



Retracement Survey
 Land now or formerly owned by
 Lori Callow
 part of PN: 15-005300
 OR Book 2000 Page 2924
 Part of Lot Number 2, Bond Tract
 Township of Hambden
 County of Geauga, State of Ohio

REFERENCES

Deeds of Record
 Field observations made 5-13-2019
 O'Hara Land Surveying LLC, Survey #1611, dated 03-03-2016
 Mackay Engineering & Surveying Co., Survey #5196&5197, dated 1-31-2008
 GCE Road Records: CH-0044-C-D, dated 1928

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.

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 in accordance to the minimum standards for a Boundary Survey as described in Administrative Code Chapter 4733-37, by O'Hara Land Surveying, L.L.C.. This survey is not valid unless it bears an Original Signature and Seal.

LEGEND / ABBREVIATIONS	
⊙	5/8" dia. x 30" long steel rebar set capped "O'Hara 7995"
●	survey monument found
nrd	no record distance
(c)	calculated distance
(u)	used distance
(m)	measured distance
(r)	record distance
(r)	tree line
r/w	right of way
c/l	centerline
	own through
O.R.	official record
D.V.	deed volume
P.O.B.	place of beginning
	All iron pipes found are measured (I.D.)
GCE	Gauga County Engineer

Allen R. Burnett & Marelyn L.
 PN: 15-010900
 Deed Volume 580 Page 177

PN: 15-005300
 4.982 acres
 217006.7 sq.ft.
 0.137 acres
 within the r/w

Mark S. Mytro and Laurie A. Mytro
 PN: 15-002200
 OR Book 1865 Page 627

Thomas J. O'Hara
 Thomas J. O'Hara
 Professional Land Surveyor #7995
 within the State of Ohio
 Dated: *5/22/19*

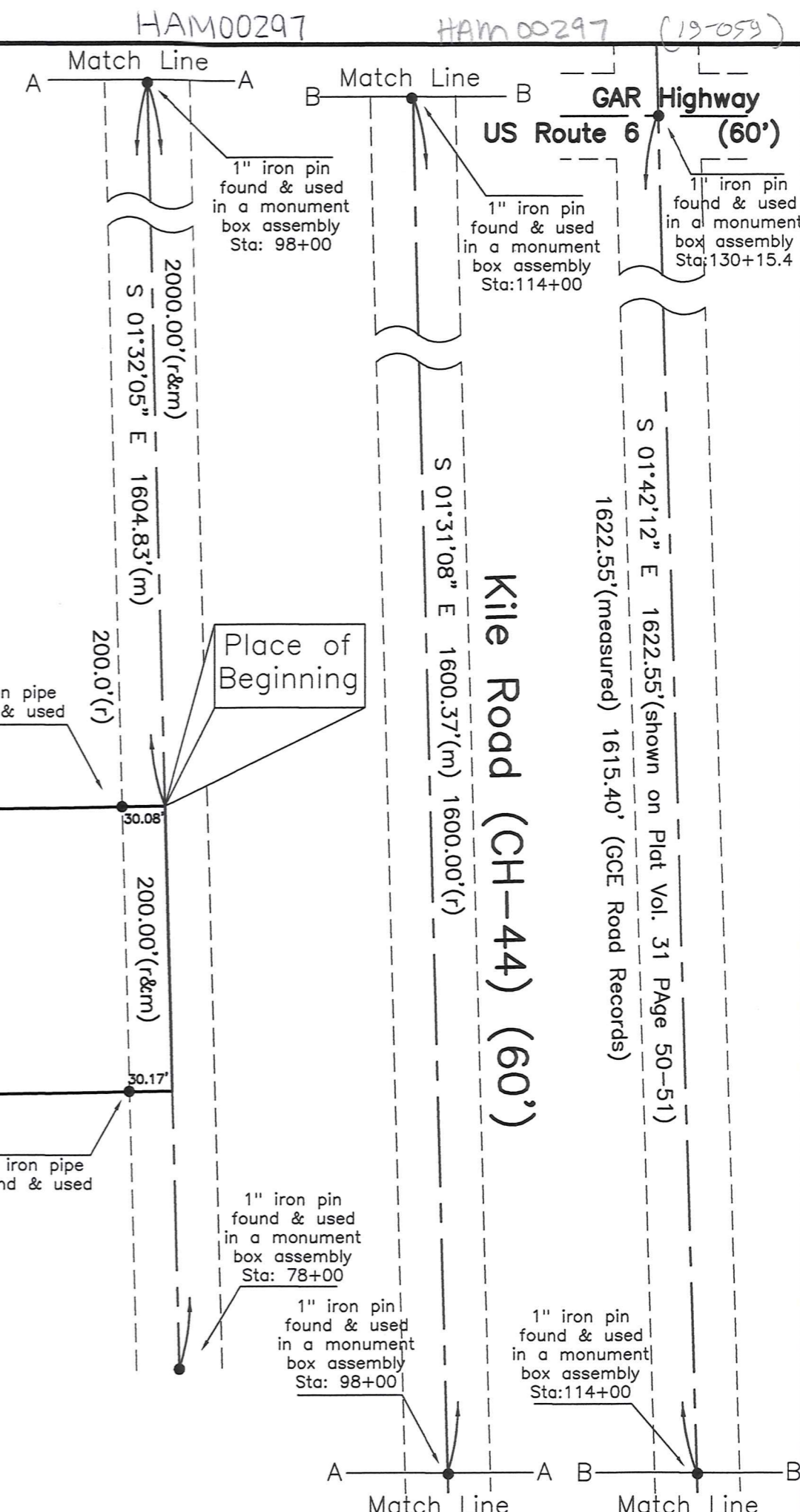
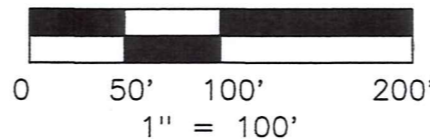
SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251

