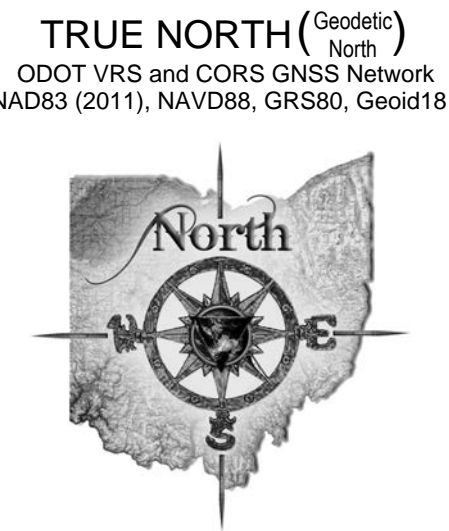


Situated in The	Month:	Page:
Township of Leroy, County of Lake and State of Ohio and known as being part of Original Lots 31 and 32 within said Township, Township 10N, Range 7W in the Connecticut Western Reserve	April	ONE
Survey for:	Year:	of
Windsor Road Land LLC.	2023	ONE

Checked on April 15th, 2023 by RLK

MAP OF SURVEY OF
PPN 07-A-008-E-00-009-0 and 07-A-008-E-00-010-0
 DEED OF RECORD:
 INST 2023R002066



• -Denotes (M and B Railroad LLC) 4" high carbon steel railroad rail spike set flush with pavement.
 ○ -Denotes 5/8" (diameter) x 30" (long) iron (steel) pin (#5 rebar) with yellow plastic cap bearing "KOSIE P.S. 8167" set
 c. -Denotes calculated measurement r. -Denotes record measurement
 d. -Denotes deed measurement p. -Denotes plat measurement
 o. -Denotes observed measurement u. -Denotes used measurement
 m. -Denotes measured distance fd. -Denotes found monument
 PPN -Denotes permanent parcel number INST -Denotes instrument number
 DN -Denotes document number AFN -Denotes automatic file number
 C.L./C.L. -Denotes centerline R/W -Denotes right-of-way (margin)
 L. -Denotes lot line R. -Denotes property line
 BCSU -Denotes monument found bent, coned, straightened and used
 BCO -Denotes monument found bent, coned and observed
 POB -Denotes point of beginning MP -Denotes "measured perpendicularity" aka -Denotes "also known as" fka -Denotes "formerly known as"
 FB -Denotes "field book" TR -Denotes "Township Road" CH -Denotes "County Highway"
 LCRD -Denotes "Lake County Records and Deeds"
 LCER -Denotes "Lake County Engineer's Records"



BASIS OF RESEARCH AND RECORDS

All county ownership research data and previous survey records were obtained from The County Recorder's Office and Map Room. All county centerline and right-of-way data was obtained from The County Engineer's Office. All state centerline and right-of-way data was obtained from The Ohio Department of Transportation Records.

LAKE COUNTY
 GEauga COUNTY



This map of survey prepared by
D.B. Kosie & Associates, LLC
 Professional Land Surveying
 (440) 286-2131
 11040 Madison Road
 Montville, Ohio 44064
 www.dbksurveys.com

ENGINEER'S APPROVAL

SURVEYOR'S CERTIFICATION

I certify that:
 Windsor Road Land LLC.
 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 governing Land Surveys in The State of Ohio. The bearings shown hereon are based on True North using The ODOT VRS and CORS GNSS Network (NAD83 (2011), NAVD83, GRS80, GEOID18). Distances are based on US Survey Foot Conversion (feet with decimal parts). The above certification is intended only to those parties named herein, and is valid only when accompanied by an original signature below. In accordance with the provisions of Chapter 2305.09(e) of The Ohio Revised Code, The Statute of Limitations of this Survey hereby expires four (4) years from the date shown hereon. The undersigned has not been provided a Title Examination and this Survey is based only on the documents shown hereon. No liability is assumed for the existence of any other documents that may affect the surveyed premises that would be revealed by a Title Examination. The undersigned assumes no liability for the use of unauthorized copies of this Plat of Survey, nor for any use, or reliance upon, by persons other than those specifically named herein for the intended purpose of this survey.

