

SUBDIVISION AND PLAT OF SURVEY PREPARED FOR: ALICE L. AND PAUL D. WOLFE

DEED OF RECORD: ALICE L. WOLFE VOL. 1357, PG. 722

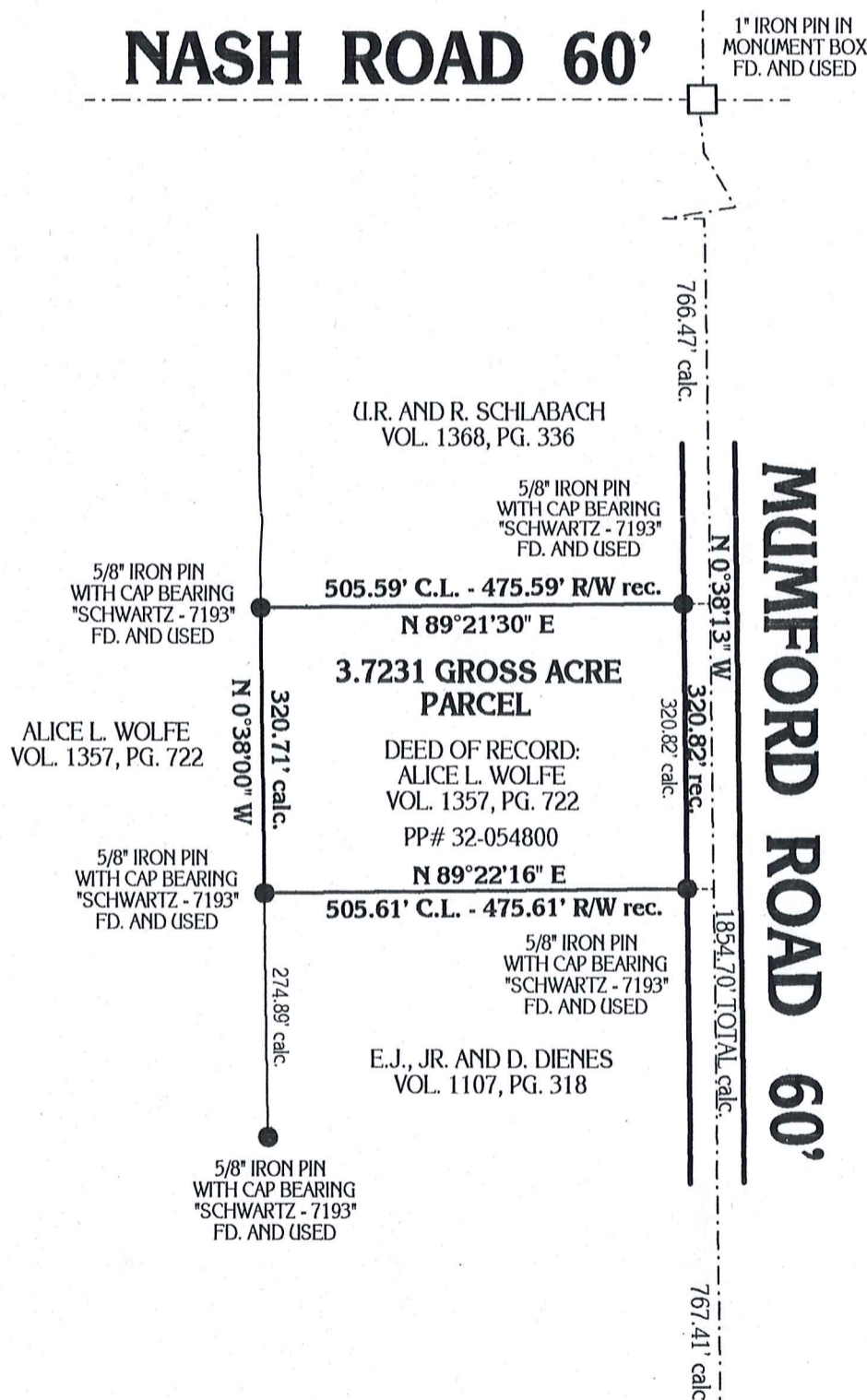
TOWNSHIP/CITY/VILLAGE: TROY TOWNSHIP	MONTH: 24 APRIL	PAGE: ONE OF ONE
YEAR: 2003		
SURVEY FOR: ALICE L. AND PAUL D. WOLFE		



GRAPHIC SCALE: 1" = 200 FEET

NASH ROAD 60'

1" IRON PIN IN MONUMENT BOX FD. AND USED



BASIS OF RESEARCH AND RECORDS

ALL COUNTY OWNERSHIP RESEARCH DATA AND PREVIOUS SURVEY RECORDS WERE OBTAINED FROM THE COUNTY RECORDER'S OFFICE AND THE COUNTY MAP ROOM.
 ALL COUNTY CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED FROM THE GEauga COUNTY ENGINEER'S OFFICE.
 ALL STATE CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED FROM THE OHIO DEPARTMENT OF TRANSPORTATION (O.D.O.T.) RECORDS.

SITUATED IN THE TOWNSHIP OF TROY, COUNTY OF GEauga, AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL SECTION NO. 3 WITHIN SAID TOWNSHIP.

