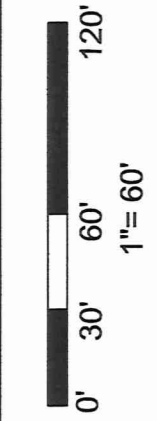


Sheet 1 of 1

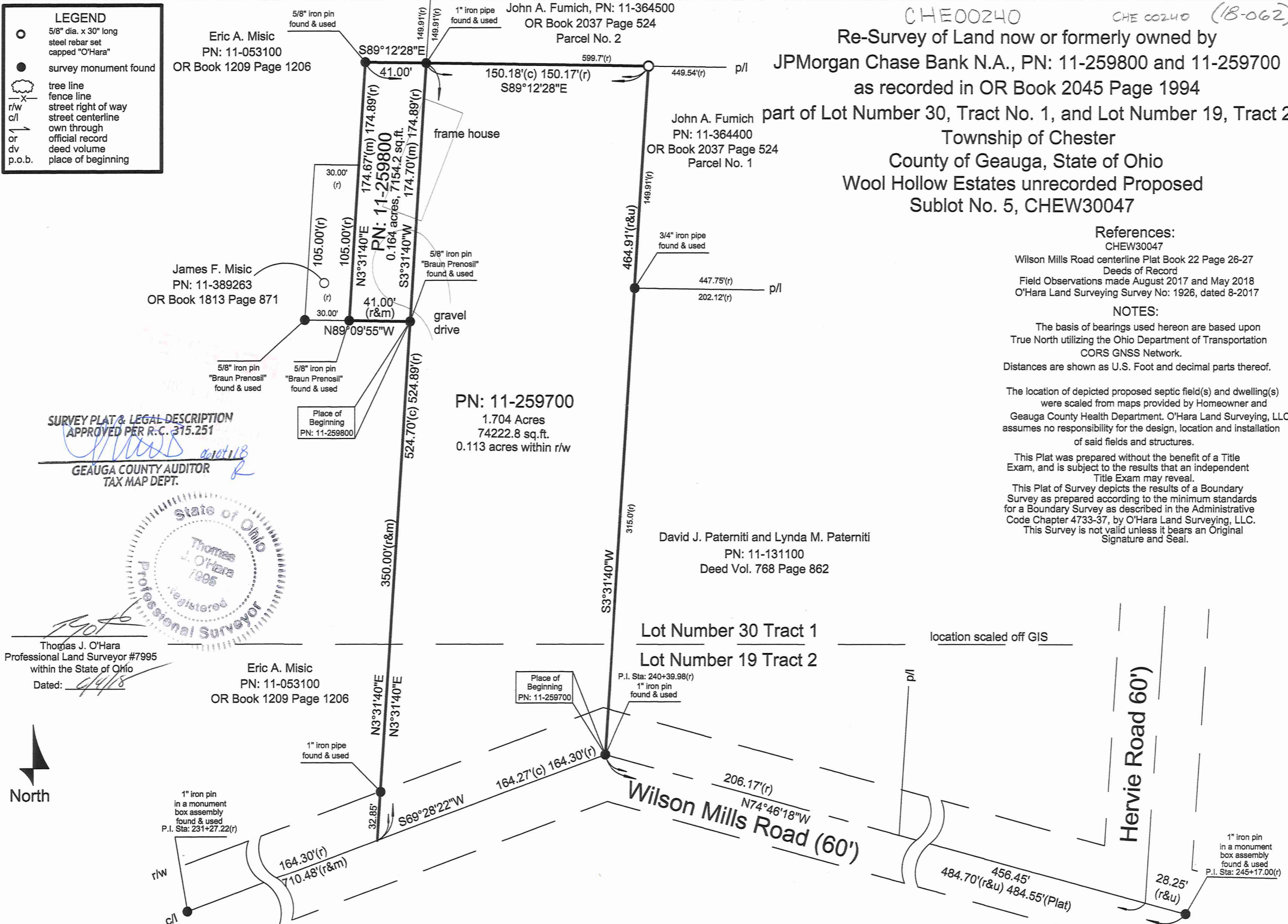


Date of Survey
05/23/2018
Project No.: 2093

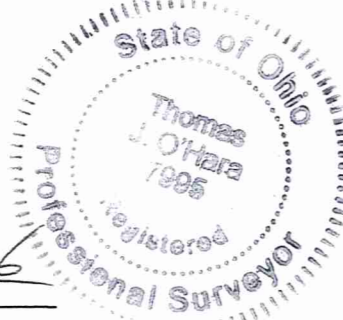
O'Hara Land Surveying, L.L.C.
P.O. Box 902, Chardon, Ohio 44024
oharasurvey@yahoo.com
V: 440-286-8417

