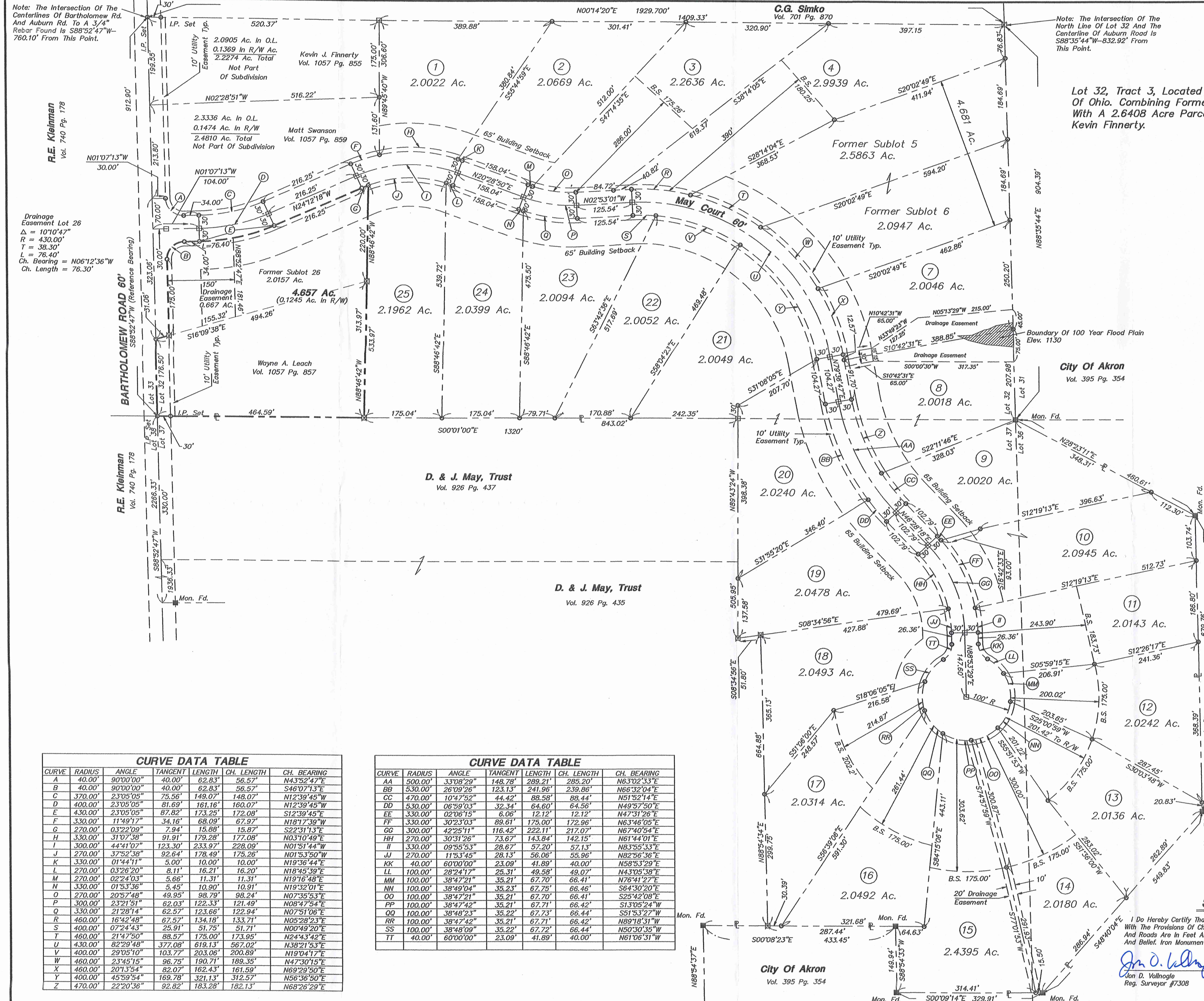


### SURVEY MAP

Lot 32, Tract 3, Located In Auburn Township, Geauga County, State Of Ohio. Combining Former Sublot 26 In Labue Highlands Subdivision With A 2.6408 Acre Parcel Now Or Formerly Of Wayne A. Leach For Kevin Finnerty.

