

REFERENCES USED:

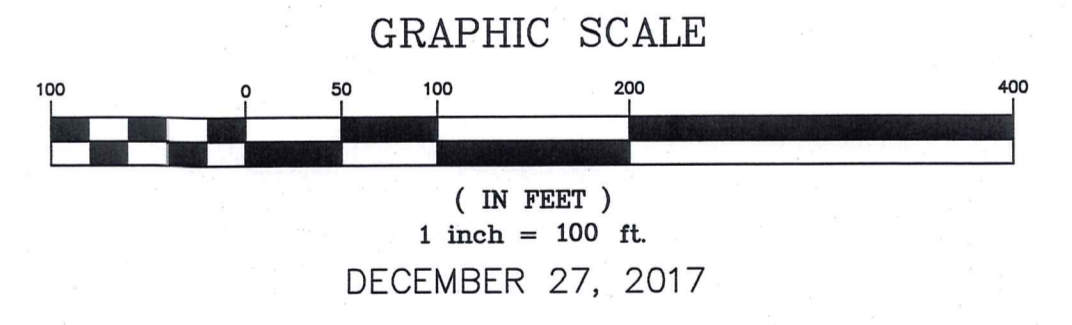
- 1 DEEDS OF RECORD
- 2 LOT SPLIT SURVEY FOR MERITA SIMMONS BY SCHADE SURVEYING CO. 7/26/1999
- 3 RESURVEY OF LANDS FOR J.E. ANDREWS & H. HAZEN BY TIMOTHY STOCKER 12/14/07
- 4 TR-0054-C-D DEWEY ROAD 2000 MONUMENT MAP
- 5 PLAT OF SURVEY AND LOT SPLIT FOR KURT PESCHKE BY SCHWARTZ LAND SURV. 9/26/2017

PLAT OF SURVEY AND LOT SPLIT
For
LAURA A. AND KURT F. PESCHKE
 SITUATED IN THE TOWNSHIP OF THOMPSON, COUNTY OF GEauga
 AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF
 ORIGINAL LOT NUMBER 16, IN SAID TOWNSHIP.

PREPARED FOR:
 LAURA AND KURT PESCHKE
 12295 WATERFOWL LN
 CHARDON, OH 44024

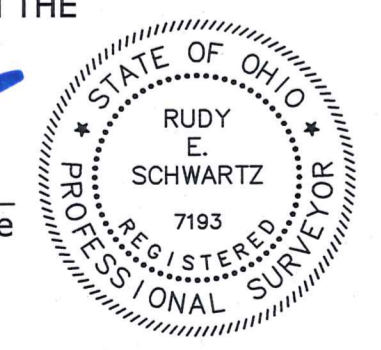
LEGEND

●	ips	5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
○	i.Pin	Iron Pin
□	i.Pipe	Iron Pipe
■	Mon.	Monument
+	Fa	Fence post
×	Stk	Stake Set
✕	Mag	Mag Nail Set
	NDD.	No Deed Distance
	Fnd.	Found
	D.	Deed
	R/Rec	Record
	M/Msd	Measured
	O/Obs	Observed
	C/Calc	Calculated
	U.	Used
	D.R.	Deed Record
	O.R.	Official Record
	C.L. C/L	Centerline
	e/p	Edge of Pavement
	P	Plat record information



I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A FIELD SURVEY MADE UNDER MY DIRECT SUPERVISION. MONUMENTS WERE FOUND OR SET AS INDICATED. DIMENSIONS ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS REFER TO AN ASSUMED MERIDAN AND ARE INTENDED TO INDICATE ANGLES ONLY. ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

