

TRO 00199

TRO 00199 (10-099)

PLAT OF SURVEY

TROY TOWNSHIP, GAUGA COUNTY, OHIO

for: STEVEN GRIGER

CLIENT	OWNER
ADDRESS	STREET CITY ZIP

SECTION 8			
SUBDIVISION	NAME	TRACT	STREET
	VOL.-PG.	LOT	32-038500
SUBLOT NO.	STREET	VOL.-PG.	PERM. PARCEL NO.

LEGEND

SANITARY MANHOLE	---○---	EXIST. ELEV.	→ 100.0	PROP. ELEV.	← 100.0
STORM MANHOLE	---●---	AS BUILT ELEVATION			
INLET OR CATCH BASIN	---○---	INDICATES DIRECTION OF SURFACE DRAINAGE			
HYDRANT	---○---				
EXISTING CONTOURS	---○---				
PROPOSED CONTOURS	---○---				

REMARKS

ALL BOUNDARY DATA SHOWN WAS OBTAINED FROM (DEEDS, RECORDED SUBDIVISION PLAT OR OTHER PUBLIC RECORDS)

LOCATIONS AS SHOWN OF ADJACENT WELLS AND SEPTIC TANKS OBTAINED FROM LAKE COUNTY HEALTH DEPARTMENT

DESIGN CERTIFICATION

THIS PLAT WAS PREPARED BY ME, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Harry S. Jones 10343

NAME	SURVEYOR	REGISTRATION NO.
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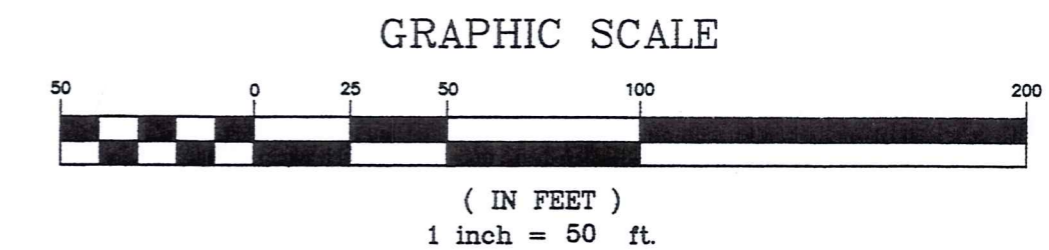
CHECK LIST

NO. OF BEDROOMS	WATER MAIN SIZE, LOCATION
DIMENSIONS	SAN. SEWER SIZE & GR. LOC.
BEARINGS	SAN. MH. CAST. ELEV. INV. ELEV.
TIE TO NEAREST STREET	SAN. CONN. SIZE, LOC. DEPTH
SUBLOT NO. PARCEL NO.	STORM SEWER SIZE & GR. LOC.
SURROUNDING OWNERS	STORM MH. CAST. ELEV. INV. ELEV.
BLDG. DIMENSIONS FIN GR.	PAV'T TYPE GRADE CURBS
BLDG. TIES FL'R. GRADES	GAS LINE LOC. SIZE PRESSURE
APRON TYPE WIDTH THICKNESS	SEPTIC TANK LOCATION & DUPLICATION AREA
SIDEWALK TYPE WIDTH THICKNESS	WELL LOCATION
CULVERT TYPE DIA., LENGTH	ISOLATION RADIUS FROM WELL
ROCK OUTCROPPINGS	

REVISIONS			PLAN PREPARED BY:		
NO.	DATE	BY	bj BABCOCK · JONES & ASSOCIATES, INC.		
1	1/4/11	B.P.	PAINESVILLE, OHIO		
2			DRAWN BY	B.P.	SCALE 1"=50'
3			CHK'D.	H.J.	PHONE NO. 440-357-1811
4			DATE	11/5/10	DRAWING NO.
5			CREW CHIEF	W.B.	10-109
			APP'D	H.J.	