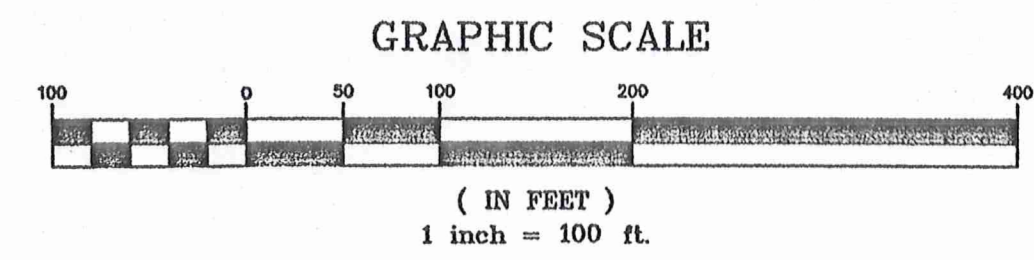


Note: The Intersection Of The Centerlines Of Bartholomew Rd. And Auburn Rd. To A 3/4" Rebar Found Is S88°52'47"W - 760.10' From This Point.

Note: The Intersection Of The North Line Of Lot 32 And The Centerline Of Auburn Road Is S88°35'44"W - 832.92' From This Point.

R.E. Kleinman Vol. 740 Pg. 178  
Drainage Easement Lot 26  
Δ = 10°10'47"  
R = 430.00'  
T = 38.30'  
L = 76.40'  
Ch. Bearing = N06°12'36"W  
Ch. Length = 76.30'

- LEGEND**
- 5/8" Iron Pin Set
  - Iron Pin Found
  - Monument Set
  - Monument Found
  - ⊠ 5/8" Iron Pin Set In Concrete



**CURVE DATA TABLE**

CURVE	RADIUS	ANGLE	TANGENT	LENGTH	CH. LENGTH	CH. BEARING
A	40.00'	90°00'00"	40.00'	62.83'	56.57'	N43°52'47"E
B	40.00'	90°00'00"	40.00'	62.83'	56.57'	S46°07'13"E
C	370.00'	23°05'05"	75.56'	149.07'	148.07'	N12°39'45"W
D	400.00'	23°05'05"	81.69'	161.16'	160.07'	N12°39'45"W
E	430.00'	23°05'05"	87.82'	173.25'	172.08'	S12°39'45"E
F	330.00'	11°49'17"	34.16'	68.09'	67.97'	N18°17'39"W
G	270.00'	03°22'09"	7.94'	15.88'	15.87'	S22°31'13"E
H	330.00'	31°07'38"	91.91'	179.28'	177.08'	N03°10'49"E
I	300.00'	44°41'07"	123.30'	233.97'	228.09'	N01°51'44"W
J	270.00'	37°52'38"	92.64'	178.49'	175.26'	N01°53'50"W
K	330.00'	01°44'11"	5.00'	10.00'	10.00'	N19°36'44"E
L	270.00'	03°26'20"	8.11'	16.21'	16.20'	N18°45'39"E
M	270.00'	02°24'03"	5.66'	11.31'	11.31'	N19°16'48"E
N	330.00'	01°53'36"	5.45'	10.90'	10.91'	N19°32'01"E
O	270.00'	20°57'48"	49.95'	98.79'	98.24'	N07°35'53"E
P	300.00'	23°21'51"	62.03'	122.33'	121.49'	N08°47'54"E
Q	330.00'	21°28'14"	62.57'	123.66'	122.94'	N07°51'06"E
R	460.00'	16°42'48"	67.57'	134.18'	133.71'	N05°28'23"E
S	400.00'	07°24'43"	25.91'	51.75'	51.71'	N00°49'20"E
T	460.00'	21°47'50"	88.57'	175.00'	173.95'	N24°43'42"E
U	430.00'	82°29'48"	377.08'	619.13'	567.02'	N38°21'53"E
V	400.00'	29°05'10"	103.77'	203.06'	200.89'	N19°04'17"E
W	460.00'	23°45'15"	96.75'	190.71'	189.35'	N47°30'15"E
X	460.00'	20°13'54"	82.07'	162.43'	161.59'	N69°29'50"E
Y	400.00'	45°59'54"	169.78'	321.13'	312.57'	N56°36'50"E
Z	470.00'	22°20'36"	92.82'	183.28'	182.13'	N68°26'29"E