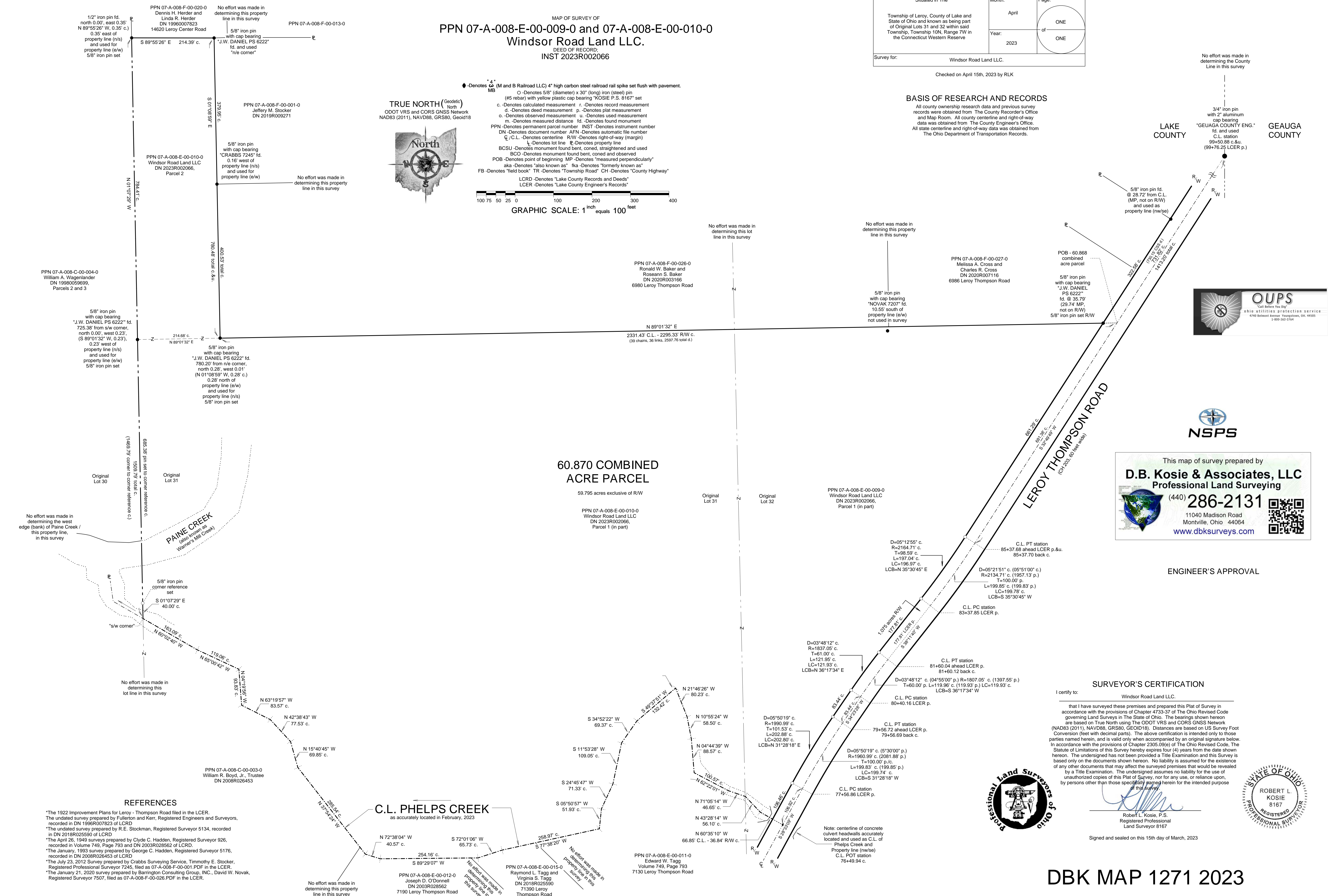


Robert L. Kosie, P.S.
 Registered Professional
 Land Surveyor 8167

Signed and sealed on this 15th day of March, 2023



DBK MAP 1271 2023



REFERENCES

- *The 1922 Improvement Plans for Leroy - Thompson Road filed in the LCER.
- *The undated survey prepared by Fullerton and Kerr, Registered Engineers and Surveyors, recorded in DN 1996R007823 of LCERD.
- *The undated survey prepared by R.E. Stockman, Registered Surveyor 5134, recorded in DN 2018R025590 of LCERD.
- *The April 26, 1949 surveys prepared by Clyde C. Hadden, Registered Surveyor 926, recorded in Volume 749, Page 793 and DN 2003R028562 of LCERD.
- *The January, 1993 survey prepared by George C. Hadden, Registered Surveyor 5176, recorded in DN 2008R026453 of LCERD.
- *The July 23, 2012 Survey prepared by Crabbs Surveying Service, Timmothy E. Stocker, Registered Professional Surveyor 7245, filed as 07-A-008-F-00-001.PDF in the LCER.
- *The January 21, 2020 survey prepared by Barrington Consulting Group, INC., David W. Novak, Registered Surveyor 7507, filed as 07-A-008-F-00-026.PDF in the LCER.