Rudy E. Schwartz
 RUDY E. SCHWARTZ, P.S. #7193 Date 1-4-18

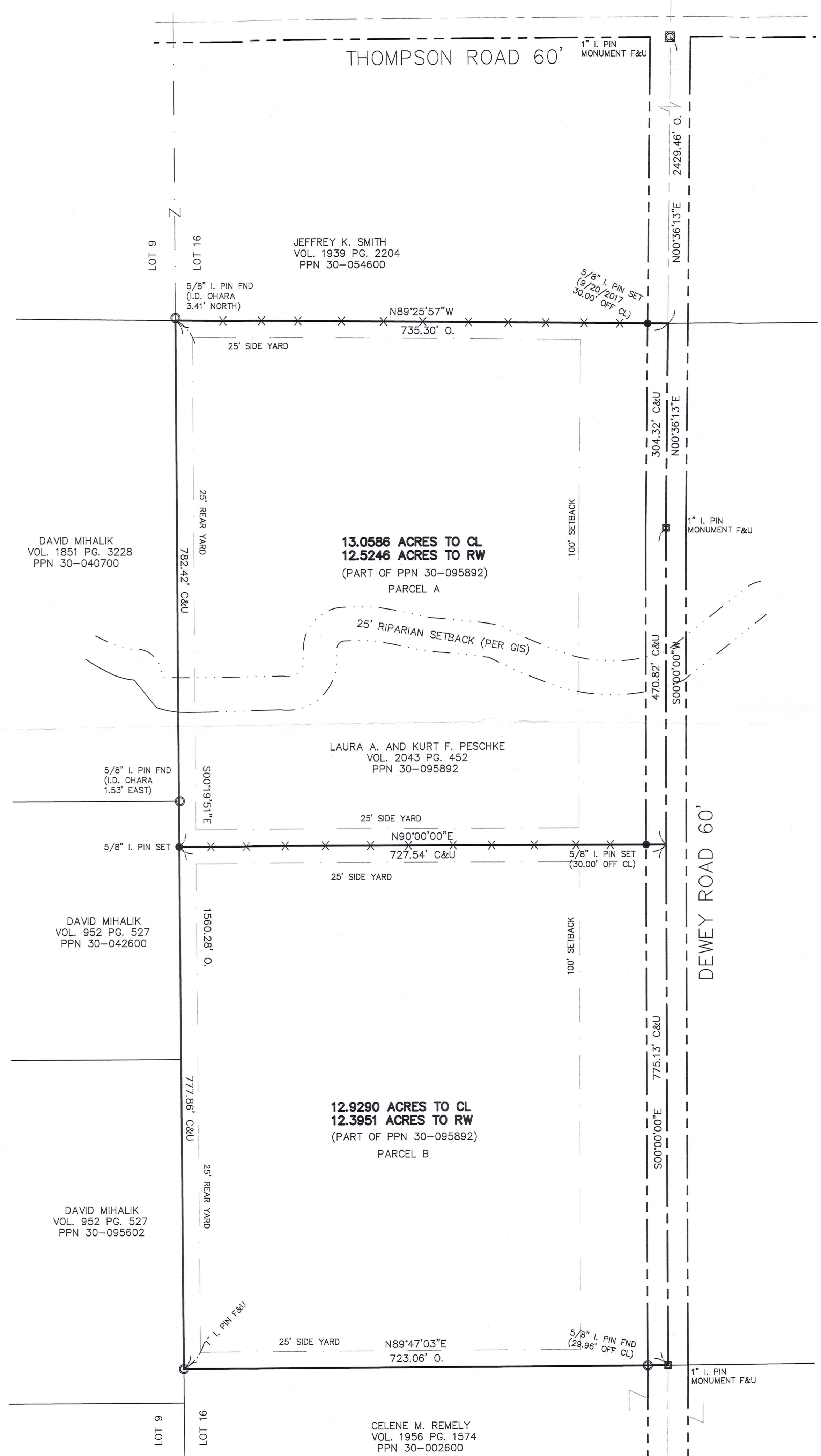


SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251
[Signature]
 GEauga COUNTY AUDITOR
 TAX MAP DEPT.

PREPARED BY:
SCHWARTZ LAND SURVEYING INC.

RUDY E. SCHWARTZ
 PROFESSIONAL SURVEYOR
 12121 KINSMAN ROAD
 NEWBURY, OHIO 44065
 440-564-8174 Fax: 440-564-8285

THIS DIVISION OF LAND COMPLIES WITH THE APPLICABLE THOMPSON TOWNSHIP ZONING RESOLUTION.
 THIS _____ DAY OF _____ 2017.
 BY _____
 THOMPSON TOWNSHIP ZONING INSPECTOR



CELENE M. REMELY
 VOL. 1956 PG. 1574
 PPN 30-002600

THO 00272
THO 00272

Peschke, Laura & Kurt (17-169)
Picked Up 01/04/18

VOL. 2053 pg 2316
pn# 30-095896

LEGAL DESCRIPTION
OF A
13.0586 ACRE PARCEL
FOR
LAURA A. AND KURT F. PESCHKE
PARCEL A

Situated in the Township of Thompson, County of Geauga, and State of Ohio and known as being a part of Lot No. 16, and further known as being part of a parcel of land conveyed to Laura A. and Kurt F. Peschke (PPN 30-095892) by deed recorded in Volume 2043, Page 452 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a point in the centerline of Dewey Road, 60 feet wide, at the Southeasterly corner of land conveyed to Jeffrey K. Smith (PPN 30-054600) by deed recorded in Volume 1939, Page 2204 of Geauga County Deed Records, said point lying South 0° 36' 13" West, along said centerline of Dewey Road, a distance of 2429.46 feet from a monument box with a 1 inch iron pin found at its intersection with the Southerly right-of-way of Thompson Road, 60 feet wide;

- COURSE I Thence South 0° 36' 13" West, continuing along said centerline of Dewey Road, a distance of 304.32 feet to a monument box with a 1 inch iron pin found at an angle point;

- COURSE II Thence South 0° 00' 00" West, continuing along said centerline of Dewey Road, a distance of 470.82 feet to a point;

