



TOTAL CONSOLIDATED PARCEL
9.3600 ACRES

DAVID R. & TAMMY M. HUTSON
VOL 1352. PG 0179 GCDR
formerly owned by:
M. STEPHENS & K. LINDIC
VOL 1061. PG 481 GCDR

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
OK REVISED 7/26/01
OFFICE OF THE
GEAUGA COUNTY ENGINEER

J. C. & E. JIROUSEK
VOL 479. PG 694 GCDR

PLAT OF CONSOLIDATION

DESIGN & SURVEYOR'S CERTIFICATION

I, the undersigned hereby certify that I have re-surveyed the platted property shown hereon in January 1999, containing 9.36 acres of land. Iron pin monuments were found or set at points indicated. All dimensions shown hereon are expressed in feet and decimal parts thereof. Bearings shown hereon are based upon an assumed meridian and are for the sole purpose of indicating the relative angle between lines.

This Plat was prepared by me in accordance with the provisions of Chapter 4733-37 of the Ohio Administrative Code and is correct to the best of my knowledge and belief.

Surveyor's Signature *Edward L. Debevec* Date *7/24/2001*
Registration No: 4514



For FRANK CUTURIC
17539 ROCK CREEK ROAD
THOMPSON, OHIO 44086
PH: 440-298-1155
BEING A PART OF ORIGINAL LOT NO.38
IN THOMPSON TOWNSHIP, GEAUGA COUNTY,
AND STATE OF OHIO.

PREPARED BY:
EDWARD L. DEBEVEC, RS 4514
29483 SAYLE DRIVE
WILLOUGHBY HILLS, OH 44092
PH: 440-944-2589

SCALE: 1" = 60'
JULY 18, 2001
REV JULY 24, 2001

WO 6653

THO-00038
THO 00038

CUTURIC
PICKED up 7-26-01
30-029900
Vol. 1391 - Pg. 402



DEBEVEC ENTERPRISES, INC.

29483 SAYLE DRIVE
WILLOUGHBY HILLS, OHIO 44092
PHONE: (440) 944-2589

July 18, 2001
Rev July 24, 2001

**LEGAL DESCRIPTION
Consolidated Parcel**

Situated in the Township of Thompson, County of Geauga and State of Ohio and known as being part of Lot No. 38 within said Township and also known as being all of Parcels No. 1 (Vol 1217, Pg 761 GCDR), No. 2 (Vol 1217, Pg 763 GCDR), and No. 3 (Vol 1217, Pg 765 GCDR) of Lot Split dated February 17, 1999 of Franjo Cuturic 9.36 acre parcel (Vol 1157, Pg 1132 GCDR), and is further bounded and described as follows:

Beginning at a 1 inch diameter iron pipe found at the intersection of the centerline of Rock Creek Road (S.R. 166), (60 feet wide) with the centerline of Sidley Road (60 feet wide);

Course I Thence North 89° 11' 21" East, along said centerline of Rock Creek Road a distance of 582.79 feet to the northwesterly corner of land conveyed to David R. and Tammy M. Hutson by deed recorded in Volume 1352, Page 0179 of Geauga County Records of Deeds;

Course II Thence South 00° 18' 43" West, along the westerly line of land so conveyed to Hutson, (passing through a 3/4 inch diameter iron pin set at 30.00 feet), a distance of 700.51 feet to a 3/4 inch diameter iron pin found in the north line of land conveyed to J. C. and E. Jirousek by deed recorded in Volume 479, Page 694 of Geauga County Records of Deeds:

Course III Thence South 89° 11' 21" West, along said north line of Jirousek, a distance of 581.49 feet to said centerline of Sidley Road (passing through a 1 inch diameter iron pipe found at 451.49 feet);

Course IV Thence North 00° 12' 20" East, along said centerline of Sidley Road, a distance of 700.49 feet to the Place of Beginning containing a total of 9.3600 acres of land, as calculated and described from a field re-survey done by Edward L. Debevec, Reg Surveyor No. 4514 on January, 1999, be the same, more or less, but subject to all legal highways.

Bearings shown hereon are based on an assumed meridian and are used to indicate angles only.

Previous recordings: Vol 1217, Pg 761; Vol 1217, Pg 763; and Vol 1217, Pg 765

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JK Revised 7/26/01
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