

BASIS OF BEARING: DEED OF RECORD  
 1728-375 TO ROY C. & MARY J. MILLER  
 DOCUMENTS USED: ALL DEEDS SHOWN

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

*s.m/p.k* *6/29/12*

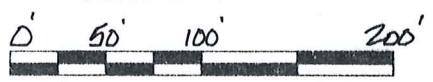
OFFICE OF THE *Revised*  
 GEauga COUNTY ENGINEER

I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PARCELS SHOWN HEREON AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF THAT SURVEY AND THAT THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

*Clifford H. McGuire*  
 CLIFFORD H. MCGUIRE, P.S. #7770



- = 5/8" CAPPED REBARs FOUND AS DESIGNATED
- = 5/8" x 30" CAPPED REBARs SET - "C.H. MCGUIRE - P.S. 7770"



MAP OF SURVEY FOR  
**ROY MILLER**  
 SECTION 2 TWP. TR01  
GEAUGA COUNTY, OHIO  
 SCALE 1" = 100' DATE MAY, 2012  
 SURVEYED BY: CLIFFORD H. MCGUIRE  
 9487 SHANK RD.  
 WINDHAM, OHIO 44288  
 330-326-3304

TRO 00211

TRO 00211

Miller, Roy

12-054

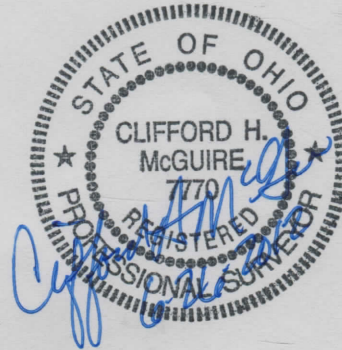
picked up 7-6-12

VOL 1935 pg 2987

32-045100

CLIFFORD H. MCGUIRE  
PROFESSIONAL SURVEYOR NO. 7770  
9487 SHANK RD.  
WINDHAM, OHIO 44288  
330-326-3304

Description of Land  
for  
Roy Miller



9.1112 Acre Combination

Situated in the Township of Troy, County of Geauga, and State of Ohio, and known as being part of Section 2 and 9 of said township and further bounded and described as follows:

Beginning at a point on the centerline of Patch Road (60' R/W) at the southwest corner of lands conveyed to Dannie & Esther Stoltzfus by Volume 1229, Page 990 (P.P.N. 32-072318) of Geauga County Record of Deeds, said point being North 88° 30' 00" West, 2035.50 feet from a 1" iron pin found in a monument assembly at the centerline intersection of said Patch Road and Mumford Road (60" R/W);

thence North 88° 30' 00" West, along said Patch Road centerline, a distance of 412.50 feet to point and the southeast corner of lands conveyed to Robert C. & Anna K. Slabaugh by Volume 867, Page 960 (P.P.N. 32-062700) of Geauga County Record of Deeds;

thence North 1° 24' 00" East, along an east line of said Slabaugh and passing over a railroad spike found at 0.13 feet and a 5/8" capped "Daniel" rebar found at 30.00 feet, a distance of 200.00 feet to a 5/8" capped "Daniel" rebar found;

thence North 86° 49' 30" West, continuing along said Slabaugh, a distance of 66.38 feet to a 5/8" capped "Daniel" rebar found;

thence North 1° 24' 00" East, continuing along said Slabaugh, a distance of 656.54 feet to a 5/8" rebar found on the common line between Sections 9 and 10;

thence South 86° 49' 30" East, continuing along said Slabaugh and along the section line, a distance of 66.38 feet to a 5/8" rebar found at the common corner of Sections 1, 2, 9, and 10 of said township;

thence South 88° 30' 00" East, along the common line between Section 1 and Section 2, a distance of 412.50 feet to a 5/8" capped rebar set;

thence South 1° 24' 00" West, along a new line and an elongation of the west line of said Stoltzfus and passing over 5/8" capped "Kosie" rebars found at 328.54 and 826.54 feet, a distance of 856.54 feet to the point of beginning and containing 9.1112 acres of land (0.2841 acres in road right-of-way) as surveyed in May, 2012 by Clifford H. McGuire, Professional Surveyor No. 7770. Basis of bearing was taken from deed 1728-375 to Roy C. & Mary J. Miller. The deeds of record were 1851-2651 (P.P.N. 32-002800, 3.1112 acres) to Ronald W. & Paula R. Beales, Trustees and Williams Beverly Beales and 1728-375 (P.P.N. 32-04511, 6.0000 acres) to Roy C. & Mary J. Miller. All corners set were 5/8" X 30" rebar capped with I. D. cap marked "C. H. McGuire, P. S. 7770".

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S.M. I.P.K.

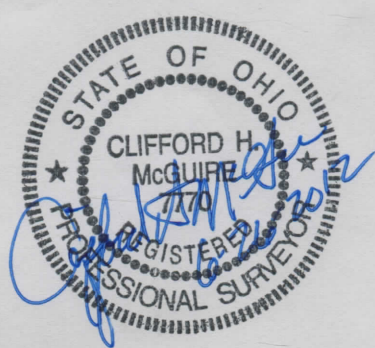
6/29/12

OFFICE OF THE  
GEAUGA COUNTY ENGINEER

Revised

CLIFFORD H. MCGUIRE  
PROFESSIONAL SURVEYOR NO. 7770  
9487 SHANK RD.  
WINDHAM, OHIO 44288  
330-326-3304

Description of Land  
for  
Roy Miller



3.1112 Acre Split

Situated in the Township of Troy, County of Geauga, and State of Ohio, and known as being part of Section 2 of said township and further bounded and described as follows:

Commencing at a 1" iron pin found in a monument assembly at the centerline intersection of Patch Road (60' R/W) and Mumford Road (60' R/W);

thence North 88° 30' 00" West, along said Patch Road centerline, a distance of 2035.50 to a point and the southwest corner of lands conveyed to Dannie & Esther Stoltzfus by Volume 1229, Page 990 (P.P.N. 32-072318) of Geauga County Record of Deeds;

thence North 1° 24' 00" East, along the west line of said Stoltzfus and passing over a 5/8" capped "Kosie" rebar found at 30.00 feet, a distance of 528.00 feet to a 5/8" capped "Kosie" rebar found at the northwest corner thereof and at a northeast corner of lands conveyed to Roy C. & Mary J. Miller by Volume 1728, Page 375 (P.P.N. 32-045100), said point being *the true point of beginning* for the parcel herein described;

thence North 88° 30' 00" West, along the north line of said Miller, a distance of 412.50 feet to a 5/8" capped "Kosie" rebar found at an interior corner thereof;

thence North 1° 24' 00" East, along an east line of said Miller, a distance of 328.54 feet to a 5/8" rebar found at the common corner of Sections 1, 2, 9, and 10 of said township;

thence South 88° 30' 00" East, along the common line between Section 1 and Section 2, a distance of 412.50 feet to a 5/8" capped rebar set;

thence South 1° 24' 00" West, along a new line and an elongation of the west line of said Stoltzfus, a distance of 328.54 feet to *the true point of beginning* and containing 3.1112 acres of land as surveyed in May, 2012 by Clifford H. McGuire, Professional Surveyor No. 7770. Basis of bearing was taken from deed 1728-375 to Roy C. & Mary J. Miller. The deed of record was 1851-2651 (P.P.N. 32-002800) to Ronald W. & Paula R. Beales, Trustees and Williams Beverly Beales. All corners set were 5/8" X 30" rebar capped with I. D. cap marked "C. H. McGuire, P. S. 7770".

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