

LOT SPLIT AND CONSOLIDATION For EDWARD J. EBELENDER AND GEORGE R. HUDAK

SITUATED IN THE TOWNSHIP OF TROY, COUNTY OF GEauga AND
THE STATE OF OHIO AND KNOWN AS BEING A PART SECTIONS 8
AND 13.

PREPARED FOR:
GEORGE R. HUDAK
14131 MAIN MARKET RD
TROY TOWNSHIP, OH 44234

AND
EDWARD J. EBELENDER
14163 MAIN MARKET RD
HIRAM, OH 44234

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.
JANUARY 21, 2020

REFERENCES USED:

- DEEDS OF RECORD
- COUNTY TAX MAPS
- MAP OF SURVEY TRO 00203 (11-040)
- MAP OF SURVEY TRO 00224 (11-108)
- CENTERLINE PLAT GE-422-13.04
- KIMPTON WOODS SUBDIVISION (PHASE 1) VOL. 26, PG. 97 (PHASE 2) VOL. 34, PG. 50
- OLD TAX MAPS
- PLAT OF CONSOLIDATION TRO 00194 (10-014)

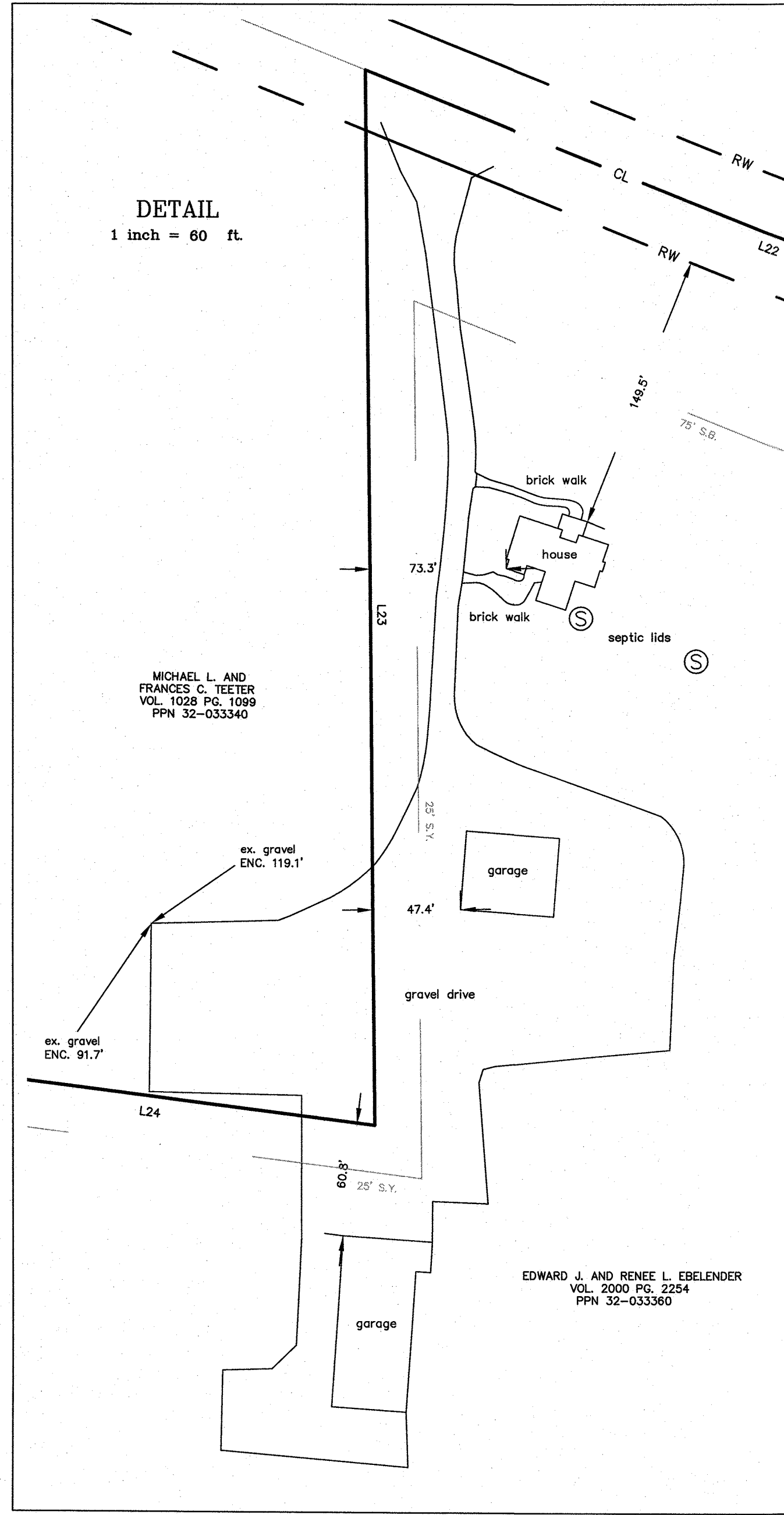
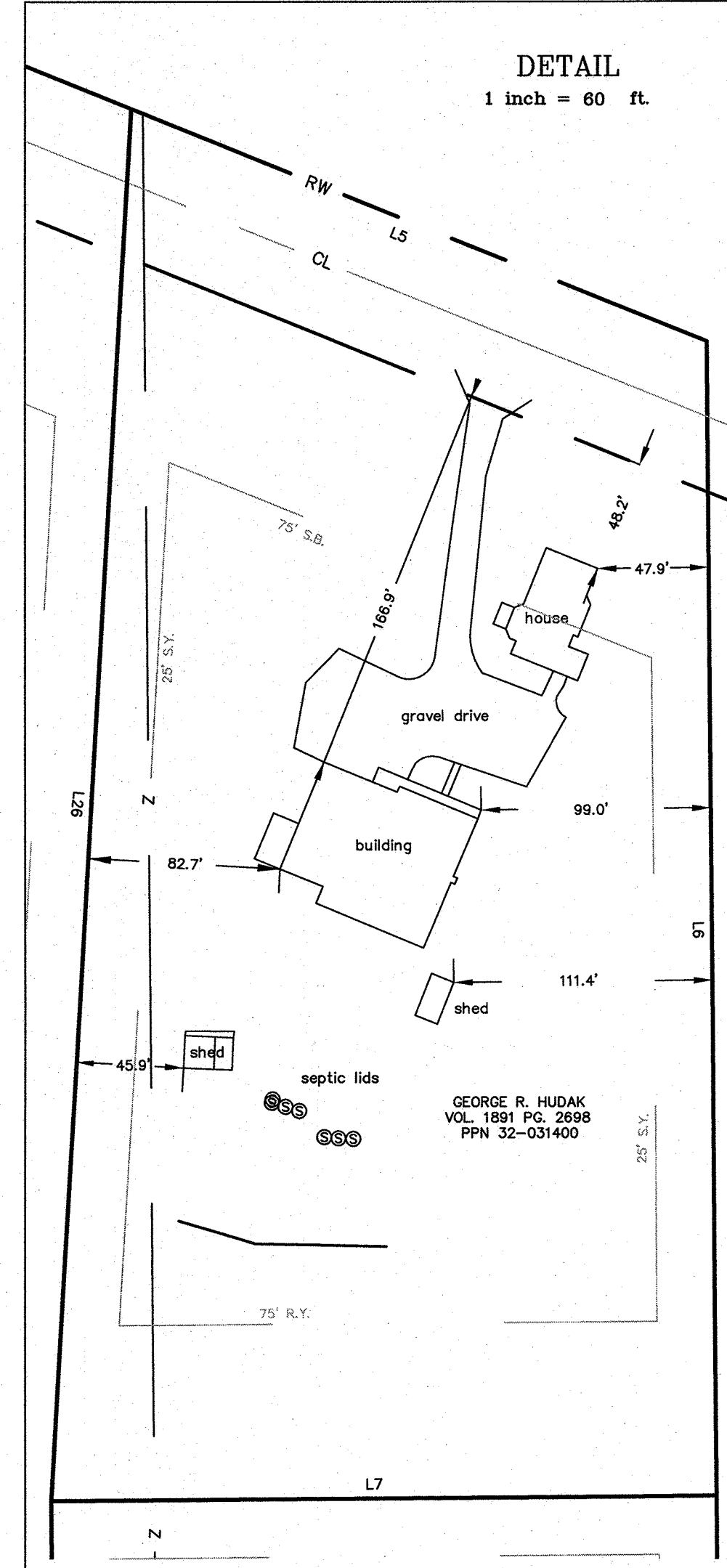
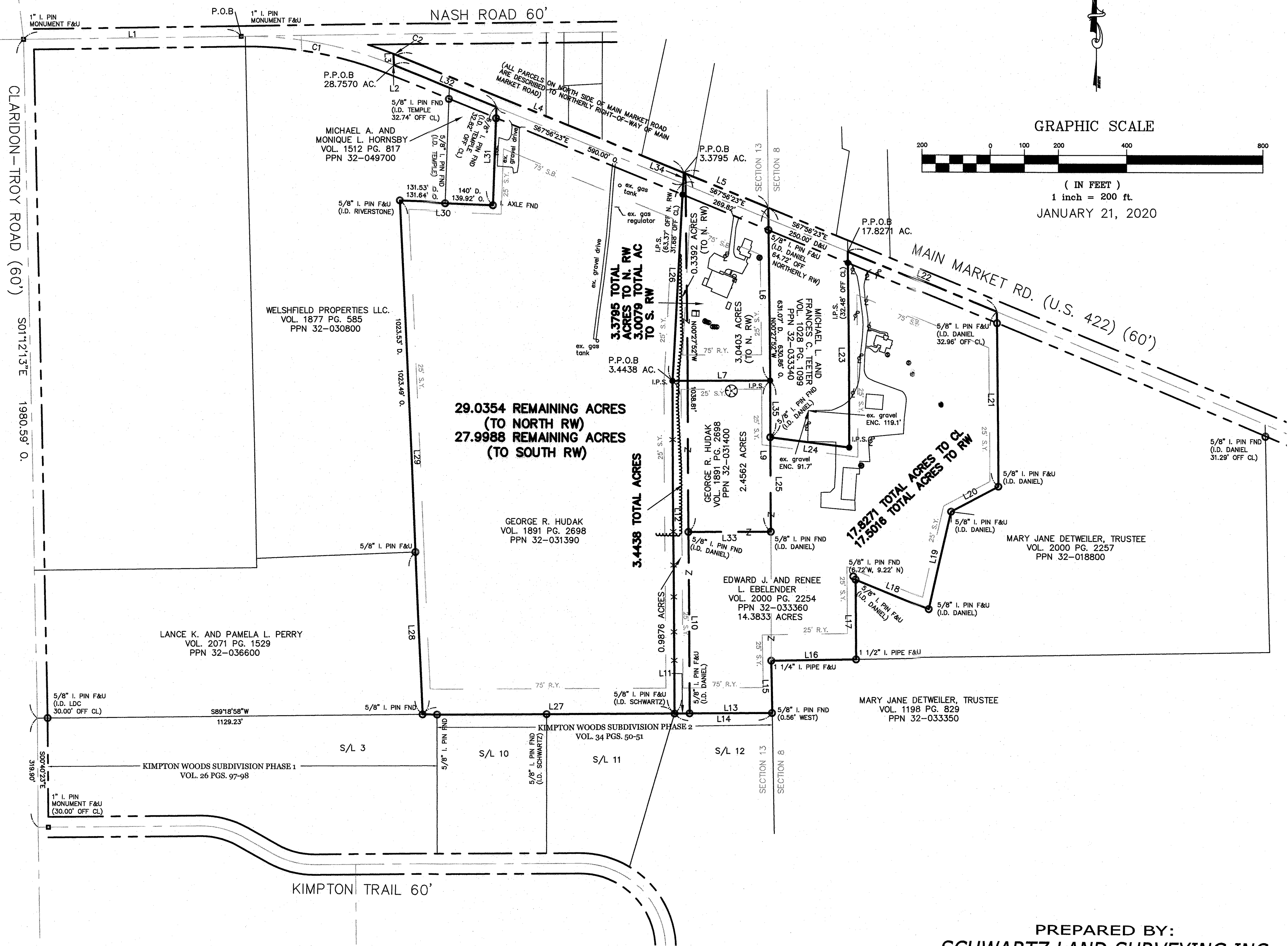
LEGEND