LEGEND

- 5/8" dia. x 30" long steel rebar set capped "O'Hara"
- survey monument found
- ⊗ tree line
- x- fence line
- r/w street right of way
- c/l street centerline
- own through official record
- dv deed volume
- p.o.b. place of beginning



SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251
 GEauga COUNTY AUDITOR
 TAX MAP DEPT.



Thomas J. O'Hara
 Professional Land Surveyor #7995
 within the State of Ohio
 Dated: 4/4/18

Eric A. Mistic
 PN: 11-053100
 OR Book 1209 Page 1206

David J. Paterniti and Lynda M. Paterniti
 PN: 11-131100
 Deed Vol. 768 Page 862

CHE00240 CHE 00240 (18-062)
 Re-Survey of Land now or formerly owned by
 JPMorgan Chase Bank N.A., PN: 11-259800 and 11-259700
 as recorded in OR Book 2045 Page 1994
 part of Lot Number 30, Tract No. 1, and Lot Number 19, Tract 2
 Township of Chester
 County of Geauga, State of Ohio
 Wool Hollow Estates unrecorded Proposed
 Sublot No. 5, CHEW30047

References:
 CHEW30047
 Wilson Mills Road centerline Plat Book 22 Page 26-27
 Deeds of Record
 Field Observations made August 2017 and May 2018
 O'Hara Land Surveying Survey No: 1926, dated 8-2017

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 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.

Lot Number 30 Tract 1
 Lot Number 19 Tract 2
 location scaled off GIS



Hervie Road (60')

Wilson Mills Road (60')

CHE 00240
CHE00240

JPMorgan Chase Bank NA (18-062)
Picked-Up 06/05/18

VOL. 2054 pg 2793
PN# 11-259700

JPMorgan Chase Bank N.A.
PN: 11-259700, Deed Volume 2045 Page 1994
Parcel Number 1, 1.704 acres

Situated in the Township of Chester, County of Geauga, State of Ohio, and parts of Original Chester Township Lot Number 30 in Tract Number 1 and Lot Number 19 in Tract Number 2. Beginning at the point of intersection of the centerline of Hervie Road (60') with the centerline of Wilson Mills Road (60'), said point being North 74°46'18" West a distance of 28.25 feet, along said centerline from a 1" iron pin found in a monument box assembly. Thence North 74°46'18" West along said centerline a distance of 456.45 feet to an angle point, said angle point witnessed by a 1" iron pin found. Said point being the southwest corner of land now or formerly owned by David J. Paterniti and Lynda M. Paterniti, PN: 11-131100, as recorded in Deed Volume 768 Page 862 in Geauga County Record of Deeds (GCRD). Said point being the **Place of Beginning** of the parcel herein described.

Thence **South 69°28'22" West** along said centerline a distance of **164.27 feet** to a point, said point being the southeast corner of land now or formerly owned by Eric A. Mistic, PN: 11-053100, as recorded in OR Book 1209 Page 1206 in GCRD.

Thence **North 03°31'40" East** along the East line of land now or formerly owned by Mistic, aforementioned, the East line of land now or formerly owned by JPMorgan Chase Bank N.A., PN: 11-259800, as recorded in OR Book 2045 Page 1994, Parcel Number 2 in GCRD, passing through a 1" iron pipe found at right of way, at 32.85 feet, a total distance of **524.70 feet** to a point, said point being a southwesterly corner of land now or formerly owned by John A. Fumich, PN: 11-364500, as recorded in OR Book 2037 Page 524, Parcel Number 2 in GCRD, said point being the northeast corner of land now or formerly owned by JPMorgan, aforementioned, said point witnessed by a 1" iron pipe found.

