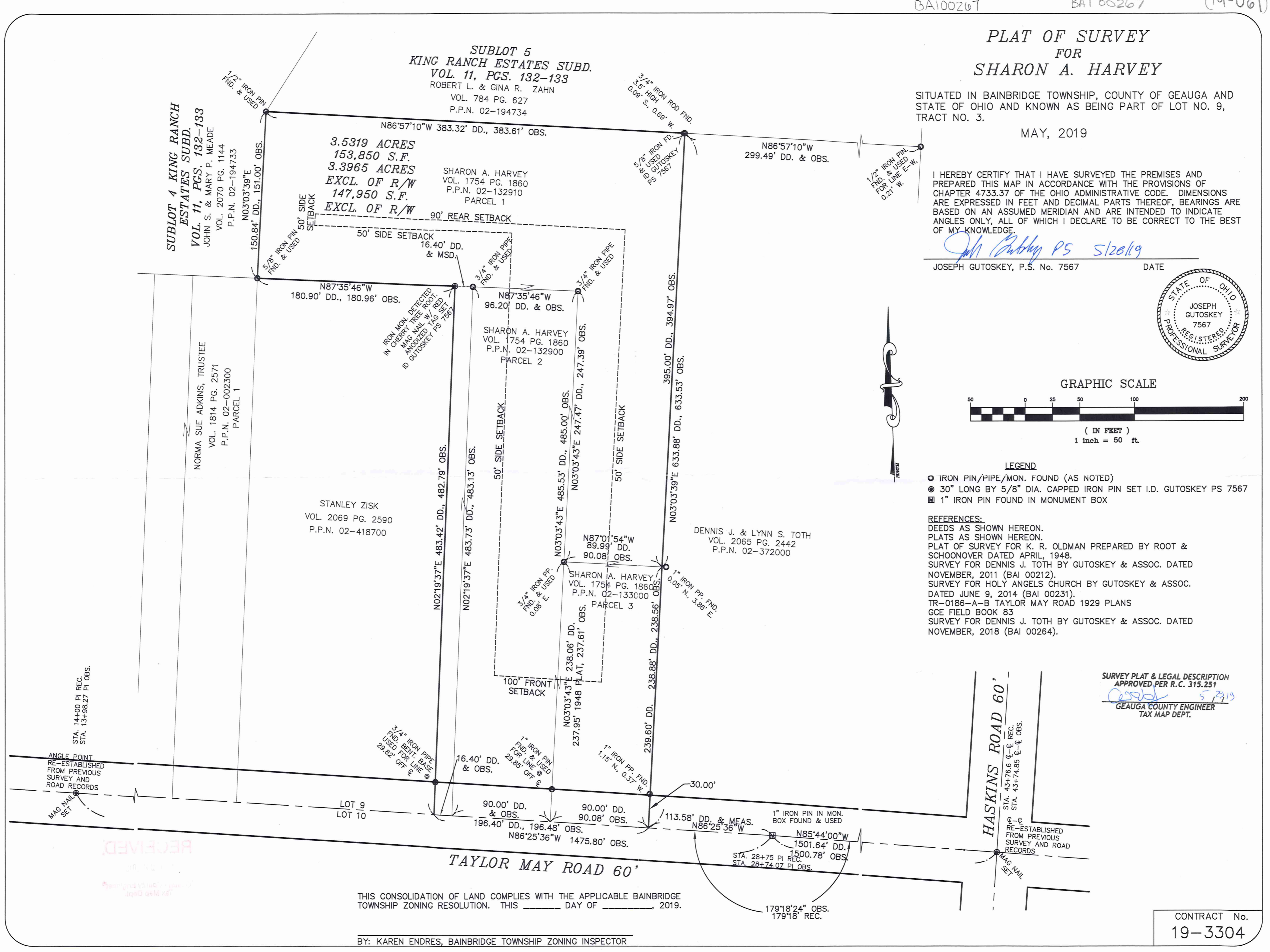
STANLEY ZISK
 VOL. 2069 PG. 2590
 P.P.N. 02-418700

SHARON A. HARVEY
 VOL. 1754 PG. 1860
 P.P.N. 02-132910
 PARCEL 1

SHARON A. HARVEY
 VOL. 1754 PG. 1860
 P.P.N. 02-132900
 PARCEL 2

SHARON A. HARVEY
 VOL. 1754 PG. 1860
 P.P.N. 02-133000
 PARCEL 3

DENNIS J. & LYNN S. TOTH
 VOL. 2065 PG. 2442
 P.P.N. 02-372000



THIS CONSOLIDATION OF LAND COMPLIES WITH THE APPLICABLE BAINBRIDGE TOWNSHIP ZONING RESOLUTION. THIS _____ DAY OF _____, 2019.

BY: KAREN ENDRES, BAINBRIDGE TOWNSHIP ZONING INSPECTOR

CONTRACT No.
19-3304

RECEIVED
MAY 28 2019
COUNTY ENGINEER

BAI 00267

HARVEY, SHARON A
(19-001)
Picked up: 6/10/19
19-061



Gutoskey & Associates, Inc.

Civil Engineers, Surveyors, & Land Planners

Joseph Gutoskey, P.E., P.S.

VOL. 2074 pg 2263
pn # 02-133000

Legal Description

Sharon A. Harvey
3.5319 Acres

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of Original Bainbridge Township Lot No. 9, Tract No. 3 and is further bounded and described as follows;

Beginning at a 1" iron pin found in a monument box at an angle point in the centerline of Taylor May Road (60 feet wide), said pin lying **North 85° 44' 00" West**, along said centerline, **1500.78 feet** from a mag nail set at the centerline intersection of Haskins Road (60 feet wide);

Thence **North 86° 25' 36" West**, along said centerline, **113.58 feet** to a point at the southwest corner of a parcel of land conveyed to Dennis J. & Lynn S. Toth (P.P.N. 02-372000) by deed recorded in Volume 2065, Page 2442 of Geauga County Records and the Principal Place of Beginning of the parcel of land herein intended to be described;

Course I Thence continuing **North 86° 25' 36" West**, along said centerline, **196.48 feet** to a point at the southeast corner of a parcel of land conveyed to Stanley Zisk (P.P.N. 02-418700) by deed recorded in Volume 2069, Page 2590 of Geauga County Records;

Course II Thence **North 02° 19' 37" East**, along said Zisk's east line (P.P.N. 02-418700) (and passing over 3/4" iron pipe found bent (base used) at 29.82 feet), **482.79 feet** to a mag nail set with red anodized tag in a cherry tree root (ID Gutoskey PS 7567) at the northeast corner of said Zisk;

Course III Thence **North 87° 35' 46" West**, along said Zisk's north line, **180.96 feet** to a 5/8" iron pin found at the northwest corner of said Zisk, said point also being the common northeast corner of a parcel of land conveyed to Norma Sue Adkins, Trustee (P.P.N. 02-002300) by deed recorded in Volume 1814, Page 2571 of Geauga County Records and further being the common southeast corner of Sublot 4 in King Ranch Estates Subdivision (P.P.N. 02-194733) as recorded by in Volume 11, Pages 132 & 133 of Geauga County Plat Records;

Course IV Thence **North 03° 03' 39" East**, along the east line of said Sublot 4, **151.00 feet** to a 1/2" iron pin found at an angle point in the east line of said Sublot 4 and further being the southwest corner of Sublot 5 in said King Ranch Estates Subdivision (P.P.N. 02-194734);

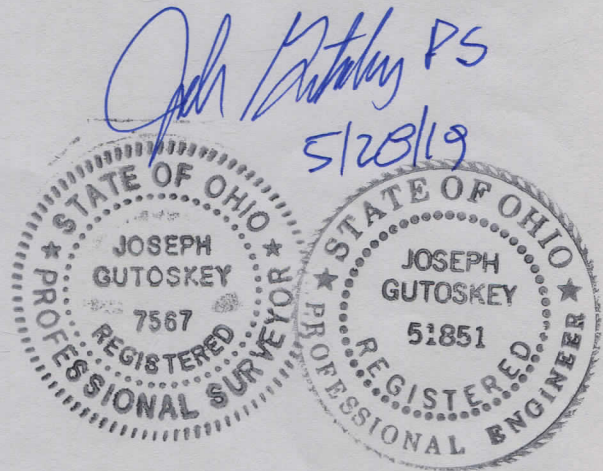
Course V Thence **South 86° 57' 10" East**, along the south line of said Sublot 5, **383.61 feet** to a 5/8" iron pin found (ID Gutoskey PS 7567) at the northwest corner of said Toth (P.P.N. 02-372000) (witness a 3/4" iron rod found 0.09 feet South and 0.69 feet west);

Course VI Thence **South 03° 03' 39" West**, along said Toth's west line (and passing over the north right-of-way line of said Taylor May Road at 603.53 feet (witness a 1" iron pipe found 1.15 feet North and 0.37 feet west)), **633.53 feet** to a point in the centerline of said Taylor May Road and the Principal Place of Beginning and containing 3.5319 Acres (153,850 square feet) (3.3965 Acres (147,950 square feet) exclusive of right-of-way) of land as surveyed and described in May, 2019 by Joseph Gutoskey, PS 7567, be the same more or less, but subject to all legal highways. Bearings used herein are to an assumed meridian and are intended to indicate angles only.

Prior deeds of record:

- Volume 1754, Page 1860 Parcel 1 (P.P.N. 02-132910)
- Volume 1754, Page 1860 Parcel 2 (P.P.N. 02-132900)
- Volume 1754, Page 1860 Parcel 3 (P.P.N. 02-133000)

The intent is to Consolidate parcels 02-132910, 02-132900 and 02-133000 into one parcel.



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

[Signature] *5/28/19*
 GEauga COUNTY ENGINEER
 TAX MAP DEPT.

RECEIVED

MAY 28 2019

Geauga County Engineer
Tax Map Dept.