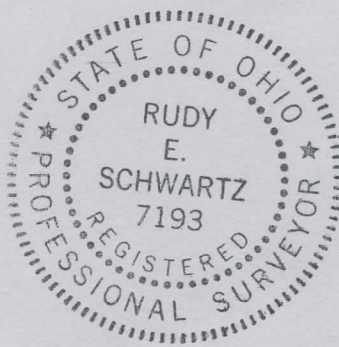
- COURSE III Thence South 90° 00' 00" West (creating a new line) and passing through a 5/8 inch iron pin set at 30.00 feet, a total distance of 727.54 feet to a 5/8 inch iron pin set on the Easterly line of land conveyed to David Mihalik (PPN 30-042600) by deed recorded in Volume 952, Page 527 of Geauga County Deed Records, said pin also being on the shared line between Lot Nos. 9 and 16;

- COURSE IV Thence North 0° 19' 51" West, along said Easterly line of land so conveyed to David Mihalik (PPN 30-042600), and along the Easterly line of land conveyed to David Mihalik (PPN 30-040700) by deed recorded in Volume 1851, Page 3228 of Geauga County Deed Records, also being said shared line between Lot Nos. 9 and 16, a distance of 782.42 feet to a point at the Northeasterly corner thereof, said point also being on the Southerly line of land so conveyed to Jeffrey K. Smith (witness a 5/8 inch iron pin found, I.D. Ohara, 3.41 feet North);

- COURSE V Thence South 89° 25' 57" East, along said southerly line of land so conveyed to Jeffrey K. Smith, and passing through a 5/8 inch iron pin set

(9/20/2017) at 705.30 feet, a total distance of 735.30 feet to the Place of Beginning and containing 13.0586 acres of land (12.5246 acres excluding the area within the right-of-way of Dewey Road) as surveyed, calculated and described, on December 27, 2017 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch by 30 inch iron pins set are I.D. Schwartz 7193.

RECEIVED
JAN 04 2018
Geauga County Auditor
The Ohio Dept.



1-4-18

DATE

RUDY E. SCHWARTZ, P.S. 7193

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

GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

LEGAL DESCRIPTION
OF A
12.9290 ACRE PARCEL
FOR
LAURA A. AND KURT F. PESCHKE
PARCEL B

Situated in the Township of Thompson, County of Geauga, and State of Ohio and known as being a part of Lot No. 16, and further known as being part of a parcel of land conveyed to Laura A. and Kurt F. Peschke (PPN 30-095892) by deed recorded in Volume 2043, Page 452 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a point in the centerline of Dewey Road, 60 feet wide, at the Southeasterly corner of land conveyed to Jeffrey K. Smith (PPN 30-054600) by deed recorded in Volume 1939, Page 2204 of Geauga County Deed Records, said point lying South 0° 36' 13" West, along said centerline of Dewey Road, a distance of 2429.46 feet from a monument box with a 1 inch iron pin found at its intersection with the Southerly right-of-way of Thompson Road, 60 feet wide;

Thence South 0° 36' 13" West, continuing along said centerline of Dewey Road, a distance of 304.32 feet to a monument box with a 1 inch iron pin found at an angle point;

Thence South 0° 00' 00" West, continuing along said centerline of Dewey Road, a distance of 470.82 feet to a point at the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence South 0° 00' 00" West, continuing along said centerline of Dewey Road, a distance of 775.13 feet to a monument box with a 1 inch iron pin found at an angle point, said monument box also being on the Northerly line of land conveyed to Celene M. Remely (PPN 30-002600) by deed recorded in Volume 1956, Page 1574 of Geauga County Deed Records;

COURSE II Thence South 89° 47' 03" West, along said Northerly line of land so conveyed to Celene M. Remely, and passing through a 5/8 inch iron pin found at 29.96 feet, a total distance of 723.06 feet to a 1 inch iron pin found at the Northwesterly corner thereof, said pin also being on the Easterly line of land conveyed to David Mihalik (PPN 30-095602) by deed recorded in Volume 952, Page 527 of Geauga County Deed Records, said pin also being on the shared line between Lot Nos. 9 and 16;

COURSE III Thence North 0° 19' 51" West, along said Easterly line of land so conveyed to David Mihalik (PPN 30-095602), and along the Easterly

line of land conveyed to David Mihalik (PPN 30-042600) by deed recorded in Volume 952, Page 527 of Geauga County Deed Records, also being said shared line between Lot Nos. 9 and 16, a distance of 777.86 feet to a 5/8 inch iron pin set;

COURSE IV

Thence South 90° 00' 00" East (creating a new line) and passing through a 5/8 inch iron pin set at 697.54 feet, a total distance of 727.54 feet to the Principal Place of Beginning and containing 12.9290 acres of land (12.3951 acres excluding the area within the right-of-way of Dewey Road) as surveyed, calculated and described, on December 27, 2017 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch by 30 inch iron pins set are I.D. Schwartz 7193.

RECEIVED
JAN 4 2018
Gaugua County Auditor
Tax Map Dept.



1-4-18

DATE

RUDY E. SCHWARTZ, P.S. 7193

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

GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

01/04/18