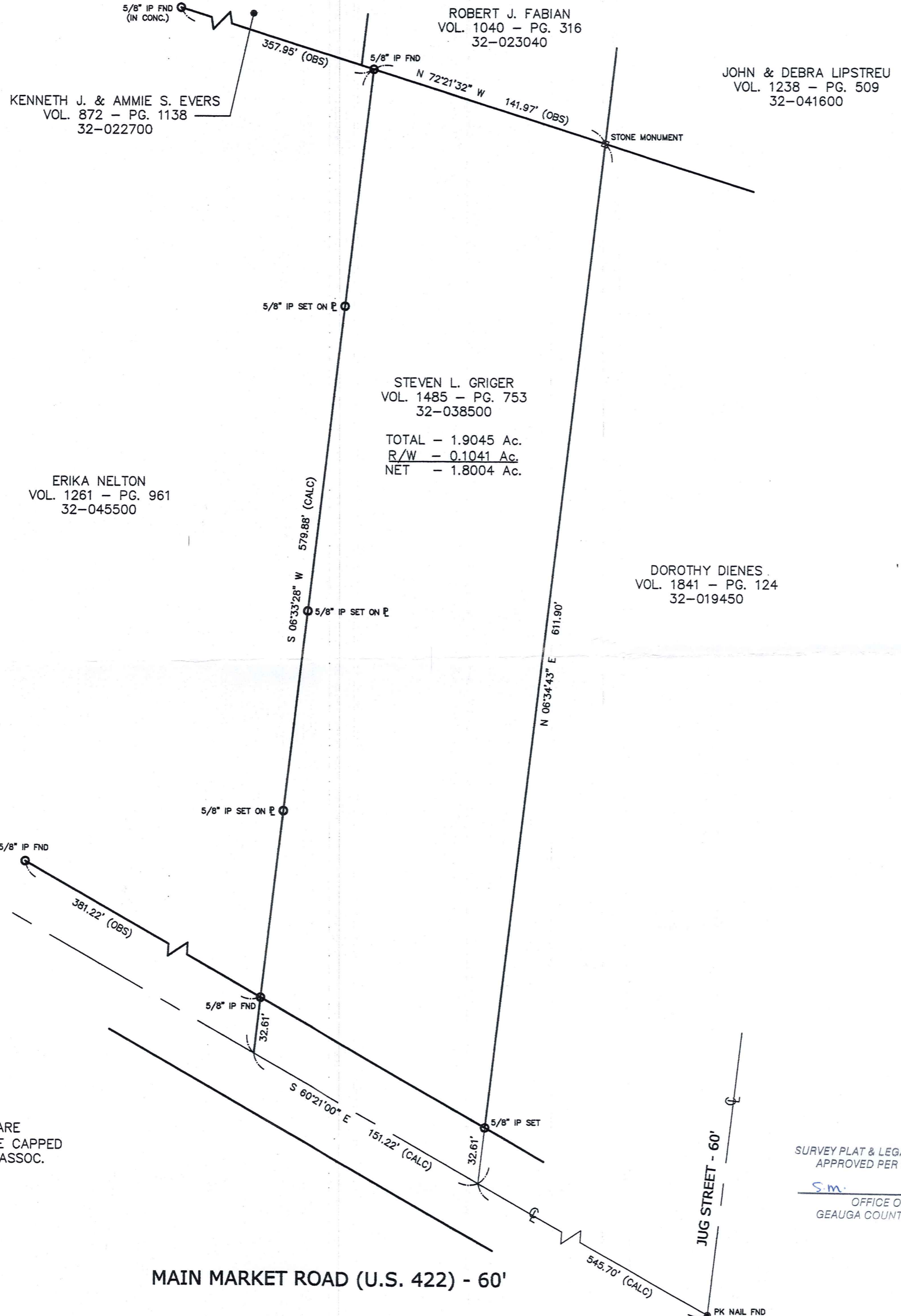
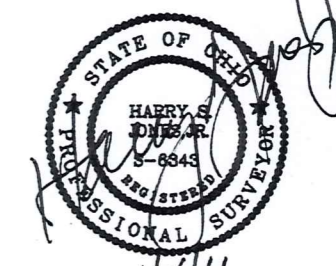
"AS BUILT" CERTIFICATION
I, HEREBY CERTIFY THAT THE CIRCLED GRADES ARE EXISTING FINISH GRADES CHECKED IN THE FIELD ON _____, 20____ AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REGISTERED SURVEYOR _____ REG. NO. _____



BEARINGS ARE BASED UPON THE CENTERLINE OF MAIN MARKET ROAD BEING NORTH 60°21'00" WEST AND ARE USED TO DESCRIBE ANGLES ONLY.

