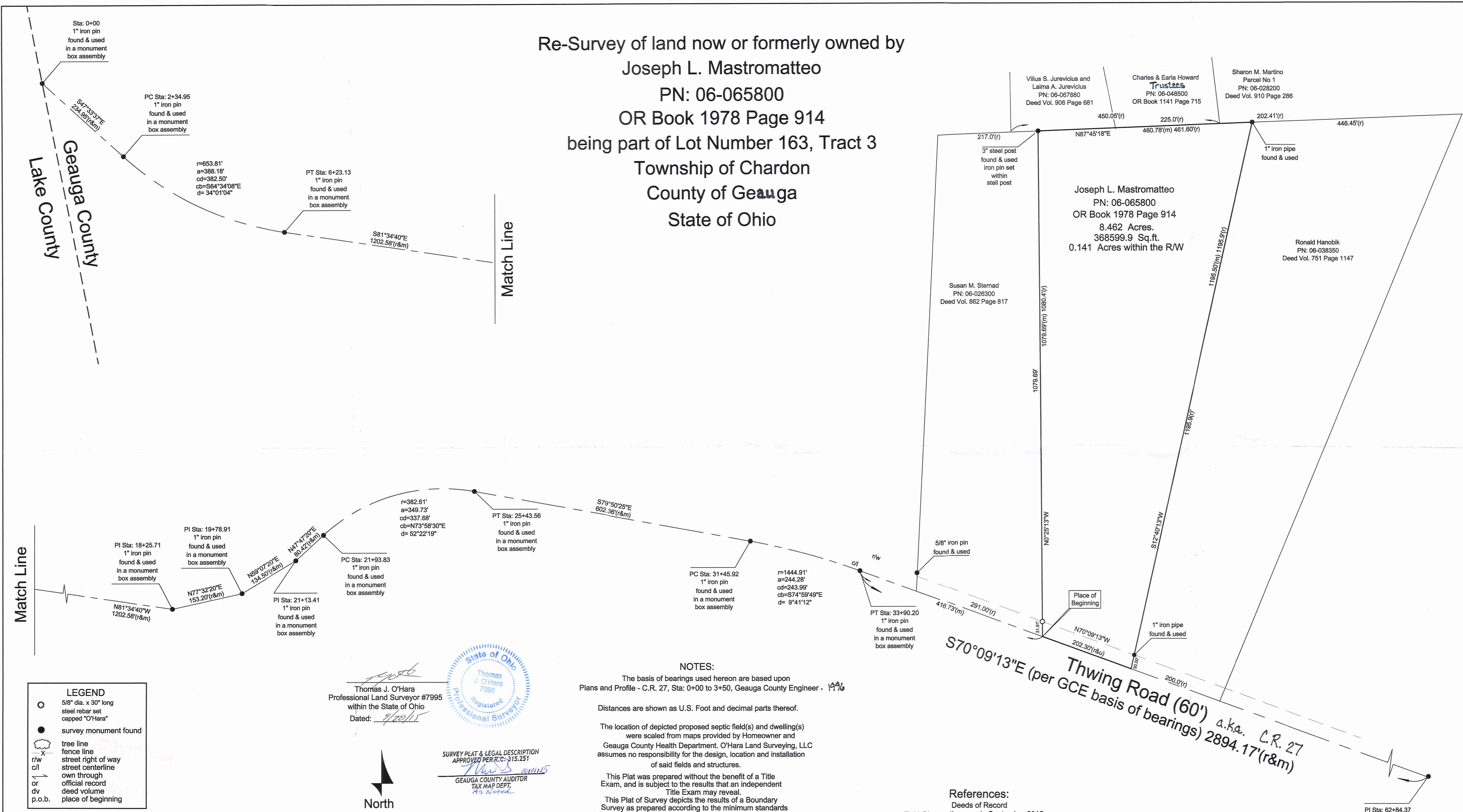


Re-Survey of land now or formerly owned by  
**Joseph L. Mastromatteo**  
 PN: 06-065800  
 OR Book 1978 Page 914  
 being part of Lot Number 163, Tract 3  
 Township of Chardon  
 County of Geauga  
 State of Ohio



**LEGEND**

- 5/8" dia. x 30" long steel rebar set capped "O'Hara"
- survey monument found
- ⊗ 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

Thomas J. O'Hara  
 Professional Land Surveyor #7995  
 within the State of Ohio  
 Dated: 7/22/15

State of Ohio  
 Thomas J. O'Hara  
 7995  
 Registered Professional Surveyor

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

GEAUGA COUNTY AUDITOR  
 TAX MAP DEPT.  
 As Noted

**NOTES:**  
 The basis of bearings used hereon are based upon Plans and Profile - C.R. 27, Sta: 0+00 to 3+50, Geauga County Engineer - 1996

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 Geauga County Health Department. 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 September 2015  
 Plans and Profile - C.R. 27, Sta: 0+00 to 3+50, Geauga County Engineer - 1996  
 T.R. Root Survey, June 1953, Chardon Lot 163

<b>O'Hara Land Surveying, L.L.C.</b> P.O. Box 902, Chardon, Ohio 44024 oharasurveys@yahoo.com V: 440-286-8417	Date of Survey 09-23-2015 Project No.: 1546		<b>Sheet</b> 1 of 1
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**Land now or formerly owned by Joseph L. Mastromatteo  
PN: 06-065800, OR Book 1978 Page 914**

Situated in the Township of Chardon, County of Geauga, State of Ohio, being part of Lot Number 163, Tract 3, within said Township: Beginning at the point of intersection of the westerly line of Geauga County with the centerline of Thwing Road (60'), said point witnessed by a 1" iron pin found in a monument box assembly at sta: 0+00 as depicted on Geauga County Engineer Road Plans and Profile - C.R. 27, sta: 0+00 to 3+50. Thence along the centerline of Thwing Road the following courses:

South  $47^{\circ}33'37''$  East a distance of 234.95 feet to PC Sta: 2+34.95, said point witnessed by a 1" iron pin found in a monument box assembly.

Thence along the arc of a curve deflecting to the left, having a radius of 653.81 feet, an arc distance of 388.18 feet, having a delta angle of  $34^{\circ}01'04''$ , a chord bearing South  $64^{\circ}34'08''$  East, for a distance of 382.50 feet to PT Sta: 6+23.13, said point witnessed by a 1" iron pin found in a monument box assembly.

South  $81^{\circ}34'40''$  East a distance of 1202.58 feet to PI Sta: 18+25.71, said point witnessed by a 1" iron pin found in a monument box assembly.

North  $77^{\circ}32'20''$  East a distance of 153.20 feet to PI Sta: 19+78.91, said point witnessed by a 1" iron pin found in a monument box assembly.

North  $59^{\circ}07'20''$  East a distance of 134.50 feet to PI Sta: 21+13.41, said point witnessed by a 1" iron pin found in a monument box assembly.

North  $47^{\circ}47'20''$  East a distance of 80.42 feet to PC Sta: 21+93.83, said point witnessed by a 1" iron pin found in a monument box assembly.

Thence along the arc of a curve deflecting to the right, having a radius of 382.61 feet, an arc distance of 349.73 feet, having a delta angle of  $52^{\circ}22'19''$ , a chord bearing North  $73^{\circ}58'30''$  East, for a distance of 337.68 feet to PT Sta: 25+43.56, said point witnessed by a 1" iron pin found in a monument box assembly.

South  $79^{\circ}50'25''$  East a distance of 602.36 feet to PC Sta: 31+45.92, said point witnessed by a 1" iron pin found in a monument box assembly.

Thence along the arc of a curve deflecting to the right, having a radius of 1444.91 feet, an arc distance of 244.28 feet, having a delta angle of  $09^{\circ}41'12''$ , a chord bearing South  $74^{\circ}59'49''$  East, for a distance of 243.99 feet to PT Sta: 33+90.20, said point witnessed by a 1" iron pin found in a monument box assembly.

South  $70^{\circ}09'13''$  East a distance of 416.73 feet to a point, said point being the southeast corner of land now or formerly owned by Susan M. Sternad, PN: 06-026300, as recorded in Deed Vol. 862 Page 817 in Geauga County Record of Deeds, (GCRD), said point being the **Place of Beginning** of the parcel herein described.

Thence **North  $00^{\circ}25'13''$  West** along the east line of land now or formerly owned by Sternad, aforementioned, passing through an iron pin set at 31.91 feet, a total distance of **1079.69** feet to a point, said point being on the South line of land now or formerly owned by Vilius S. Jurevicius and Laima A. Jurevicius, PN: 06-067880, as recorded in Deed Vol. 906 Page 681 in GCRD, said point witnessed by a 3" steel post found flush with the ground, iron pin set within existing steel post.

Thence **North  $87^{\circ}45'18''$  East** along the South line of land now or formerly owned by Jurevicius, aforementioned, and the South line of land now or formerly owned by Charles & Earla Howard Trustees, PN: 06-048500, as recorded in OR Book 1141 Page 715 in GCRD, and the South line of land now or formerly owned by Sharon M. Martino, PN: 06-028200, as recorded in Deed Vol. 910 Page 286, Parcel No. 1, in GCRD a distance of **460.78** feet to a point, said point being the northwest corner of land now or formerly owned by Ronald Hanobik, PN: 06-038350, as recorded in Deed Vol. 751 Page 1147 in GCRD, said point witnessed by a 1" iron pipe found.

Thence **South  $12^{\circ}40'13''$  West** along the west line of land now or formerly owned by Hanobik, aforementioned, a distance of **1195.50** feet to a point in the centerline of Thwing Road, passing through a 1" iron pipe found 30.00 feet therefrom, said point being the southwest corner of land now or formerly owned by Hanobik, aforementioned.

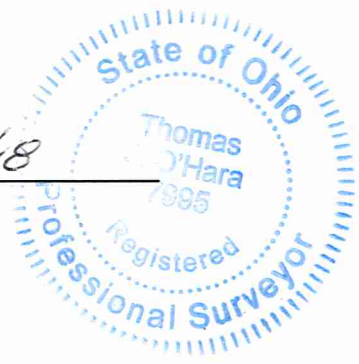
Thence North 70°09'13" West along the centerline of Thwing Road, a distance of 202.30 feet to a point, said point being the Place of Beginning, and containing 8.462 total acres of land, 0.141 acres within the right of way of Thwing Road, be the same more or less, but subject to all legal highways, pursuant to a Survey (1546) dated September, 2015, 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 Plans and Profile - C.R. 27, Sta: 0+00 to 3+50, Geauga County Engineer.

The intent of this description is to describe all of the land owned by Joseph L. Mastromatteo, PN: 06-065800, as recorded in OR Book 1978 Page 914, 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  
Thomas J. O'Hara, P.S.,  
Ohio Registered Surveyor No. 7995

Dated: 9/29/18



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

Thomas J. O'Hara 10/10/15

**GEAUGA COUNTY AUDITOR  
TAX MAP DEPT.  
As Noted**

RECEIVED

10/10/15