

City Of Akron

Vol. 395 Pg. 354

Survey Reference Data

Surveys: Reference Bearing N88°52'47"E Along The Centerline Of Bartholomew Rd. Taken From LaDue Highlands Subdivision Recorded In P.B. 28, Pg. 42 Survey For The City Of Akron Made By Environmental Design Group In Jan. 1993.

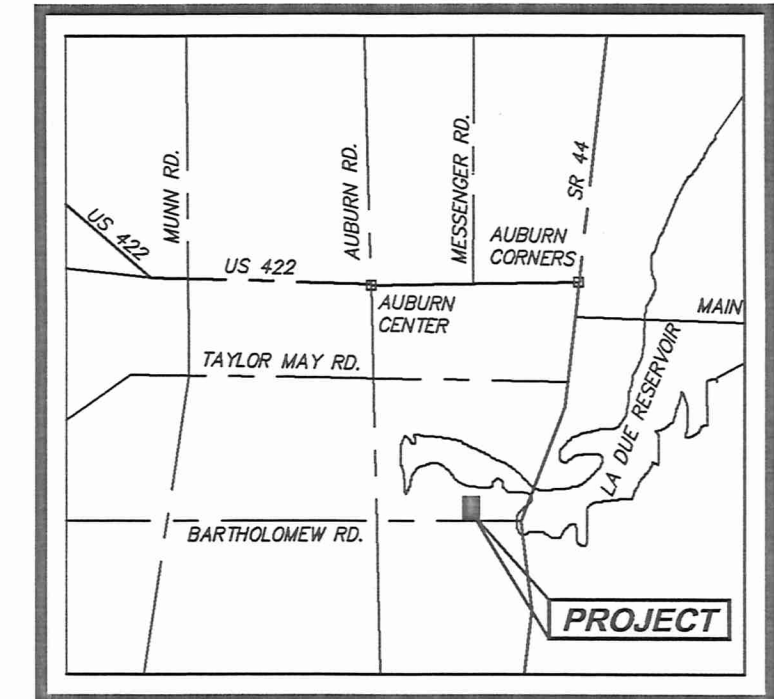
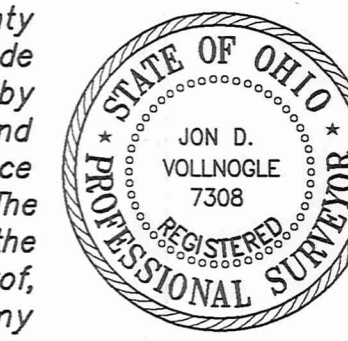
Deeds: The Donald And Josephine May Trust Vol. 926 Pg. 435 The Donald And Josephine May Trust Vol. 926 Pg. 437 City Of Akron, Ohio Vol. 424 Pg. 74 City Of Akron, Ohio Vol. 395 Pg. 354 Bartholomew Road, Rd. Record Book "C" Pg. 66