EXISTING UTILITIES NOTE:
THE SIZE AND LOCATION, BOTH HORIZONTAL AND VERTICAL OF THE UNDERGROUND UTILITIES SHOWN HEREON, HAVE BEEN OBTAINED BY A SEARCH OF AVAILABLE RECORDS. VERIFICATION BY FIELD OBSERVATION HAS BEEN CONDUCTED WHERE PRACTICAL, HOWEVER, BABCOCK, JONES AND ASSOCIATES INC. DOES NOT GUARANTEE THE COMPLETENESS NOR ACCURACY THEREOF.



NOTE: ALL IRON PINS SET ARE 5/8" X 30" AND ARE CAPPED BABCOCK, JONES & ASSOC.

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
S.M. 2/14/11
OFFICE OF THE REGISTERED SURVEYOR
GAUGA COUNTY ENGINEER

MAIN MARKET ROAD (U.S. 422) - 60'

JUG STREET - 60'



BABCOCK - JONES
CIVIL ENGINEERS AND SURVEYORS

1924 MENTOR AVE., PAINESVILLE, OHIO 44077 PHONE (440) 357-1811 FACSIMILE (440) 357-9173

January 5, 2011

REVISED LEGAL DESCRIPTION OF PARCEL FOR STEVEN GRIGER.

Situated in the Township of Troy, County of Geauga and State of Ohio and known as being a part of Section No. 8 in said Township and being further bounded and described as follows;

Beginning at a P.K. nail found at the intersection of the centerlines of Main Market Road (U.S. 422) (60 feet wide) and Jug Street (60 feet wide);

Thence North 60°21'00" West along the centerline of Main Market Road a distance of 545.70 feet to the southwesterly corner of land conveyed to Dorothy Dienes by deed recorded in Volume 1841, Page 124 of Geauga County Deed Records, Permanent Parcel No. 32-019450, said point being the principal place of beginning;

COURSE I: Thence North 60°21'00" West along the centerline of Main Market Road a distance of 151.22 feet to the southeasterly corner of land conveyed to Erika Nelton by deed recorded in Volume 1261, Page 961 of Geauga County Deed Records, Permanent Parcel No. 32-045500;

COURSE II: Thence North 06°33'28" East along the easterly line and to the northeasterly corner of Erika Nelton, passing thru a 5/8" iron pin found at 32.61 feet, a distance of 579.88 feet to a 5/8" iron pin found on the southerly line of land conveyed to Robert J. Fabian by deed recorded in Volume 1040, page 316 of Geauga County Deed Records, Permanent Parcel No. 32-023040;

COURSE III: Thence South 72°21'32" East along the southerly line of Robert J. Fabian a distance of 141.97 feet to a stone monument at the northwesterly corner of Dorothy Dienes;

COURSE IV: Thence South 06°34'43" West along the westerly line of Dorothy Dienes, passing thru a 5/8" x 30" iron pin set and capped Babcock, Jones & Associates, Inc. at 579.29 feet, a distance of 611.90 feet to the principal place of beginning and containing 1.9045 acres of land, subject to all legal highways (0.1041 of an acre), as surveyed and described by Harry S. Jones, Registered Surveyor No. 6343 in January, 2011.

Bearings are based upon the centerline of Main Market Road being North 60°21'00" West and are used to describe angles only.

Redescription of Permanent Parcel No. 32-038500.

Previous Deed - Volume 1485, Page 753.

Harry S. Jones, P.S. #6343

1/4/11
Date

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

S.M. 2/14/11
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER

