

HUN00076

HUN 60076

LOT-SPLIT OF LANDS

ALL THAT CERTAIN LANDS SITUATE IN LOT 83, HUNTSBURG TOWNSHIP, TOWNSHIP NUMBER 8 NORTH, RANGE VI WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF GAUGA, STATE OF OHIO. A LOT-SPLIT TAKEN FROM THE NORTH AND WEST PORTION OF LANDS TO RAY AND MARY GRAHAM AS RECORDED IN DEED VOLUME 599, PAGE 564 IN THE OFFICE OF THE COUNTY RECORDER.

CHARDON-WINDSOR ROAD - 60' R/W Lot 98

Lot 97

1" IRON PIN FOUND & USED WITHIN A MON. BOX ASSEMBLY

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

Lot 83

Lot 84

R.S. SR103

OFFICE OF THE GAUGA COUNTY ENGINEER

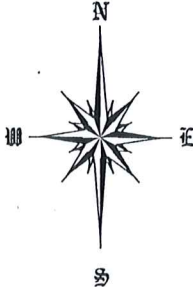
MONUMENT BOX FOUND & USED ON CENTERLINE

#11524

S 89°59'14" E 1344.67'

16-033400

3/4" IRON PIPE FOUND & USED AT 30.28' C/L



5/5" IRON PIN FOUND S 39°15'39" W, 0.74' FROM CORNER

M. & A. MICHAEL VOL. 844, PG. 316

D. MILLER VOL. 678, PG. 790 VACANT FIELDS

N 00°00'49" E 356.39'

SPLIT 5.5934 ACRES

CAPPED 5/8" IRON PIN SET

744.57' S 89°59'14" E

CAPPED 5/8" IRON PIN SET AT 30.00' C/L

REMAINDER 5.4081 ACRES

16-023150

#11532

N 00°00'40" E 316.39'

CAPPED 5/8" IRON PIN SET

744.58'

3/4" IRON PIPE FOUND & USED AT 30.00' C/L

BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE LOT LINE COMMON TO LOTS 83 & 84 NORTH 00'-00'-50" EAST

DETAIL NOT TO SCALE

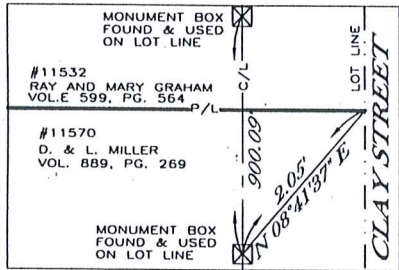
600.09'

N 89°59'14" W

1344.67'

N 89°59'14" W

MONUMENT BOX FOUND & USED ON CENTERLINE



D. & L. MILLER VOL. 889, PG. 269

#11570

0' 200' 400'



SCALE : 1" = 200'
MAY 9, 2003
REVISED MAY 20, 2003

ALL IRON PINS SET ARE 5/8" X 30" REBAR WITH CAP "CRABBS 7245". I HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED TO AN ACCURACY AS SET FORTH IN THE 1999 OHIO ADMINISTRATIVE CODE 4733-37

TIMOTHY E. STOCKER
REGISTERED PROFESSIONAL SURVEYOR
NO. 7245
5-21-03

TIMOTHY E. STOCKER/S.P.S. 7245

P.K. NAIL FOUND & USED

3/4" IRON PIPE FOUND & USED AT 30.00' C/L

Lot 83

Lot 84

CLAY STREET - 60' R/W

PREPARED FOR: - RAY AND MARY GRAHAM -	PROJECT NAME: LOT-SPLIT OF LANDS	PROJECT ADDRESS: 11532 CLAY STREET HUNTSBURG, OHIO
	PROJECT LOCATION: GAUGA COUNTY, OHIO	JOB NUMBER: 3329
FOR INQUIRIES CONCERNING THIS SURVEY CONTACT: CSS CRABBS' SURVEYING SERVICE 10 WEST ERIE STREET, SUITE 101 PAINESVILLE, OHIO 44077 1-800-488-3968		CHK: T. STOCKER DRN: S. LOVEJOY REV: PAGE 1 OF 1

HUN.00076

HUN00076

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Graham
picked up 5/27/03
#16-078586
Vol. 1659 Pg. 13



Crabbs' Surveying Service, Inc.

10 WEST ERIE STREET, SUITE 101
PAINESVILLE, OHIO 44077

SPLIT PARCEL (VACANT)

ALL THAT CERTAIN LANDS SITUATE IN LOT 83, HUNTSBURG TOWNSHIP, TOWNSHIP NUMBER 8 NORTH, RANGE VI WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF GEAUGA, STATE OF OHIO. A LOT-SPLIT TAKEN FROM THE NORTH AND WEST PORTION OF LANDS TO RAY AND MARY GRAHAM, AS RECORDED IN DEED VOLUME 599 PAGE 564 IN THE OFFICE OF THE COUNTY RECORDER, FURTHER DESCRIBED.

BEGINNING AT A POINT TO MARK THE SOUTHEAST CORNER OF LANDS TO MICHAEL AND ANDREA MICHAEL, AS RECORDED IN DEED VOLUME 844 PAGE 316, IN THE LINE COMMON TO LOTS 83 AND 84, SAID POINT BEING LOCATED FROM A 1" IRON PIN FOUND WITHIN A MONUMENT BOX ASSEMBLY MARKING THE CENTERLINE INTERSECTION OF CHARDON-WINDSOR ROAD, WITH CLAY STREET (60 FEET WIDE), BEING THE CORNER COMMON TO LOTS 83, 84, 97, AND 98, SOUTH 00°-00'-40" WEST, WITH SAID LOT LINE, A DISTANCE OF 1126.50 FEET.

THENCE; THROUGH THE LANDS OF THE GRANTORS HEREIN. THE FOLLOWING (6) COURSES AND DISTANCES. SOUTH 00°-00'-40" WEST, WITH SAID LOT LINE, A DISTANCE OF 40.00 FEET TO MARK A POINT.

THENCE; NORTH 89°-59'-14" WEST (THRU A CAPPED 5/8" IRON PIN SET AT 30.00 FEET), A TOTAL DISTANCE OF 744.57 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK POINT.

THENCE; SOUTH 00°-00'-40" WEST, A DISTANCE OF 316.39 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT IN THE NORTH LINE OF LANDS TO DAN AND LYDIANNE MILLER, AS RECORDED IN DEED VOLUME 889 PAGE 269.

THENCE; NORTH 89°-59'-14" WEST, WITH THE NORTH LINE OF MILLER, A DISTANCE OF 600.09 FEET TO A CAPPED 5/8" IRON PIPE FOUND "WILSON" TO MARK A POINT AT THE NORTHWEST CORNER THEREOF, IN THE EAST LINE OF LANDS TO ANOTHER DANIEL MILLER, AS RECORDED IN DEED VOLUME 678 PAGE 790.

THENCE; NORTH 00°-00'-42" EAST, WITH THE EAST LINE OF D. MILLER, A DISTANCE OF 356.39 FEET TO MARK A POINT IN THE SOUTHWEST CORNER OF MICHAEL (WITNESS A 5/8" IRON PIN FOUND, SOUTH 39°-15'-39" WEST, 0.74 FEET FROM SAID CORNER).