- 5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
- i.Pin Iron Pin
- i.Pipe Iron Pipe
- Mon. Monument
- Fe Fence post
- Stk Stake Set
- Mag Mag Nail Set
- Fnd Found
- D Deed
- R/Rec Record
- M/Msd Measured
- O/Obs Observed
- C/Calc Calculated
- Used Used
- D.R. Deed Record
- O.R. Official Record
- C/L Centerline
- e/P Edge of Pavement
- P Plat record information

SYMBOL LEGEND

- ☐ TELEPHONE PEDISTAL
- ☐ TRANSFORMER
- ☐ CURB INLET
- ☐ MANHOLE
- ☐ WATER VALVE
- ☐ FIRE HYDRANT
- ☐ YARD DRAIN
- ☐ POWER POLE
- ☐ LIGHT POLE
- ☐ LIGHT POWER POLE
- ☐ GAS MARKER
- ☐ CATCH BASIN
- ☐ GUARD POST
- ☐ CATCH BASIN
- ☐ WATER VALVE
- ☐ GUY WIRE
- ☐ GAS VALVE
- ☐ MAIL BOX
- ☐ GAS VALVE
- ☐ CLEAN OUT

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LENGTH	TANGENT
C1	455.67	1145.92	22°47'00"	N79°19'53"W	452.67	230.88
C2	10.51	1175.92	0°30'43"	N68°11'45"W	10.51	5.25



LINE TABLE			
LINE	LENGTH O.	LENGTH R.	BEARING
L1	638.58	638.72	N89°16'37"E
L2	3.22		S67°56'23"E
L3	32.95		N02°33'26"W
L4	906.78		S67°56'23"E
L5	267.56		S67°56'23"E
L6	496.61		S00°27'52"E
L7	286.57		S89°32'08"W
L8	600.40		N3°18'01"W
L9	441.73		S00°27'52"E
L10	528.05	527.97	S00°27'14"E
L11	44.29		S89°18'58"W
L12	969.98		N00°27'52"W
L13	242.70	243.00	N89°18'58"E
L14	286.99		N89°18'58"E
L15	153.07	153.05	N01°16'46"W
L16	248.06	247.82	N88°50'23"E
L17	231.19	231.46	N00°27'37"W
L18	233.42	233.23	S67°55'18"E
L19	291.71	291.72	N12°45'43"E
L20	157.25	157.23	N61°34'30"E
L21	500.66	497.26	N00°26'58"W
L22	472.79	473.01	N67°56'23"W
L23	566.07		S00°27'24"E
L24	232.92		N82°49'15"W
L25	275.01	275.00	S00°27'52"E
L26	568.72		N03°18'01"E
L27	737.63		S89°18'58"W
L28	470.96	471.18	N02°33'26"W
L29	1494.45		N02°33'26"W
L30	271.56		S87°49'59"E
L31	285.64		N02°12'01"E
L32	323.75	323.51	N67°56'23"W
L33	242.19		S89°31'43"W
L34	31.68		S03°18'01"W
L35	166.73		S00°27'52"E

THIS DIVISION OF LAND COMPLIES WITH THE APPLICABLE
TROY TOWNSHIP ZONING RESOLUTION.

THIS _____ DAY OF _____ 2020.

BY _____
TROY TOWNSHIP ZONING INSPECTOR

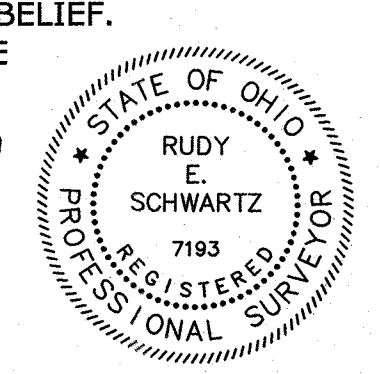
THIS CONSOLIDATION OF LAND COMPLIES WITH THE
APPLICABLE TROY TOWNSHIP ZONING RESOLUTION.

THIS _____ DAY OF _____ 2020.

BY _____
TROY TOWNSHIP ZONING INSPECTOR

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 5-11-20
RUDY E. SCHWARTZ, P.S. #7193 Date



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
5/11/2020
RUDY E. SCHWARTZ
GEAUGA COUNTY ENGINEER
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

**CONSOLIDATION
 LEGAL DESCRIPTION
 OF A
 17.8271 ACRE PARCEL
 FOR
 EDWARD J. AND RENEE L. EBELENDER**

Situated in the Township of Troy, County of Geauga, and State of Ohio, and further known as being part of Sections 8 and 13, also being known as part of a parcel of land conveyed to George R. Hudak (PPN 32-031390) by deed recorded in Volume 1891 Page 2698 of Geauga County Deed Records, and also being part of a parcel of land conveyed to George R. Hudak (PPN 32-031400) by deed recorded in Volume 1891, Page 2698 of Geauga County Deed Records, and also being all of a parcel of land conveyed to Edward J. and Renee Ebelender (PPN 32-033360) by deed recorded in Volume 2000, Page 2254 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of curve, in the centerline of Main Market Road (S.R. 422), 60 feet wide, said point lying **North 89° 16' 37" East**, along said centerline of Main Market Road, a distance of **638.58 feet** from a monument box with a 1 inch iron pin found at its intersection with the centerline of Claridon Troy Road, (S.R. 700), 60 feet wide;

