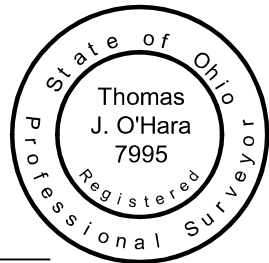


Survey of Land
 now or formerly owned by
 Keith M. Harvey and Carolyn A. Harvey
 All of PN's 15-041000, 15-040900 & 15-040800
 OR Book 2093 Page 1914
 Part of Lot Number 25, Bond Tract
 Township of Hambden
 County of Geauga, State of Ohio

NOTES

The basis of bearings used hereon are based upon True North utilizing the Ohio Department of Transportation ODOT VRS Network, NAD83(2011) Geoid12B 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.



Thomas J. O'Hara
 Thomas J. O'Hara
 Professional Land Surveyor #7995
 within the State of Ohio
 Dated: 04-07-2021

Survey Plat & Description
 Approved Per O.R.C. 315.251
 Geauga County Engineer
 Reviewed under the supervision of
 Steven N. Roessner, P.S. Ohio #7070
 By: SNR Date: 04/07/2021
 21-056

Parcel No. 1 PN: 15-041000
 1.742 acres 0.243 acres
 75896.8 sq.ft. within r/w

Parcel No. 2 PN: 15-040900
 0.101 acres 0.017 acres
 4400.0 sq.ft. within r/w

Parcel No. 3 PN: 15-040800
 0.137 acres 0.000 acres
 5964.9 sq.ft. within r/w

LEGEND / ABBREVIATIONS

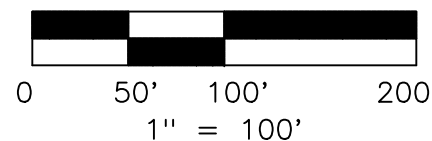
- ⊙ 5/8" dia. x 30" long steel rebar set capped "O'Hara 7995"
- survey monument found
- nrd no record distance
- (c) calculated distance
- (u) used distance
- (m) measured distance
- (r) record distance
- (~) tree line
- r/w right of way
- c/l centerline
- own through
- O.R. official record
- D.V. deed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

LINE	BEARING	CALC. DISTANCE	RECORD DISTANCE
L1	N 34°16'11" W	22.00'	22.00'
L2	S 55°53'14" W	200.00'	200.00'
L3	S 34°16'11" E	22.00'	22.00'
L4	S 55°53'14" W	200.00'	200.00'
L5	S 55°53'14" W	256.06'	258.13'
L6	S 88°02'41" E	37.37'	37.20'
L7	S 55°53'14" W	286.20'	288.13'