Thomas J. O'Hara
GEAUGA COUNTY ENGINEER
 TAX MAP DEPT.

O'Hara Land Surveying, L.L.C.

P.O. Box 902, Chardon Ohio 44024
 oharasurveys@yahoo.com, 440-286-8417

Date of Survey
 05/15/2019
 Project No: 2302



HAM00297
HAM 00297

Callow, Lori
19-059
Picked up: 5/27/19

Lori Callow
PN: 15-005300, OR Book 2000 Page 2924
4.982 acres

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Lot Number 2, Bond Tract, within said Township: Beginning at the point of intersection of the centerline of Kile Road (CH-44)(60') with the centerline of US Route 6 (GAR Highway) (60'), said point witnessed by a 1" iron pin found in a monument box assembly, said point being at Station 130+15.4 in Kile Road Records (Sections C-D) dated 1928. Thence South 01°42'12" East along the centerline of Kile Road, a distance of 1622.55 feet to a point, said point witnessed by a 1" iron pin found in a monument box assembly, said point being at Station 114+00. Thence South 01°31'08" East along the centerline of Kile Road, a distance of 1600.37 feet to a point, said point witnessed by a 1" iron pin found in a monument box assembly, said point being at Station 98+00. Thence South 01°32'05" East along the centerline of Kile Road, a distance of 1604.83 feet to a point, said point being the southeast corner of land now or formerly owned by Allen R. Burnett and Marelyn L. Burnett, PN: 15-010900, as recorded in Deed Volume 580 Page 177, in Geauga County Record of Deeds (GCRD). Said point being the **Place of Beginning** of the parcel herein described.

Thence **South 01°32'05" East** along the centerline of Kile Road, a distance of **200.00 feet** to a point, said point being the northeast corner of land now or formerly owned by Mark S. Mytro and Laurie A. Mytro, PN: 15-002200, as recorded in OR Book 1865 Page 627.

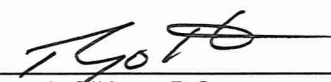
Thence **South 89°05'55" West** along the North line of land now or formerly owned by Mytro, aforementioned, passing through an iron pipe found at 30.17 feet, a total distance of **1085.10 feet** to a point, said point being on the East line of land now or formerly owned by Jean C. Gertz, Trustee, PN: 15-030400, as recorded in OR Book 1152 Page 369 in GCRD, said point witnessed by a 1" iron pipe found.

Thence **North 01°32'05" West** along the East line of land now or formerly owned by Gertz, aforementioned, a distance of **200.00 feet** to a point, said point being a southwest corner of land now or formerly owned by Burnett, aforementioned, said point witnessed by a 1" iron pipe found, South 58°56'06" East a distance of 0.43 feet therefrom.

Thence **North 89°05'55" East** along the South line of land now or formerly owned by Burnett, aforementioned, a distance of **1085.10 feet** to a point in the centerline of Kile Road, passing through a 1" iron pipe found at 30.08 feet therefrom, said point being the Place of Beginning, and containing **4.982 total acres** of land, 0.137 acres within the right of way, be the same more or less, but subject to all legal highways pursuant to a Survey (2302) dated May 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 all of the land now or formerly owned by Lori Callow, all of PN: 15-005300, as recorded in OR Book 2000 Page 2924 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".


Dated: 5/22/19
Thomas J. O'Hara, P.S.,
Ohio Registered Surveyor No. 7995



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


GEAUGA COUNTY ENGINEER
TAX MAP DEPT.