SITUATED IN THE TOWNSHIP OF SPRINGFIELD, COUNTY OF SUMMIT AND STATE OF OHIO AND KNOWN AS BEING PART OF LOT 26.

SCALE IN FEET: 1" = 50'

CURVE DATA						
CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C 1	23°55'00"	1909.86'	797.22'	404.50'	791.44'	N 13°37'30" W
C 2						
C 3						

SPECIAL NOTE

THE CROSS HATCHED AREA INDICATED HEREIN REPRESENTS AN OVERLAP OF OWNERSHIP BASED ON THE DEEDS FOR T.J. YORK, RECEPTION NUMBER 54509712 AND J.E. & L.K. DERHAMMER, OFFICIAL RECORD 107, PAGE 858 OF THE SUMMIT COUNTY RECORD OF DEEDS.

L E G E N D

○	MONUMENT FOUND AS NOTED		
●	5/8" REBAR SET W/CAP # 7189		
◐	LEAD FILLED MONUMENT FOUND		
□	MONUMENT ASSEMBLY FOUND		
⊙	STONE FOUND		
⅄	DRILL HOLE FOUND OR SET AS NOTED		
I.P.	IRON PIPE	D-D	DEED DISTANCE
CMP.	CRIMP	REC	RECORD
O.E.	OPEN END	OBS	OBSERVED
FND.	FOUND		

R.F. BRUBAKER
R.N. 55124750

1/2" O.E. I.P. FND. GOOD COND. FLUSH

1-1/2" RBR. FOUND GOOD COND. 0.5' TALL

ORIGINAL R/W

EXIST. R/W

ORIGINAL R/W

C1

1/2" RBR. FOUND GOOD COND. 0.3' DEEP 0.10' W 0.05' W

50.10' OBS. D-D

50.00'

STATE R/W CONC. MON. W/DISK FND. 0.11' E

MON. BOX W/DISK FND. & USED

33.00'

5/8" RBR SET

R.F. BRUBAKER
R.N. 55124749
R.N. 55124750

HUB SET AT 135.74' FROM NE CORNER

N 89°25'00" E
408.73' D-D & USED

5/8" RBR. SET

2" O.E. I.P. FND. POOR COND. FLUSH 0.00' N 2.79' E

18.9'
24.2'
20.3'
54.5'

EXIST. GARAGE ENCROACHMENT

T.J. YORK
R.N. 54509712
PPN 51-07973

1.010 ACRES

135.32' OBS.
N 01°40'00" W
107.65' D-D & USED

107.65'

107.65' D-D & USED
N 01°40'00" W

R.F. BRUBAKER
R.N. 55124749

1/2" SOLID I.P. FND. GOOD COND. FLUSH 0.20' N 2.80' E

1/2" CMP. I.P. FND. FAIR COND. 1.5' TALL LEANING SE 0.07' S

1/2" CMP. I.P. FND. AND USED FOR LINE E/W GOOD COND. 0.1' TALL

622.71 D-D
623.04' OBS

1/2" O.E. I.P. FND. GOOD COND. FLUSH 0.08' S

R.R. SPIKE FOUND GOOD COND. FLUSH

408.73' D-D & USED
S 89°25'00" W

33.00'

1-1/2" LFM FND. W/PUNCH AND USED FOR LINE E/W GOOD COND. 0.5' DEEP 0.02' W

MAG NAIL SET IN TREE ROOT AT 135.74' FROM SE CORNER

3/4" O.E. I.P. FND. GOOD COND. 0.2' DEEP 0.08' S

1/2" O.E. I.P. FND. GOOD COND. FLUSH 4.55' S

1/2" O.E. I.P. FND. GOOD COND. FLUSH 0.23' N

5/8" RBR. SET

TRUE PLACE OF BEGINNING

D.L. CHAMBERS & S.P. SMYERS RN 55348031

J.E. & L.K. DERHAMMER O.R. 107, PG. 858

V A N O V E R - N I D A Y A L L O T M E N T

P.B. 48 PG. 39 - 40

1/2" O.E. I.P. FND. GOOD COND. FLUSH 0.10' N

1/2" SQUARE BAR FND. GOOD COND. 0.4' DEEP

80'

50'

C A N T O N R O A D

B L A I R D R .

N I D O V E R D R I V E 50'

PRESENT R/W

ORIGINAL R/W

EXIST. CENTERLINE

ORIGINAL CENTERLINE

508.01' OBS.
476.23' D-D
N 01°40'00" W

ORIGINAL R/W AND PRESENT R/W

1 2 3 4 5 6 7 8 9 10 11 12

33.00'
66.00'
80.00'
40.00'

STATE R/W CONC. MON. W/DISK FND. 0.10' W

PLACE OF BEGINNING

LOT 26
LOT 27

MON. BOX W/DISK FND. & USED

AREA	
IN-R/W	0.082 ACRES
IN-LOT	0.928 ACRES
TOTAL	1.010 ACRES

BASIS OF BEARING

BEARINGS CONTAINED HEREIN ARE BASED ON THE BEARING OF N 01°40'00" W FOR THE CENTERLINE OF CANTON ROAD AS INDICATED IN RN 54509712 OF THE SUMMIT COUNTY RECORD OF DEEDS AND ARE USED TO DENOTE ANGLES ONLY.

Gary L. Phillips 6-16-08
GARY L. PHILLIPS REG. SUR. NO. 7189 DATE

STATE OF OHIO
GARY L. PHILLIPS 7189
REGISTERED PROFESSIONAL SURVEYOR

PROJECT: **YORK SURVEY**

TYPE: BOUNDARY SURVEY

GARY L. PHILLIPS & ASSOCIATES, INC.
2165 EASTWOOD AVENUE
AKRON, OHIO 44305
1-(330)-733-1116

DRW BY: J.M.N.	SCALE: 1" = 50'	PROJ. NO.
CH'K BY: GLP	DATE: 06-16-2008	DWG. NO. C - 777