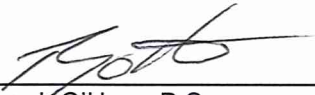
Thence **South 89°12'28" East** along the South line of land now or formerly owned by Fumich, aforementioned, a distance of **150.18 feet** to a point, said point being the northwest corner of land now or formerly owned by John A. Fumich, PN: 11-364400, as recorded in OR Book 2037 Page 524, Parcel Number 1, in GCRD, said point witnessed by an iron pin set.

Thence **South 03°31'40" West**, along the West line of land now or formerly owned by Fumich, PN:11-364400, aforementioned, along the West line of land now or formerly owned by Paterniti, aforementioned a distance of **464.91 feet** to a point. Said point being the Place of Beginning, and containing **1.704 acres** of land, 0.113 acres within the right of way, be the same more or less, but subject to all legal highways, pursuant to a Survey (2093) dated May 2018, 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 all of land now or formerly owned by JPMorgan Chase Bank N.A., PN: 11-259700, as recorded in OR Book 2045 Page 1994, Parcel Number 1 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, P.S.
Ohio Registered Surveyor No. 7995

Dated: 6/14/18



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


GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

06/14/18
R

JPMorgan Chase Bank N.A.
PN: 11-259800, Deed Volume 2045 Page 1994
Parcel Number 2, 0.164 acres

Situated in the Township of Chester, County of Geauga, State of Ohio, and part of Original Chester Township Lot Number 30, Tract Number 1. Beginning at the point of intersection of the centerline of Hervie Road (60') with the centerline of Wilson Mills Road (60'), said point being North 74°46'18" West along said centerline from a 1" iron pin found in a monument box assembly. Thence North 74°46'18" West a distance of 28.25 feet, along said centerline a distance of 456.45 feet to an angle point, said angle point witnessed by a 1" iron pin found. Thence South 69°28'22" West along said centerline a distance of 164.27 feet to a point, said point being the southeast corner of land now or formerly owned by Eric A. Mistic, PN: 11-053100, as recorded in OR Book 1209 Page 1206 in GCRD. Thence North 03°31'40" East along the East line of land now or formerly owned by Mistic, aforementioned, passing through a 1" iron pipe found at right of way, at 32.85 feet, a total distance of 350.00 feet to a point, said point being a northeasterly corner of land now or formerly owned by Mistic, aforementioned, said point witnessed by a 5/8" iron pin "Braun-Prenosil" found. Said beginning point being the **Place of Beginning** of the parcel herein described.

Thence **North 89°09'55" West** along a North line of land now or formerly owned by Mistic, aforementioned, a distance of **41.00 feet** to a point, said point being a southeasterly corner of land now or formerly owned by James F. Mistic, PN: 11-389263, as recorded in OR Book 1813 Page 871 in GCRD, said point witnessed by a 5/8" iron pin "Braun-Prenosil" found.

Thence **North 03°31'40" East** along an East line of land now or formerly owned by Mistic, PN: 11-389263 and 11-053100, aforementioned, a distance of **174.67 feet** to a point, said point being an interior corner of land now or formerly owned by Mistic, 11-053100, aforementioned, said point witnessed by a 5/8" iron pin found.

Thence **South 89°12'28" East** along a southerly line of land now or formerly owned by Mistic, aforementioned, a distance of **41.00 feet** to a point, said point being the southwest corner of land now or formerly owned by John A. Fumich, PN: 11-364500, as recorded in OR Book 2037 Page 524, Parcel Number 2 in GCRD, said point being the northwest corner of land now or formerly owned by JPMorgan Chase Bank N.A., PN: 11-259700, as recorded in OR Book 2045 Page 1994, Parcel Number 1 in GCRD, said point witnessed by a 1" iron pipe found.

Thence **South 03°31'40" West**, along the West line of land now or formerly owned by JPMorgan, aforementioned, a distance of **174.70 feet** to a point. Said point being the Place of Beginning, and containing **0.164 acres** of land, 0.000 acres within the right of way, be the same more or less, but subject to all legal highways, pursuant to a Survey (2093) dated May 2018, 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 all of land now or formerly owned by JPMorgan Chase Bank N.A., PN: 11-259800, as recorded in OR Book 2045 Page 1994, Parcel Number 2 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: 6/4/18
Thomas J. O'Hara, P.S.
Ohio Registered Surveyor No. 7995



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Signature] 06/04/18
GEAUGA COUNTY AUDITOR
TAX MAP DEPT.