LEGEND

- Iron Pin Found
○ 5/8" Iron Pin Or P-K Nail Set
■ Iron Pin In Monument Found

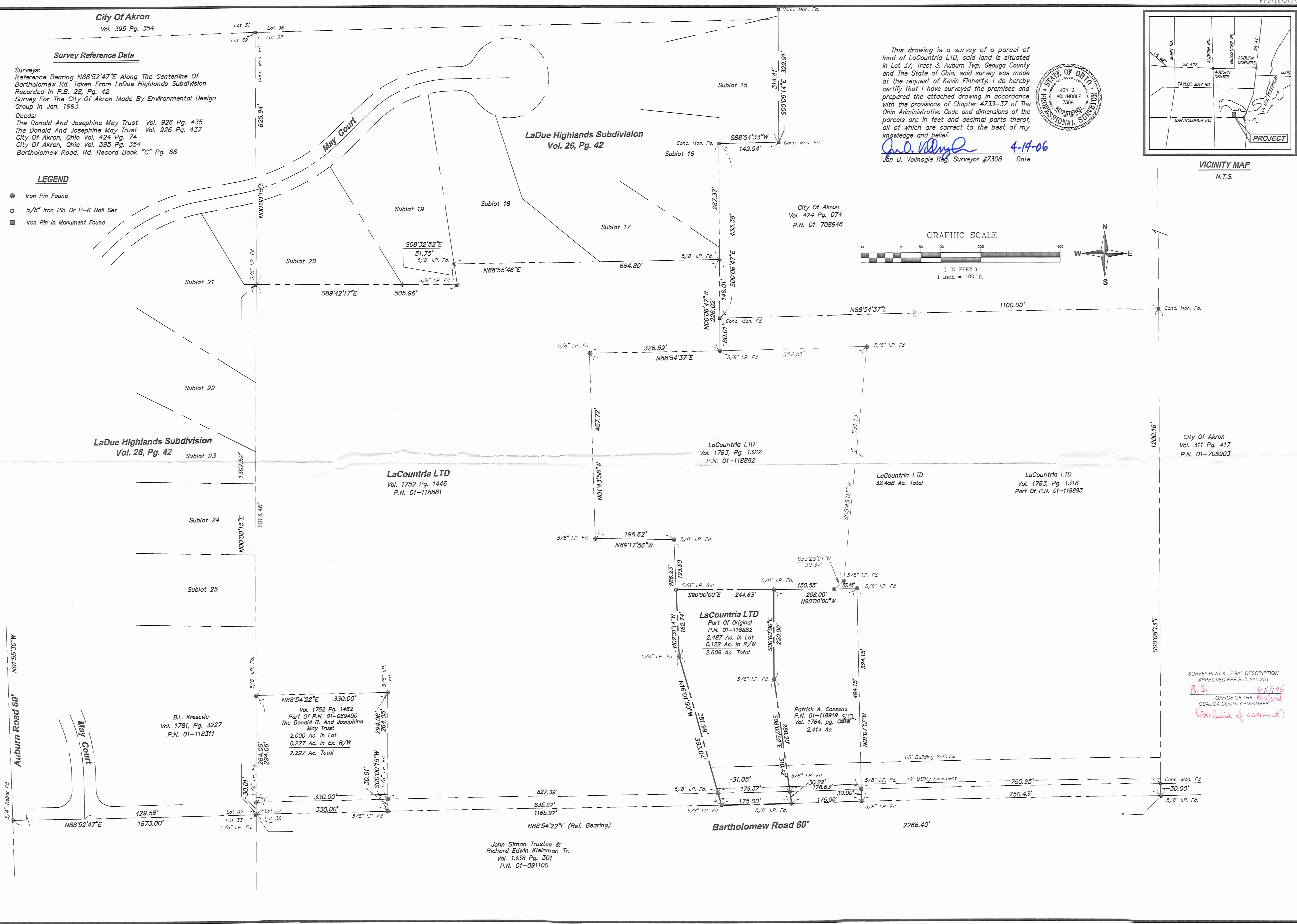
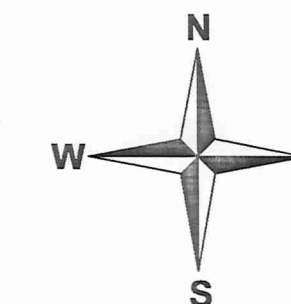
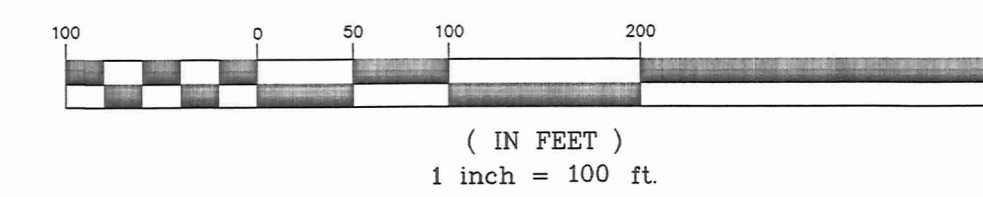
This drawing is a survey of a parcel of land of LaCountria LTD, said land is situated in Lot 37, Tract 3, Auburn Twp, Geauga County and The State of Ohio, said survey was made at the request of Kevin Finnerty. I do hereby certify that I have surveyed the premises and prepared the attached drawing in accordance with the provisions of Chapter 4733-37 of The Ohio Administrative Code and dimensions of the parcels are in feet and decimal parts thereof, all of which are correct to the best of my knowledge and belief.

Jon D. Vollnogle 4-14-06
Jon D. Vollnogle Reg. Surveyor #7308 Date



VICINITY MAP
N.T.S.

GRAPHIC SCALE



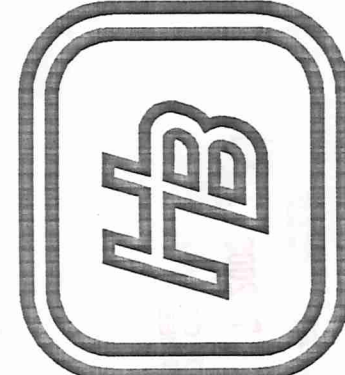
SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 411706
OFFICE OF THE REVISOR
GEAUGA COUNTY ENGINEER
(Exclusive of easement)

Table with 2 columns: REVISIONS, and empty rows for recording changes.

DESIGNED BY: G.T.L.
DRAWN BY: G.T.L.
CHECKED BY: J.D.V.
DATE: 4-12-2006
JOB NUMBER: 05-3054
FIELD BOOK: 426

Survey Of A Parcel Of Land Of Lands Of
LaCountria LTD
Lot 37, Tract 3, Auburn Township
Gauga County, State Of Ohio

Howells & Baird, Inc.
CIVIL ENGINEERS & SURVEYORS
SALEM, OHIO 44854
PH. (330) 332-4834
FAX. (330) 332-4058



SCALE
1"=100'
SHEET
SA-2605

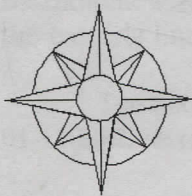
John Siman Trustee &
Richard Edwin Kleinman Tr.
Vol. 1338 Pg. 301
P.N. 01-091100

Howells and Baird, Inc.

CIVIL ENGINEERS AND SURVEYORS

1156 East State Street
SALEM, OHIO 44460-2292La Countria
picked up 4-17-06
01-119103
VOL 1808 PG 1070JON D. VOLLNOGLE, P.E., P.S.
PresidentJACK H. HOWELLS, P.E., P.S.
Business DevelopmentPHONE (330) 332-4834
FAX. NO. (330) 332-4058
E-MAIL: howbaird@neo.rr.com
DONALD L. BAIRD, P.E., P.S.
Vice President 1934 - 1995

16 January 2006 (Revised 14 April 2006)



DESCRIPTION OF A 2.609 ACRE PARCEL FOR LaCOUNTRIA, LTD.

Known as and being a parcel of land situated in Lot 37, Tract 3, Auburn Township, Geauga County, State of Ohio and being further bounded and described as follows:

Beginning for reference at a 5/8 inch iron pin found at the southwest corner of said Lot 37 in Auburn Township, Tract 3, said iron pin also being the centerline of Bartholomew Road (a sixty foot wide road), said iron pin being N 88°-52'-47"E a distance of 1673.00 feet from a 3/4 inch rebar found at the intersection of the centerlines of Bartholomew Road and Auburn Road (a sixty foot wide road);

thence N 88°-54'-22"E (reference bearing) along the south line of said Lot 37, also being the centerline of Bartholomew Road, a distance of 1165.97 feet to a 5/8 inch iron pin found, said iron pin being the true place of beginning of the tract herein described;

thence N 16°-01'-50"W along the easterly boundary line of lands owned by LaCountria, Ltd., Parcel No. 01-118881, as recorded in Volume 1752, Page 1446 of the Geauga County Deed of Records, also being the westerly boundary line of lands owned by LaCountria, Ltd., Parcel No. 01-118882, as recorded in Volume 1763, Page 1322 of the Geauga County Deed of Records, a distance of 383.04 feet to a 5/8 inch iron pin found, but passing over a 5/8 inch iron pin found for reference on the northerly right-of-way line of said Bartholomew Road at 31.05 feet;

thence N 2°-31'-14"W along the westerly boundary line of said Parcel No. 01-118882 and along the easterly boundary line of said Parcel No. 01-118881, a distance of 162.74 feet to a 5/8 inch iron pin set;

thence N 90°-00'-00"E a distance of 244.63 feet to a 5/8 inch iron pin found at an angle point in the easterly boundary line of said Parcel No. 01-118882 and said iron pin also being at the northwest corner of lands owned by Patrick A. Cozzens, Parcel No. 01-118919, as recorded in Volume 1764, Page ~~0515~~ 512 of the Geauga County Deed of Records;

thence S 0°-00'-00"E along the easterly line boundary line of said Parcel No. 01-118882 and along the westerly boundary line of said Parcel No. 01-118919; a distance of 220.00 feet to a 5/8 inch iron pin found;

thence S 8°-00'-52"E along the easterly boundary line of said Parcel No. 01-118882 and along the westerly boundary line of said Parcel No. 01-118919, a distance of 310.42 feet to a 5/8 inch iron pin found, said iron pin being on the south line of said Lot 37, Auburn Township, also being the centerline of Bartholomew Road, but passing through a 5/8 inch iron pin found for reference on the northerly right-of-way line of Bartholomew Road at a distance of 280.20 feet;

Description of a 2.609 Acre Parcel for LaCountria, Ltd.
16 January 2006 (Revised 14 April 2006)
Page 2

thence S 88°-54'-22"W along the south line of said Lot 37, also being the centerline of Bartholomew Road, a distance of 175.00 feet to the place of beginning, containing 2.609 acres of land, more or less, of which 0.122 acres lies within existing right-of-way of Bartholomew Road.

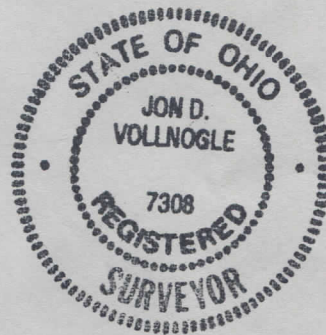
The above described parcel also being subject to a 12 foot wide utility easement being adjacent to and 12 feet distant northerly and parallel to the northerly right-of-way line of Bartholomew Road, said easement extends from the westerly line of the above described parcel to the easterly line of the above described parcel.

The above described parcel formerly being a part of the lands of LaCountria, Ltd., Parcel No. 01-118882, as recorded in Volume 1763, Page 1322 of the Geauga County Records of Deeds.

This legal description was prepared by Jon D. Vollnogle, Registered Surveyor No. 7308 in April 2006 from a survey performed under his supervision.

Jon D. Vollnogle, Reg. Surveyor #7308

SEAL:



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

R.S.

4/17/06

OFFICE OF THE
GEAUGA COUNTY ENGINEER

Revised (exclusive of easement)