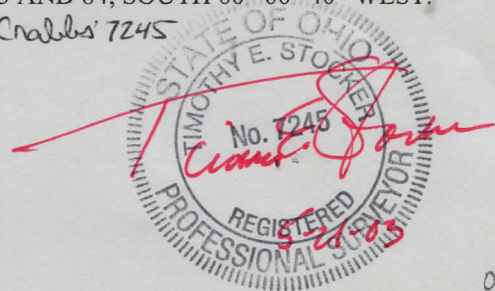
THENCE; SOUTH 89°-59'-14" EAST (THRU A 3/4" IRON PIPE FOUND AT 1314.39 FEET), WITH THE SOUTH LINE OF SAID MICHAEL, A TOTAL DISTANCE OF 1344.67 FEET TO THE POINT AND PLACE OF BEGINNING. SAID LAND CONTAINING 5.5934 ACRES AS SURVEYED AND DESCRIBED IN MAY 2003, BY TIMOTHY E. STOCKER, P.S. 7245 CRABBS' SURVEYING ORDER 3329. BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE LINE COMMON TO LOTS 83 AND 84, SOUTH 00°-00'-40" WEST.

All iron pins set are 5/8" x 30" Rebar with cap, Crabbs' 7245
SAVED AS 3329B

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

R.S. 5/21/03

OFFICE OF THE
GEAUGA COUNTY ENGINEER



013
5.5934 AC
Good closure

HUN 00076

Graham 150
picked up 5/27/03
#16-023150
Vol. 1659 Pg. 13



Crabbs' Surveying Service, Inc.

10 WEST ERIE STREET, SUITE 101
PAINESVILLE, OHIO 44077

REMAINDER AT #11532

ALL THAT CERTAIN LANDS SITUATE IN LOT 83, HUNTSBURG TOWNSHIP, TOWNSHIP NUMBER 8 NORTH, RANGE VI WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF GEAUGA, STATE OF OHIO. DESCRIBING THE LANDS REMAINING TO RAY AND MARY GRAHAM, AS RECORDED IN DEED VOLUME 599 PAGE 564, IN THE OFFICE OF THE COUNTY RECORDER, FURTHER DESCRIBED.

BEGINNING AT A POINT TO MARK THE LINE COMMON TO LOTS 83 AND 84, SAID POINT BEING LOCATED FROM A 1" IRON PIN FOUND WITHIN A MONUMENT BOX ASSEMBLY MARKING THE CORNER COMMON TO LOTS 83, 84, 97 AND 98, AT THE CENTERLINE INTERSECTION OF CHARDON-WINDSOR ROAD, AND CLAY STREET (60 FEET WIDE), SOUTH 00°-00'-40" WEST, WITH THE LINE COMMON TO LOTS 83 AND 84, A DISTANCE OF 1166.50 FEET.

THENCE; THE FOLLOWING (4) COURSES AND DISTANCES. SOUTH 00°-00'-40" WEST, WITH SAID LOT LINE, A DISTANCE OF 316.39 FEET TO MARK A POINT AT THE NORTHEAST CORNER OF LANDS TO DAN AND LYDIANNE MILLER, AS RECORDED IN DEED VOLUME 889 PAGE 269.

THENCE; NORTH 89°-59'-14" WEST (THRU A 3/4" IRON PIPE FOUND AT 30.00 FEET), WITH THE NORTH LINE OF MILLER, A TOTAL DISTANCE OF 744.58 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT.

THENCE; NORTH 00°-00'-40" EAST, A DISTANCE OF 316.39 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT.

THENCE; SOUTH 89°-59'-14" EAST (THRU A CAPPED 5/8" IRON PIN SET AT 714.57 FEET), A TOTAL DISTANCE OF 744.57 FEET TO THE POINT AND PLACE OF BEGINNING. SAID LAND CONTAINING 5.4081 ACRES AS SURVEYED AND DESCRIBED IN MAY 2003, BY TIMOTHY E. STOCKER, P.S. 7245 CRABBS' SURVEYING ORDER 3329. BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE LINE COMMON TO LOTS 83 AND 84, SOUTH 00°-00'-40" WEST.

ALL IRON PINS SET ARE 5/8" X 30" REBAR WITH CAP, CRABBS' 7245.
SAVED AS 3329



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

R.S. 5/21/03

OFFICE OF THE
GEAUGA COUNTY ENGINEER

010AC=5.408
GOOD CLOSURE