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

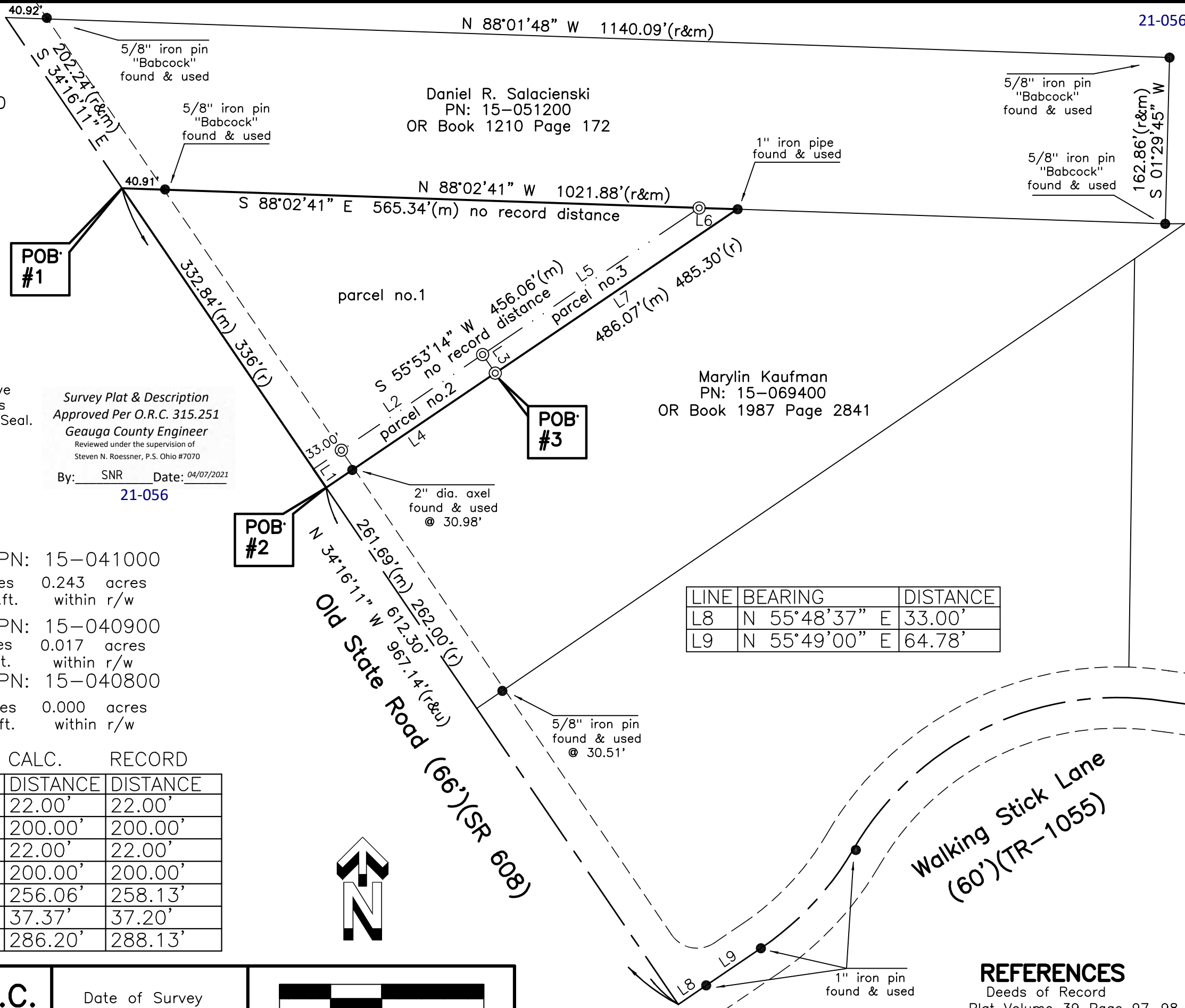
P.O. Box 902, Chardon Ohio 44024
 oharasurveys@yahoo.com, 440-286-8417

Date of Survey
 04/05/2021
 Project No: 2840



N 88°01'48" W 1140.09'(r&m)

21-056



LINE	BEARING	DISTANCE
L8	N 55°48'37" E	33.00'
L9	N 55°49'00" E	64.78'

REFERENCES

Deeds of Record
 Plat Volume 39 Page 97-98
 GCE-TMS-HAM-00100
 GCE-TMS-HAM-00237
 Field observations made 04/02/2021

**Survey of land now or formerly owned by
Keith M. Harvey and Carolyn A. Harvey
PN: 15-041000, OR Book 2093 Page 1914, Parcel Number 1
1.742 acres**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot Number 25, Bond Tract, within said Township: Beginning at the point of intersection of the centerline of Old State Road (66')(SR 608) with the centerline of Walking Stick Lane (60')(TR-1055), said point witnessed by a 1" iron pin found in a monument box assembly found North 55°48'37" East a distance of 33.00 feet therefrom. Thence North 34°16'11" West along the centerline of Old State Road, a distance of 967.14 feet to a point, said point being the southwest corner of land now or formerly owned by Daniel Salacienski, PN: 15-051200, as recorded in OR Book 1210 Page 172 in Geauga County Record of Deeds (GCRD). Said point being the **Place of Beginning** of the parcel herein described.