Thence continuing Southeasterly along the arc of a curve deflecting to the right, also being said centerline of Main Market Road, a distance of 455.67 feet, said curve having a radius of 1145.92 feet, a delta of 22° 47' 00", and a chord which bears **South 79° 19' 53" East**, a distance of **452.67 feet** to a point;

Thence **South 67° 56' 23" East**, continuing along said centerline of Main Market Road, a distance of **1436.78 feet** to a point on the Easterly line of land conveyed to Michael L. and Frances C. Teeter (PPN 32-033340) by deed recorded in Volume 1028, Page 1099 of Geauga County Deed Records, and being the Principal Place of Beginning of the premises herein intended to be described;

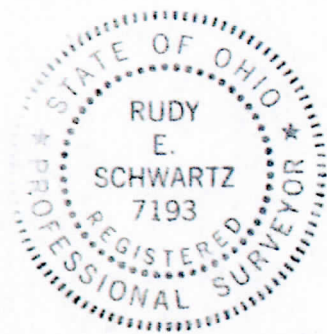
COURSE I Thence **South 67° 56' 23" East**, continuing along said centerline of Main Market Road, a distance of **472.79 feet** to a point at the Northwestern corner of land conveyed to Mary Jane Detweiler, Trustee (PPN 32-018800) by deed recorded in Volume 2000, Page 2257 of Geauga County Deed Records;

COURSE II Thence **South 0° 26' 58" East**, along a Westerly line of land so conveyed to Mary Jane Detweiler, Trustee, passing through a 5/8 inch

iron pin found (I.D. Daniel) at 32.96 feet, a total distance of **500.66 feet** to a 5/8 inch iron pin found (I.D. Daniel);

- COURSE III** Thence **South 61° 34' 30" West**, along a Northerly line of land so conveyed to Mary Jane Detweiler, Trustee, a distance of **157.25 feet** to a 5/8 inch iron pin found (I.D. Daniel);
- COURSE IV** Thence **South 12° 45' 43" West**, along a Westerly line of land so conveyed to Mary Jane Detweiler, Trustee, a distance of **291.71 feet** to a 5/8 inch iron pin found (I.D. Daniel);
- COURSE V** Thence **North 67° 55' 18" West**, along a Northerly line of land so conveyed to Mary Jane Detweiler, Trustee, a distance of **233.42 feet** to a 5/8 inch iron pin found (I.D. Daniel), witness a 5/8 inch iron pin found 6.72 feet West and 9.22 feet North;
- COURSE VI** Thence **South 0° 27' 37" East**, along a Westerly line of land so conveyed to Mary Jane Detweiler, Trustee, a distance of **231.19 feet** to a 1 1/2 inch iron pipe found on the Northerly line of land conveyed to Mary Jane Detweiler, Trustee (PPN 32-033350) by deed recorded in Volume 1198, Page 829 of Geauga County Deed Records;
- COURSE VII** Thence **South 88° 50' 23" West**, along said Northerly line of land so conveyed to Mary Jane Detweiler, Trustee (PPN 32-033350), a distance of **248.06 feet** to a 1 1/4 inch iron pipe found at the Northwesterly corner thereof, said pipe also being on the shared line between Sections 13 and 8;
- COURSE VIII** Thence **South 1° 16' 46" East**, along the Westerly line of land so conveyed to Mary Jane Detweiler, Trustee, also being said shared line between Sections 13 and 8, a distance of **153.07 feet** to a point at the Northeastly corner of subplot 12 in the Kimpton Woods Subdivision Phase 2 as shown by Volume 34, Pages 50-51 of Geauga County Plat Records (witness a 5/8 inch iron pin found 0.56 feet West);
- COURSE IX** Thence **South 89° 18' 58" West**, along said Northerly line of said subplot 12, a distance of **286.99 feet** to a 5/8 inch iron pin found (I.D. Schwartz) at the Northwesterly corner thereof;
- COURSE X** Thence **North 0° 27' 52" West** (creating a new line) a distance of **969.98 feet** to a 5/8 inch iron pin set;
- COURSE XI** Thence **North 89° 32' 08" East** (creating a new line) a distance of **286.57 feet** to a 5/8 inch iron pin set on the Westerly line of land so conveyed to Michael L. and Frances C. Teeter, said pin also being on the shared line between Sections 13 and 8;