MONUMENTS WERE FOUND OR SET AS INDICATED HEREON. DISTANCES ARE IN U.S. FEET WITH DECIMAL PARTS. BEARINGS ARE TO AN ASSUMED MERIDIAN AND INDICATE ANGLES ONLY.

I HEREBY CERTIFY THAT I HAVE SURVEYED THESE PREMISES AND PREPARED THIS PLAT OF SURVEY IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO REVISED CODE.

PLAT OF SURVEY PREPARED BY
DELMAR B. KOSIE & ASSOCIATES
 REGISTERED LAND SURVEYORS
 202 SOUTH STREET
 CHARDON, OHIO 44024
 (440) 286-2131

1" IRON PIN IN MONUMENT BOX FD. AND USED



Robert L. Kosie
 ROBERT L. KOSIE, P.S.
 REGISTERED PROFESSIONAL LAND SURVEYOR
 REGISTRATION NO. 8167



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

OK 4/25/03
 OFFICE OF THE
 GEauga COUNTY ENGINEER

TRO-00024
TRO 00024

WOLFE
PICKED UP 5-1-03

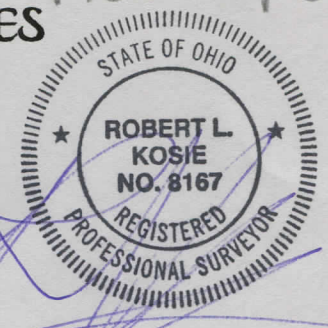
DELMAR B. KOSIE & ASSOCIATES

REGISTERED LAND SURVEYORS



200 SOUTH STREET
CHARDON, OHIO 44024
(440) 286-2131

<http://www.alltel.net/~dbkadsl/home.htm>



3.7231 GROSS ACRE PARCEL

DEED OF RECORD: A.L. WOLFE VOLUME 1357, PAGE 722

Date: APRIL 24 2003

32-074303
Vol. 1634-Pg. 346

SITUATED IN THE TOWNSHIP OF TROY, COUNTY OF GEauga AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL SECTION NO. 3 WITHIN SAID TOWNSHIP AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A 1" IRON PIN IN A MONUMENT BOX FOUND AT THE INTERSECTION OF NASH ROAD (60 FEET WIDE) AND MUMFORD ROAD (60 FEET WIDE).

THENCE S00°38'13"E ALONG THE CENTERLINE OF SAID MUMFORD ROAD A DISTANCE OF 766.47 FEET TO A POINT. SAID POINT BEING A SOUTHEASTERLY CORNER OF A PARCEL OF LAND CONVEYED TO U.R. AND R. SCHLABACH AS RECORDED IN VOL. 1368, PG. 336 OF GEauga COUNTY RECORDS AND DEEDS. SAID POINT ALSO BEING THE NORTHEASTERLY CORNER OF THE PARCEL HEREIN DESCRIBED AND **THE PRINCIPAL PLACE OF BEGINNING OF THIS SURVEY.**

THENCE S89°21'30"W ALONG A SOUTHERLY LINE OF SAID SCHLABACH'S LAND AND PASSING THROUGH A 5/8" IRON PIN WITH CAP BEARING "SCHWARTZ 7193" FOUND AT 30.00 FEET A TOTAL DISTANCE OF 505.59 FEET TO A 5/8" IRON PIN WITH CAP BEARING "SCHWARTZ 7193" FOUND. SAID POINT BEING A SOUTHWESTERLY CORNER OF SAID SCHLABACH'S LAND. SAID POINT ALSO BEING THE NORTHWESTERLY CORNER OF THE PARCEL HEREIN DESCRIBED.

THENCE S00°38'00"E ALONG THE WESTERLY LINE OF THE PARCEL HEREIN DESCRIBED A DISTANCE OF 320.71 FEET TO A 5/8" IRON PIN WITH CAP BEARING "SCHWARTZ 7193" FOUND. SAID POINT BEING A NORTHWESTERLY CORNER OF A PARCEL OF LAND CONVEYED TO E.J., JR. AND D. DIENES AS RECORDED IN VOL. 1107, PG. 318 OF GEauga COUNTY RECORDS AND DEEDS. SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF THE PARCEL HEREIN DESCRIBED.

THENCE N89°22'16"E ALONG A NORTHERLY LINE OF SAID DIENES LAND AND PASSING THROUGH A 5/8" IRON PIN WITH CAP BEARING "SCHWARTZ 7193" FOUND AT 475.61 FEET A TOTAL DISTANCE OF 505.61 FEET TO A POINT ON THE CENTERLINE OF THE AFORESAID MUMFORD ROAD. SAID POINT BEING A NORTHEASTERLY CORNER OF SAID DIENES LAND. SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF THE PARCEL HEREIN DESCRIBED.

THENCE N00°38'13"W ALONG SAID CENTERLINE A **FRONTAGE DISTANCE** OF 320.82 FEET TO **THE PRINCIPAL PLACE OF BEGINNING OF THIS SURVEY** AND CONTAINING 3.7231 ACRES OF LAND AS SURVEYED BY DELMAR B. KOSIE AND ASSOCIATES (ROBERT L. KOSIE, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 8167). BEARINGS ARE TO AN ASSUMED MERIDIAN AND INDICATE ANGLES ONLY. BE THE SAME, MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

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

JK

4/25/03

good CLOSURE