Thence **South 88°02'41" East** along the South line of PN: 15-051200, aforementioned, passing through a 5/8" iron pin "Babcock" found at 40.91 feet, a total distance of **565.34 feet** to a point, said point being the northwest corner of land now or formerly owned by Keith M. Harvey and Carolyn A. Harvey, PN: 15-040800, as recorded in OR Book 2093 Page 1914, Parcel Number 3, GCRD, said point witnessed by an iron pin set.

Thence **South 55°53'14" West** along the northwest line of PN: 15-040800, aforementioned, a distance of **256.06 feet** to a point, said point being the northwest corner of land now or formerly owned by Keith M. Harvey and Carolyn A. Harvey, PN: 15-040900, as recorded in OR Book 2093 Page 1914, Parcel Number 2, GCRD, said point witnessed by an iron pin set.

Thence **South 55°53'14" West** along the northwest line of PN: 15-040900, aforementioned, a distance of **200.00 feet** to a point in the centerline of Old State Road, said point witnessed by an iron pin set at 33.00 feet therefrom.

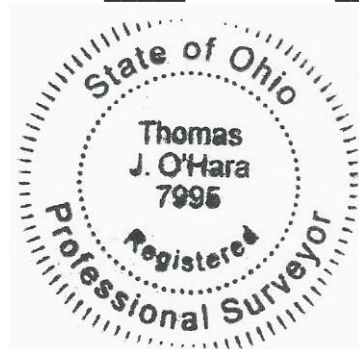
Thence **North 34°16'11" West** along the centerline of Old State Road, a distance of **332.84 feet** to a point, said point being the Place of Beginning, and containing **1.742 total acres** of land, 0.243 acres within the right of way, be the same more or less, but subject to all legal highways pursuant to a Survey (2840) dated April 2021, 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, Ohio North NAD83, Geoid Model: OHGeoid 12B GRS80. 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 Keith M. Harvey and Carolyn A. Harvey, PN: 15-041000, as recorded in OR Book 2093 Page 1914, Parcel Number 1, 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
Ohio Registered Surveyor No. 7995
Dated: 04-06-2021



*Survey Plat & Description
Approved Per O.R.C. 315.251*

Gauga County Engineer

Reviewed under the supervision of
Steven N. Roessner, P.S. Ohio #7070

By: SNR Date: 04/07/2021

21-056

**Survey of land now or formerly owned by
Keith M. Harvey and Carolyn A. Harvey
PN: 15-040900, OR Book 2093 Page 1914, Parcel Number 2
0.101 acres**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot Number 25, Bond Tract, within said Township: Beginning at the point of intersection of the centerline of Old State Road (66')(SR 608) with the centerline of Walking Stick Lane (60')(TR-1055), said point witnessed by a 1" iron pin found in a monument box assembly found North 55°48'37" East a distance of 33.00 feet therefrom. Thence North 34°16'11" West along the centerline of Old State Road, a distance of 612.30 feet to a point, said point being the northwest corner of land now or formerly owned by Marylin Kaufman, PN: 15-069400, as recorded in OR Book 1987 Page 2841 in Geauga County Record of Deeds (GCRD). Said point being the **Place of Beginning** of the parcel herein described.

Thence **North 34°16'11" West** along the centerline of Old State Road, a distance of **22.00 feet** to a point, said point being the southeast corner of land now or formerly owned by Keith M. Harvey and Carolyn A. Harvey, PN: 15-041000, as recorded in OR Book 2093 Page 1914, Parcel Number 1, GCRD.

Thence **North 55°53'14" East** along the southeast line of PN: 15-041000, aforementioned, passing through an iron pin set at 33.00 feet, a total distance of **200.00 feet** to a point, said point being the northwest corner of land now or formerly owned by Keith M. Harvey and Carolyn A. Harvey, PN: 15-040800, as recorded in OR Book 2093 Page 1914, Parcel Number 3, GCRD, said point witnessed by an iron pin set.

Thence **South 34°16'11" East** along the South line of PN: 15-040800, aforementioned, a distance of **22.00 feet** to a point, said point being the southeast corner of PN: 15-040800, aforementioned, said point being on the northwest line of PN: 15-069400, aforementioned, said point witnessed by an iron pin set.

Thence **South 55°53'14" West** along the northwest line of PN: 15-069400, aforementioned, a distance of **200.00 feet** to a point in the centerline of Old State Road, said point witnessed by a 2" diameter axel found at 30.98 feet therefrom, said point being the Place of Beginning, and containing **0.101 total acres** of land, 0.017 acres within the right of way, be the same more or less, but subject to all legal highways pursuant to a Survey (2840) dated April 2021, 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, Ohio North NAD83, Geoid Model: OHGeoid 12B GRS80. 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 Keith M. Harvey and Carolyn A. Harvey, PN: 15-040900, as recorded in OR Book 2093 Page 1914, Parcel Number 2, 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
Ohio Registered Surveyor No. 7995
Dated: 04-06-2021



*Survey Plat & Description
Approved Per O.R.C. 315.251
Gauga County Engineer
Reviewed under the supervision of
Steven N. Roessner, P.S. Ohio #7070*

By: SNR Date: 04/07/2021

**Survey of land now or formerly owned by
Keith M. Harvey and Carolyn A. Harvey
PN: 15-040800, OR Book 2093 Page 1914, Parcel Number 3
0.137 acres**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot Number 25, Bond Tract, within said Township: Beginning at the point of intersection of the centerline of Old State Road (66')(SR 608) with the centerline of Walking Stick Lane (60')(TR-1055), said point witnessed by a 1" iron pin found in a monument box assembly found North 55°48'37" East a distance of 33.00 feet therefrom. Thence North 34°16'11" West along the centerline of Old State Road, a distance of 612.30 feet to a point, said point being the northwest corner of land now or formerly owned by Marylin Kaufman, PN: 15-069400, as recorded in OR Book 1987 Page 2841 in Geauga County Record of Deeds (GCRD). Thence North 55°53'14" East along the northwest line of PN: 15-069400, aforementioned, passing through a 2" diameter axel found at 30.98 feet, a total distance of 200.00 feet to a point, said point being the northeast corner of land now or formerly owned by Keith M. Harvey and Carolyn A. Harvey, PN: 15-040900, as recorded in OR Book 2093 Page 1914, Parcel Number 2, GCRD, said point witnessed by an iron pin set. Said point being the **Place of Beginning** of the parcel herein described.

Thence **North 34°16'11" West** along the northeast line of PN: 15-040900, aforementioned, a distance of **22.00 feet** to a point, said point being on the southeast line of land now or formerly owned by Keith M. Harvey and Carolyn A. Harvey, PN: 15-041000, as recorded in OR Book 2093 Page 1914, Parcel Number 1, GCRD, said point witnessed by an iron pin set.

Thence **North 55°53'14" East** along the southeast line of PN: 15-041000, aforementioned, a distance of **256.06 feet** to a point, said point being the northeast corner of PN: 15-041000, aforementioned, said point being on the South line of land now or formerly owned by Daniel R. Salacienski, PN: 15-051200, as recorded in OR Book 1210 Page 172, GCRD, said point witnessed by an iron pin set.

Thence **South 88°02'41" East** along the South line of PN: 15-051200, aforementioned, a distance of **37.37 feet** to a point, said point being the northwest corner of PN: 15-069400, aforementioned, said point witnessed by a 1" iron pipe found.

Thence **South 55°53'14" West** along the northwest line of PN: 15-069400, aforementioned, a distance of **286.20 feet** to a point said point being the Place of Beginning, and containing **0.137 total 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 (2840) dated April 2021, 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, Ohio North NAD83, Geoid Model: OHGeoid 12B GRS80. 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 Keith M. Harvey and Carolyn A. Harvey, PN: 15-040800, as recorded in OR Book 2093 Page 1914, Parcel Number 3, 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
Ohio Registered Surveyor No. 7995
Dated: 04-06-2021



Survey Plat & Description
Approved Per O.R.C. 315.251
Geauga County Engineer
Reviewed under the supervision of
Steven N. Roessner, P.S. Ohio #7070

By: SNR Date: 04/07/2021

21-056