- COURSE XII Thence **South 0° 27' 52" East**, along said Westerly line of land so conveyed to Michael L. and Frances C. Teeter, also being said shared line between Lot Nos. 13 and 8, a distance of **166.73 feet** to a 5/8 inch iron pin found (I.D. Daniel) at the Southwesterly corner thereof;
- COURSE XIII Thence **South 82° 49' 15" East**, along the Southerly line of land so conveyed to Michael L. and Frances C. Teeter, a distance of **232.92 feet** to a 5/8 inch iron pin set at the Southeasterly corner thereof;
- COURSE XIV Thence **North 0° 27' 24" West**, along the Easterly line of land so conveyed to Michael L. and Frances C. Teeter, and passing through a 5/8 inch iron pin set at 533.59 feet, a total distance of **566.07 feet** to the Principal Place of Beginning and containing **17.8271 acres** of land (17.5016 acres excepting the area right-of-way of Main Market Road, 2.4562 acres part of PPN 32-031400 and 0.9876 acres part of PPN 32-031390, and 14.3833 acres all of PPN 32-033360) as surveyed, calculated and described, on January 21, 2020 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.



1-28-20
DATE

[Signature]
RUDY E. SCHWARTZ, P.S. 7193

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Signature] 1/31/2020
GEAUGA COUNTY ENGINEER
TAX MAP DEPT.

REMAINING LANDS
LEGAL DESCRIPTION
OF A
29.0354 ACRE PARCEL
FOR
GEORGE R. HUDAK

Situated in the Township of Troy, County of Geauga, and State of Ohio, and further known as being part of Section 13, also being known as part of a parcel of land conveyed to George R. Hudak (PPN 32-031390) by deed recorded in Volume 1891 Page 2698 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of curve, in the centerline of Main Market Road (S.R. 422), 60 feet wide, said point lying **North 89° 16' 37" East**, along said centerline of Main Market Road, a distance of **638.58 feet** from a monument box with a 1 inch iron pin found at its intersection with the centerline of Claridon Troy Road, (S.R. 700), 60 feet wide;

Thence continuing Southeasterly along the arc of a curve deflecting to the right, also being said centerline of Main Market Road, a distance of 455.67 feet, said curve having a radius of 1145.92 feet, a delta of 22° 47' 00", and a chord which bears **South 79° 19' 53" East** a distance of **452.67 feet** to a point;

Thence **South 67° 56' 23" East**, continuing along said centerline of Main Market Road, a distance of **3.22 feet** to a point at the Principal Place of Beginning of the premises herein intended to be described;

- | | |
|------------|---|
| COURSE I | Thence North 2° 33' 26" West a distance of 32.95 feet to a point at the Northeasterly right-of-way of Main Market Road; |
| COURSE II | Thence Southeasterly along the arc of a curve deflecting to the right, also being said Northerly right-of-way of Main Market Road, a distance of 10.51 feet, said curve having a radius of 1175.92 feet, a delta of 0° 30' 43", and a chord which bears South 68° 11' 45" East a distance of 10.51 feet to a point; |
| COURSE III | Thence South 67° 56' 23" East , continuing along said Northerly right-of-way of Main Market Road, a distance of 906.78 feet to a point; |
| COURSE IV | Thence South 3° 18' 01" West (creating a new line) passing through a 5/8 inch iron pin set at 63.37 feet (on the Southerly right-of-way of Main Market Road) a total distance of 600.40 feet to a 5/8 inch iron pin set; |

COURSE V Thence **South 0° 27' 52" East** (creating a new line) a distance of **969.98 feet** to a 5/8 inch iron pin found (I.D. Schwartz) at the Northeasterly corner of subplot No. 11 in the Kimpton Woods Subdivision Phase 2 as shown by Volume 34, Pages 50-51 of Geauga County Plat Records;

COURSE VI Thence **South 89° 18' 58" West**, along the Northerly line of said subplot 11 in Kimpton Woods Subdivision Phase 2, and along the Northerly line of subplot No. 10, and along the Northerly line of subplot No. 3 in the Kimpton Woods Subdivision Phase 1 as shown by Volume 26, Pages 97-98 of Geauga County Plat Records, a distance of **737.63 feet** to a 5/8 inch iron pin found at the Southeasterly corner of land conveyed to Lance K. and Pamela L. Perry (PPN 32-036600) by deed recorded in Volume 2071, Page 1529 of Geauga County Deed Records;

COURSE VII Thence **North 2° 33' 26" West**, along the Easterly line of land so conveyed to Lance K. and Pamela L. Perry, and along an Easterly line of land conveyed to Welshfield Properties LLC. (PPN 32-030800) by deed recorded in Volume 1877, Page 585 of Geauga County Deed Records , a distance of **1494.45 feet** to a 5/8 inch iron pin found (I.D. Riverstone) at an interior corner thereof;

COURSE VIII Thence **South 87° 49' 59" East**, along a Southerly line of land so conveyed to line of land so conveyed to Welshfield Properties LLC., and along the Southerly line of land conveyed to Michael A. and Monique L. Hornsby (PPN 32-049700) by deed recorded in Volume 1512, Page 817 of Geauga County Deed Records , a distance of **271.56 feet** to a 1 inch iron axle found at the Southeasterly corner thereof;

COURSE IX Thence **North 2° 12' 01" East**, along the Easterly line of land so conveyed to Michael A. and Monique L. Hornsby, and passing through a 5/8 inch iron pin found (I.D. Temple) at 252.82, a total distance of **285.64 feet** to a point in the centerline of said Main Market Road;

COURSE X Thence **North 67° 56' 23" West**, along said centerline of Main Market Road, a distance of **323.75 feet** to the Principal Place of Beginning and containing **29.0354 acres** of land (27.9988 acres excepting the area within the right-of-way of Main Market Road) as surveyed, calculated and described, on January 21, 2020 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.



2.24.20
DATE

RUDY E. SCHWARTZ, P.S. 7193

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

GEAUGA COUNTY ENGINEER
TAX MAP DEPT.

LEGAL DESCRIPTION
OF A
3.3795 ACRE PARCEL
FOR
GEORGE R. HUDAK

Situated in the Township of Troy, County of Geauga, and State of Ohio, and further known as being part of Section 13, also being known as part of a parcel of land conveyed to George R. Hudak (PPN 32-031390) by deed recorded in Volume 1891 Page 2698 of Geauga County Deed Records, and also being part of a parcel of land conveyed to George R. Hudak (PPN 32-031400) by deed recorded in Volume 1891, Page 2698 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of curve, in the centerline of Main Market Road (S.R. 422), 60 feet wide, said point lying **North 89° 16' 37" East**, along said centerline of Main Market Road, a distance of **638.58 feet** from a monument box with a 1 inch iron pin found at its intersection with the centerline of Claridon Troy Road, (S.R. 700), 60 feet wide;

Thence continuing Southeasterly along the arc of a curve deflecting to the right, also being said centerline of Main Market Road, a distance of 455.67 feet, said curve having a radius of 1145.92 feet, a delta of 22° 47' 00", and a chord which bears **South 79° 19' 53" East**, a distance of **452.67 feet** to a point;

Thence **South 67° 56' 23" East**, continuing along said centerline of Main Market Road, a distance of **916.97 feet** to a point at the Principal Place of Beginning of the premises herein intended to be described;

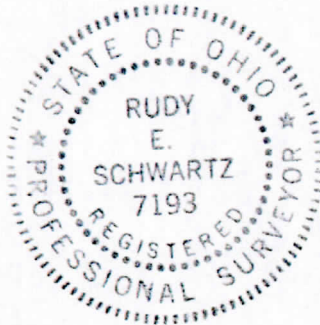
- | | |
|------------|---|
| COURSE I | Thence North 3° 18' 01" East a distance of 31.68 feet to a point on the Northeasterly right-of-way of said Main Market Road; |
| COURSE II | Thence South 67° 56' 23" East , along said Northerly right-of-way of Main Market Road, a distance of 267.56 feet to a point at the Northwestern corner of land conveyed to Michael L. and Frances C. Teeter (PPN 32-033340) by deed recorded in Volume 1028, Page 1099 of Geauga County Deed Records, said point also being on the shared line between Sections 13 and 8; |
| COURSE III | Thence South 0° 27' 52" East , along the Westerly line of land so conveyed to Michael L. and Frances C. Teeter, also being said shared line between Sections 13 and 8, and passing through a 5/8 inch iron pin found (I.D. Daniel) at 64.72 feet, a total distance of 496.61 feet to a 5/8 inch iron pin set; |

COURSE IV

Thence **South 89° 32' 08" West** (creating a new line) a distance of **286.57 feet** to a 5/8 inch iron pin set;

COURSE V

Thence **North 3° 18' 01" East** (creating a new line) passing through a 5/8 inch iron pin set at 538.72 feet (on the Southerly right-of-way of Main Market Road) a total distance of **568.72 feet** to the Principal Place of Beginning and containing **3.3795 acres** of land (3.0079 acres to the Southerly right-of-way of Main Market Road, 0.0.3392 acres part of PPN 32-031390 and 3.0403 acres part of PPN 32-031400) as surveyed, calculated and described, on January 21, 2020 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.