**CURVE DATA TABLE**

CURVE	RADIUS	ANGLE	TANGENT	LENGTH	CH. LENGTH	CH. BEARING
AA	500.00'	33°08'29"	148.78'	289.21'	285.20'	N63°02'33"E
BB	530.00'	26°09'26"	123.13'	241.96'	239.86'	N66°32'04"E
CC	470.00'	10°47'52"	44.42'	88.58'	88.44'	N51°52'14"E
DD	530.00'	06°59'03"	32.34'	64.60'	64.56'	N49°57'50"E
EE	330.00'	02°06'15"	6.06'	12.12'	12.12'	N47°31'26"E
FF	330.00'	30°23'03"	89.61'	175.00'	172.96'	N63°46'05"E
GG	300.00'	42°25'11"	116.42'	222.11'	217.07'	N67°40'54"E
HH	270.00'	30°31'26"	73.67'	143.84'	142.15'	N61°44'01"E
II	330.00'	09°55'53"	28.67'	57.20'	57.13'	N83°55'33"E
JJ	270.00'	11°53'45"	28.13'	56.06'	55.96'	N82°56'36"E
KK	40.00'	60°00'00"	23.09'	41.89'	40.00'	N58°53'29"E
LL	100.00'	28°24'17"	25.31'	49.58'	49.07'	N43°05'38"E
MM	100.00'	38°47'21"	35.21'	67.70'	66.41'	N76°41'27"E
NN	100.00'	38°49'04"	35.23'	67.75'	66.46'	S64°30'20"E
OO	100.00'	38°47'21"	35.21'	67.70'	66.41'	S25°42'08"E
PP	100.00'	38°47'42"	35.21'	67.71'	66.42'	S13°05'24"W
QQ	100.00'	38°48'23"	35.22'	67.73'	66.44'	S51°53'27"W
RR	100.00'	38°47'42"	35.21'	67.71'	66.42'	N89°18'31"W
SS	100.00'	38°48'09"	35.22'	67.72'	66.44'	N50°30'35"W
TT	40.00'	60°00'00"	23.09'	41.89'	40.00'	N61°06'31"W

### SURVEYOR'S CERTIFICATION

I Do Hereby Certify That I Have Surveyed The Premises And Prepared The Attached Plat In Accordance With The Provisions Of Chapter 9733-37 Of The Ohio Administrative Code And Dimensions Of The Lots And Roads Are In Feet And Decimal Parts Thereof, All Of Which Are Correct To The Best Of My Knowledge And Belief. Iron Monuments Or Pins As Indicated Hereon Have Been Set In Place.

*Jon D. Vollgast* 7-17-02  
Date  
Jon D. Vollgast  
Reg. Surveyor #7308

Seal:

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

SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
OFFICE OF THE  
GAUGA COUNTY ENGINEER

AUB00148

# Howells and Baird, Inc.

CIVIL ENGINEERS AND SURVEYORS  
417 East State Street  
SALEM, OHIO 44460-2848

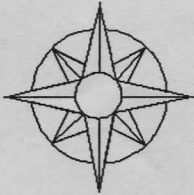
Leach  
picked up 7-30-02  
01-118311  
V. 1502-P. 645

**JON D. VOLLNOGLE, P.E., P.S.**  
President

**JACK H. HOWELLS, P.E., P.S.**  
Business Development

PHONE (330) 332-4834  
FAX. NO. (330) 332-4058  
E-MAIL: howbaird@sky-access.com  
**DONALD L. BAIRD, P.E., P.S.**  
Vice President 1934 - 1995

2 July 2002



DESCRIPTION OF A 4.657 ACRE PARCEL COMBINING FORMER SUBLOT 26 IN LA DUE HIGHLANDS SUBDIVISION, PLAT VOLUME 26, PAGE 42, WITH A 2.6408 ACRE PARCEL NOW OR FORMERLY OWNED BY WAYNE A. LEACH AS RECORDED IN VOLUME 1057, PAGE 857

Situated in Lot No. 32, Tract 3, of the Township of Auburn, County of Geauga, State of Ohio, and being further bounded and described as follows:

Beginning at a 5/8 inch iron pin set at the southeast corner of said Lot 32 on the centerline of Bartholomew Road, said iron pin also being at the southeast corner of lands now or formerly owned by Wayne A. Leach as recorded in Volume 1057, Page 857 of the Geauga County Records of Deeds;

thence S 88°-52'-47"W (reference bearing) with the south line of said Lot 32 and with said centerline of Bartholomew Road, also the south line of said Leach lands, a distance of 176.50 feet to a 5/8 inch iron pin set;

thence N 16°-09'-38"W a distance of 31.06 feet to a 5/8 inch iron pin set in concrete, said iron pin being on the north right-of-way line of said Bartholomew Road, said iron pin also being the southeast corner of said former Sublot 26;

thence S 88°-52'-47"W with said north right-of-way line of Bartholomew Road a distance of 175.00 feet to a 5/8 inch iron pin set;

thence on a curve to the right with the easterly right-of-way line of May Court having a chord bearing of N 46°-07'-13"W and a chord distance of 56.57 feet to a 5/8 inch iron pin set, said curve having a radius of 40.00 feet, a central angle of 90°-00'-00", a tangent length of 40.00 feet, and an arc length of 62.83 feet;

