

CORNERSTONE BIBLE CHURCH
1773-2236
04-707239

LOT 60
LOT 70

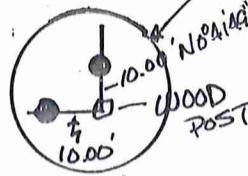
DANIEL S. REBNZ
5/8" REBAR

N 89° 19' 45" E
1002.34' MEAS.
(1001.7' DEED & ZETHMAYR)

SCHWARTZ 5/8" REBAR

NOAH A. & LEANNA N. MILLER
1933-1828
18-057400

14" CIRCULAR LOCUST POST
1.0" NORTH-USED EAST-WEST



188.00 M.F. REC.
51° 28' 30" E
99.50'

MEAS & USED
ZETHMAYR

MARTIN RAY MAST
942-741
04-150674

N 0° 22' 30" W 1893.21' MEAS (1894.00' ZETHMAYR)
1167.21'

WILLIAM F. & DOROTHY E. GINGERICH
1275-980

PARCEL 2
48.8207 AC. RESIDUAL
(0.6298 AC. IN RLW)

04-050500

18-027400

NOAH A. & LEANNA N. MILLER
1933-1828
18-091250

○ = 5/8" x 30" CAPPED REBAR
SET - C.H. MCGUIRE, P.S. 7770

● = IRON PINS FOUND

● = 1" IRON PINS (BOX-LESS MONUMENTS) FOUND @ 5" BELOW

--- = FENCE LINES USED

BEARING BASIS FOR WEST LINE FROM DEED 942-741

DOCUMENTS USED: ALL DEEDS SHOWN HEREON
MAP DEPICTING MONUMENTS FOR C.H. AD GEORGIA ROAD, SECTIONS "B-C" ("M.D.M.")
ZETHMAYR SURVEY FOR ENOS MILLER, MAY 1941

DEED OF RECORD: 1275-980 TO WILLIAM F. & DOROTHY E. GINGERICH (04-050500 & 18-027400)

N 89° 37' 30" E
278.98'

PARCEL 1
5.0029 AC.
SPLIT

0.2066 AC. IN RLW FROM 04-050500

126.00'

836.33'

50° 22' 30" E

5/8" REBAR

116° 32' 26"

32.47'

111° 34' 40" MEAS.

GEORGIA ROAD
60' RLW

N 68° 47' 50" W 795.69'

1145.82' ROAD RECORD M.D.M.
1145.97' MEAS.

BURTON TOWNSHIP LOT 70
MIDDLEFIELD TOWNSHIP

(2156.0 ZETHMAYR)
2154.12' MEAS.

(0.0818 AC. IN RLW)

LOT 40

LOT 31

LOT 20

LOT 10

LOT 0

LOT 10

LOT 20

LOT 30

LOT 40

LOT 50

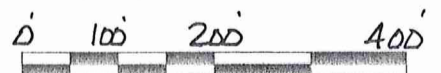
SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER B.C. 315.251

GEAUGA COUNTY AUDITOR
TAX MAP DEPT.



I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PARCELS SHOWN HEREON AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF THAT SURVEY AND THAT THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

CLIFFORD H. MCGUIRE, P.S. #7770



MAP OF SURVEY FOR

WILLIAM & DOROTHY GINGERICH

LOT 31 & 40 BURTON MIDDLEFIELD TWP.

GEAUGA COUNTY, OHIO

SCALE 1" = 200' DATE 11-20-2018

SURVEYED BY: CLIFFORD H. MCGUIRE
9487 SHANK RD.
WINDHAM, OHIO 44288
330-472-2029

BUR 00271
BURO0271

Gingerich, Dorothy & William (18-141)
Picked-Up 12/17/18

OBSOLETE SEE 18-156

CLIFFORD H. MCGUIRE
PROFESSIONAL SURVEYOR NO. 7770
9487 SHANK RD.
WINDHAM, OH. 44288
330-472-2029

Description of Land
for
William & Dorothy Gingerich



Parcel 1, 5.0029 Acre Split

Situated in the Township of Burton, County of Geauga, and State of Ohio and being known as part of Lot 70 of said township and further bounded and described as follows:

Beginning at a point on the centerline of Georgia Road (60' R/W) at the southeast corner of lands conveyed to Martin Ray Mast by deed 942-741 of Geauga County Record of Deeds (GCRD) (P.N. 04-150674), said point being North 68° 47' 50" West, a distance of 1095.69 feet from a 1" iron pin found at the centerline of said Georgia Road and Chipmunk Lane (60' R/W); *on the dividing line between Middlefield and Burton Townships;*

thence North 0° 22' 30" West, along the east line of said Martin Ray Mast and passing over a 5/8" iron pin found at 32.47 feet (R/W at 32.26 feet), a total distance of 726.00 feet to a 5/8" capped rebar set;

thence North 89° 37' 30" East, along a new line, a distance of 278.98 feet to a 5/8" capped rebar set;

thence South 0° 22' 33" East, along a new line and passing over a 5/8" capped set at 804.07 feet on road right of way, a total distance of 836.33 feet to a point on said road centerline;

thence North 68° 47' 50" West, along said road centerline, a distance of 300.00 feet to the point of beginning and containing 5.0029 acres of land of which 0.2066 acres are in the road right of way as surveyed on November 20, 2018 by Clifford H. McGuire, Professional Surveyor No. 7770.

Bearing basis for the west line was taken from deed: 942-741. All rebars set were 5/8"x 30" with I. D. cap, "C.H. McGuire, P.S. 7770". The intent is to describe a 5.0029 acre split from lands conveyed to William F. & Dorothy E. Gingerich by deed 1275-980 (P.N. 04-050500)

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

[Signature] 12/14/18

GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

CLIFFORD H. MCGUIRE
PROFESSIONAL SURVEYOR NO. 7770
9487 SHANK RD.
WINDHAM, OH. 44288
330-472-2029

Description of Land
for
William & Dorothy Gingerich



Parcel 2, 48.8207 Acre Residual,

Situated in the Township of Burton and Middlefield, County of Geauga, and State of Ohio and being known as part of Lot 70 of Burton Township and part of Lots 31 and 40 of Middlefield Township and further bounded and described as follows:

Beginning at a 1" iron pin found at the centerline of Georgia Road (60' R/W) and Chipmunk Lane (60' R/W) and on the dividing line between Middlefield and Burton Townships;

thence North 68° 47' 50" West, along the centerline of said Georgia Road, a distance of 795.69 feet to a point;

thence North 0° 22' 30" West, along a new line and passing over a 5/8" capped rebar set at 32.26 feet on the road right of way, a total distance of 836.33 feet to a 5/8" capped rebar set;

thence South 89° 37' 30" West, along a new line, a distance of 278.98 feet to a 5/8" capped rebar set on the east line of lands conveyed to Martin Ray Mast by deed 942-741 of Geauga County Record of Deeds (GCRD) (P.N. 04-150674);

thence North 0° 22' 30" West, along the east line of said Martin Ray Mast, a distance of 1167.21 feet to a 5/8" capped "Daniel" rebar found at the northeast corner thereof and on the south line of lands conveyed to Cornerstone Bible Church by deed 1773-2236 (GCRD) (P.N. 04-707239) and on the dividing line between Lots 60 and 70;

thence North 89° 19' 40" East, along the south line of Cornerstone Bible Church and lot line and passing over a 5/8" capped "Schwartz" rebar found at 992.34 feet, a total distance of 1002.34 feet to a wood post found on the west line of lands conveyed to Noah A. & Leanna N. Miller by deed 1933-1828 (GCRD) (P.N. 18-057400) and on the dividing line between Burton and Middlefield Townships as witnessed by a 5/8" capped "Schwartz" rebar found North 0° 41' 49" West, 10.00 feet;

thence South 1° 28' 30" East, along the west line of said Noah A. & Leanna N. Miller and township line, a distance of 188.00 feet to a 5/8" capped rebar set at the southwest corner thereof;

thence South 89° 06' 30" East, along the south line of said Noah A. & Leanna N. Miller, a distance of 99.50 feet to a 5/8" capped rebar set at the northwest corner of lands conveyed to Noah A. & Leanna N. Miller by deed 1933-1828 (GCRD) (P.N. 18-091250);

thence South 1° 01' 30" East, along the west line of said Noah A. & Leanna N. Miller (P.N. 18-091250) and passing over a 5/8" capped rebar set at 2121.82 feet on the road right of way, a total distance of 2154.12 feet to a point on the centerline of said Georgia Road;

Page 2, 48.8207 Acre Residual,

thence North 69° 17' 16" West, along said road centerline, a distance of 118.90 feet to the point of beginning and containing 48.8207 acres of land of which 43.6771 acres are in Burton Township (0.5479 acres in road right of way) and 5.1436 acres are in Middlefield Township (0.0818 acres in road right of way) as surveyed on November 20, 2018 by Clifford H. McGuire, Professional Surveyor No. 7770.

Bearing basis for the west line was taken from deed: 942-741. All rebars set were 5/8"x 30" with I. D. cap, "C.H. McGuire, P.S. 7770". The intent is to describe the residual after a 5.0029 acre split from lands conveyed to William F. & Dorothy E. Gingerich by deed 1275-980 (GCRD) (P.N. 04-050500 and P. N. 18-027400)

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Signature] 12/14/18
GEAUGA COUNTY AUDITOR
TAX MAP DEPT. *[Signature]*