2-24-20

DATE

RUDY E. SCHWARTZ, P.S. 7193

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

**GEAUGA COUNTY ENGINEER
TAX MAP DEPT.**

CONSOLIDATION
LEGAL DESCRIPTION
OF A
3.4438 ACRE PARCEL
FOR
EDWARD J. AND RENEE L. EBELENDER

Situated in the Township of Troy, County of Geauga, and State of Ohio, and further known as being part of Section 13, also being known as part of a parcel of land conveyed to George R. Hudak (PPN 32-031390) by deed recorded in Volume 1891 Page 2698 of Geauga County Deed Records, and also being part of a parcel of land conveyed to George R. Hudak (PPN 32-031400) by deed recorded in Volume 1891, Page 2698 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of curve, in the centerline of Main Market Road (S.R. 422), 60 feet wide, said point lying **North 89° 16' 37" East**, along said centerline of Main Market Road, a distance of **638.58 feet** from a monument box with a 1 inch iron pin found at its intersection with the centerline of Claridon Troy Road, (S.R. 700), 60 feet wide;

Thence continuing Southeasterly along the arc of a curve deflecting to the right, also being said centerline of Main Market Road, a distance of 455.67 feet, said curve having a radius of 1145.92 feet, a delta of 22° 47' 00", and a chord which bears **South 79° 19' 53" East**, a distance of **452.67 feet** to a point;

Thence **South 67° 56' 23" East**, continuing along said centerline of Main Market Road, a distance of **916.97 feet** to a point;

Thence **South 3° 18' 01" West**, passing through a 5/8 inch iron pin set at 31.68 feet, a total distance of **568.72 feet** to the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence **North 89° 32' 08" East** (creating a new line) a distance of **286.57 feet** to a 5/8 inch iron pin set on the Westerly line of land conveyed to Michael L. and Frances C. Teeter (PPN 32-033340) by deed recorded in Volume 1028, Page 1099 of Geauga County Deed Records, said pin also being on the shared line between Sections 13 and 8;

COURSE II Thence **South 0° 27' 52" East**, along said Westerly line of land so conveyed to Michael L. and Frances C. Teeter, and along a Westerly line of land conveyed to Edward J. and Renee L. Ebelender (PPN 32-033360) by deed recorded in Volume 2000, Page 2254 of Geauga County Deed

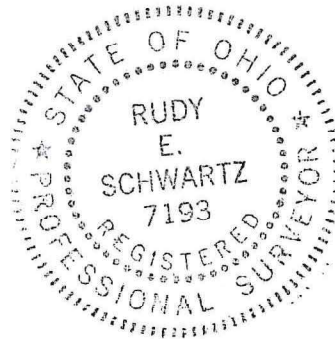
Records, a distance of **441.73 feet** to a 5/8 inch iron pin found (I.D. Daniel) at an interior corner thereof;

COURSE III Thence **South 89° 31' 43" West**, along a Northerly line of land so conveyed to Edward J. and Renee L. Ebelender, a distance of **242.19 feet** to a 5/8 inch iron pin found (I.D. Daniel) at a Northwesterly corner thereof;

COURSE IV Thence **South 0° 27' 14" East**, along a Westerly line of land so conveyed to Edward J. and Renee L. Ebelender, a distance of **528.05 feet** to a 5/8 inch iron pin found (I.D. Daniel) on the Northerly line of subplot 12 in the Kimpton Woods Subdivision Phase 2 as shown by Volume 34, Pages 50-51 of Geauga County Plat Records;

COURSE V Thence **South 89° 18' 58" West**, along said Northerly line of subplot 12, a distance of **44.29 feet** to a 5/8 inch iron pin found (I.D. Schwartz) at the Northwesterly corner thereof;

COURSE VI Thence **North 0° 27' 52" West** (creating a new line) a distance of **969.98 feet** to the Principal Place of Beginning and containing **3.4438 acres** of land (2.4562 acres part of PPN 32-031400 and 0.9876 acres part of PPN 32-031390) as surveyed, calculated and described, on January 21, 2020 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.



5.11.20

DATE

RUDY E. SCHWARTZ, P.S. 7193

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

 5/11/2020

**GEAUGA COUNTY ENGINEER
TAX MAP DEPT.**