thence N 1°-07'-13"W with said easterly right-of-way line of May Court a distance of 34.00 feet to a 5/8 inch iron pin set;

thence on a curve to the left with said easterly right-of-way line of May Court having a chord bearing of N 12°-39'-45"W and a chord distance of 172.08 feet to a 5/8 inch iron pin set, said curve having a radius of 430.00 feet, a central angle of 23°-05'-05", a tangent length of 87.82 feet, an arc length of 173.25 feet;

thence N 24°-12'-18"W with said easterly right-of-way line of May Court a distance of 216.25 feet to a 5/8 inch iron pin set;

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Description of a 4.657 Acre Parcel - La Due Highlands Subdivision  
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thence on a curve to the right with said easterly right-of-way line of May Court having a chord bearing of N 22°-31'-13"W and a chord distance of 15.87 feet to a 5/8 inch iron pin set at the northwest corner of said former Sublot 26 and the southwest corner of Sublot 25 in said subdivision, said curve having a radius of 270.00 feet, a central angle of 3°-22'-09", a tangent length of 7.94 feet, and an arc length of 15.88 feet;

thence S 88°-46'-42"E with the south line of Lot 25 of said La Due Highlands Subdivision a distance of 533.97 feet to a 5/8 inch iron pin set in concrete, said iron pin being at the northeast corner of said Wayne A. Leach lands, said iron pin also being on the west line of lands of D. & J. May, Trust as recorded in Volume 926, Page 437, of said Geauga County Records of Deeds;

thence S 0°-01'-00"E with said west line of D. & J. May, Trust lands and the east line of said Wayne A. Leach a distance of 464.59 feet, but passing through a 5/8 inch iron pin set on the north right-of-way line of said Bartholomew Road a distance of 434.59, to the place of beginning, containing 4.657 acres of land, more or less, of which 0.1245 acres lies within the right-of-way of Bartholomew Road and being subject to all legal rights-of-way and easements.

The above described parcel contains a drainage easement and is further described as follows:

Beginning for reference at a 5/8 inch iron pin set at the southeast corner of said Lot 32 in the centerline of Bartholomew Road;

thence S 88°-52'-47"W with the south line of said Lot 32 and the centerline of said Bartholomew Road a distance of 176.50 feet to a 5/8 inch iron pin set;

thence N 16°-09'-38"W a distance of 31.06 feet to a 5/8 inch iron pin set in concrete, said iron pin being on the north right-of-way line of said Bartholomew Road, said iron pin also being at the southeast corner of said former Sublot 26, said iron pin also being the true place of beginning of the drainage easement herein described;

thence S 88°-52'-47"W with the said north right-of-way line of Bartholomew Road a distance of 175.00 feet to a 5/8 inch iron pin set;

thence on a curve to the right with the easterly right-of-way line of May Court having a chord bearing of N 46°-07'-13"W and a chord distance of 56.57 feet to a 5/8 inch iron pin set, said curve having a radius of 40.00 feet, a central angle of 90°-00'-00", a tangent length of 40.00 feet, and an arc length of 62.83 feet;

thence N 1°-07'-13"W with said easterly right-of-way line of May Court a distance of 34.00 feet to a 5/8 inch iron pin set;

thence on a curve to the left with said easterly right-of-way line of May Court having a chord bearing of N 6°-12'-36"W and a chord distance of 76.30 feet to a point, said curve having a radius of 430.00 feet, a central angle of 10°-10'-47", a tangent length of 38.30 feet, and an arc length of 76.40 feet;

Description of a 4.657 Acre Parcel - La Due Highlands Subdivision  
2 July 2002  
Page 3

thence N 88°-52'-47"E a distance of 181.46 feet to a point on the west line of lands now or formerly owned by Wayne A. Leach as recorded in Volume 1057, Page 857, of the Geauga County Records of Deeds;

thence S 16°-09'-38"E with said west line of Wayne A. Leach lands a distance of 155.32 feet to the place of beginning, containing 0.667 acres.

The basis of bearings for the above description is S 88°-52'-47"W for the south line of said Lot 32 of Auburn Township.

This description was prepared by Jon D. Vollnogle, Registered Surveyor No. 7308, in June 2002 from a survey performed under his supervision in June 1996.

*Jon D. Vollnogle*  
\_\_\_\_\_  
Jon D. Vollnogle, Reg. Surveyor #7308

SEAL:



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

*R.S.* \_\_\_\_\_ *7/30/02*  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER