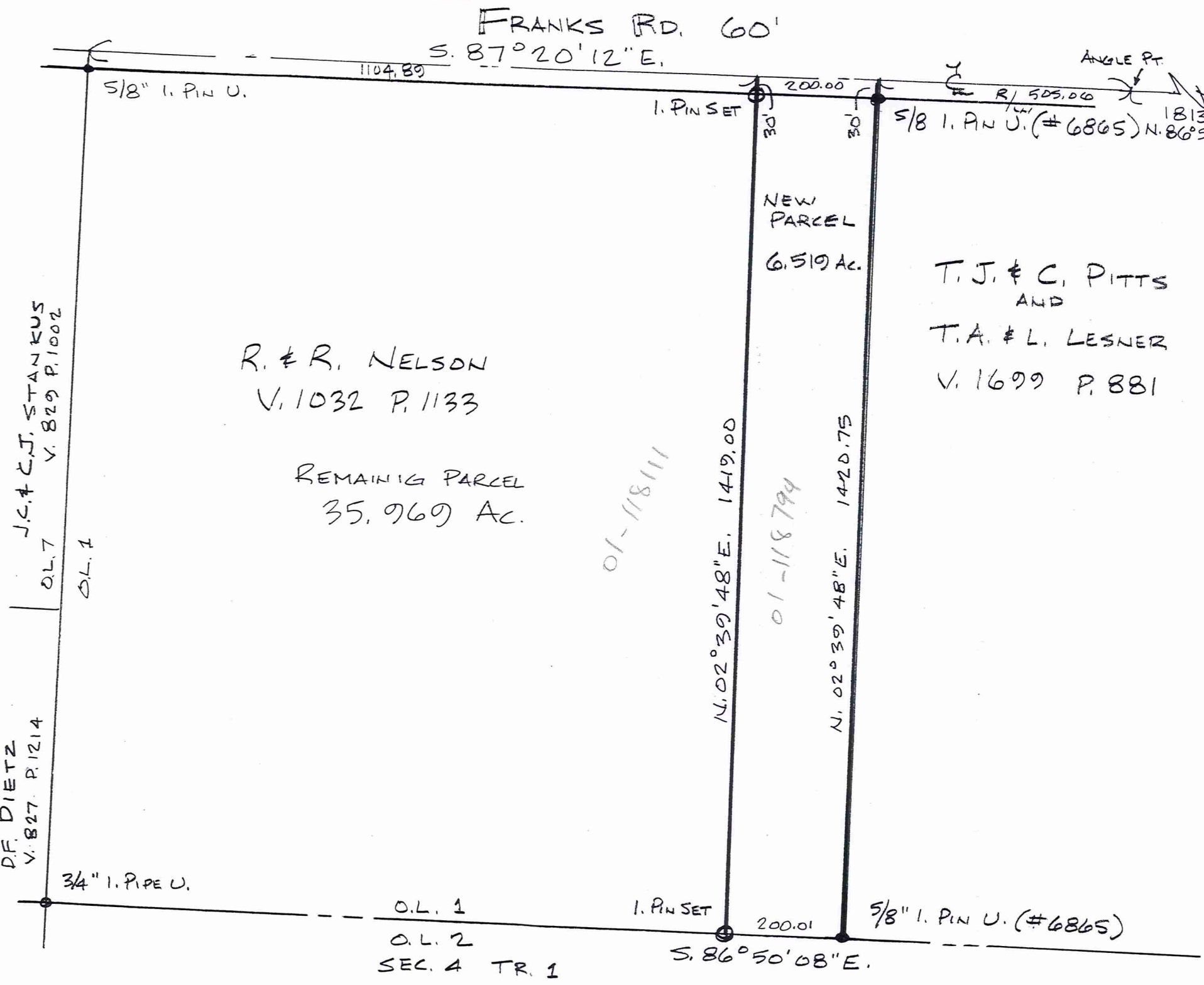


DEC 12 5003  
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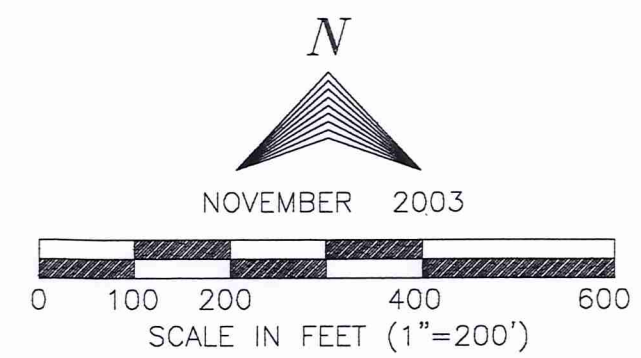
LOT SPLIT FOR:  
**R. & R. NELSON**

SITUATED IN THE TOWNSHIP OF AUBURN AND KNOWN AS BEING PART OF ORIGINAL AUBURN TOWNSHIP LOTS NO. 1, SECTION 4, TRACT ONE, COUNTY OF GEauga AND STATE OF OHIO AND CONTAINING 6.519 ACRES OF LAND.

DEED OF REFERENCE: R. & R. NELSON V. 1032, P. 1133



AUBURN ROAD



○ 1. PIN SET DENOTES 5/8\" IRON PIN SET WITH CAP  
MONUMENTS FOUND HAVE NO CAPS UNLESS NOTED  
BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
*R.S.* 12/15/03  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

PREPARED BY:  
**BRAUN CONSULTANTS**  
SURVEYING—LAND PLANNING—ENGINEERING—WETLANDS—CONSULTING  
17665 HASKINS RD.  
CHAGRIN FALLS, OHIO 44023  
440-543-5496

I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THIS SURVEY MAP IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

*Kevin S. Braun* 12-10-03  
KEVIN S. BRAUN PROFESSIONAL SURVEYOR NO. 7082



AUB 00173  
5-26

Nelson  
picked up 12-17-03  
01-118794  
Vol. 1715-Pg. 94

**LEGAL DESCRIPTION OF 6.519 ACRE PARCEL ON SOUTH SIDE OF FRANKS ROAD FOR R. & R. NELSON**

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being part of Original Auburn Township Lot 1, Section 4, Tract One and further bounded and described as follows:

Beginning at the centerline intersection of Franks Road and Auburn Road at a 3/4" iron pin used in a monument box, thence North 86° 58' 08" West, along said centerline of Franks Road, 1813.34 feet to angle point therein, thence North 87° 20' 12" West 505.06 feet to the northwest corner of land described in deed to T.J & C. Pitts and T.A. & L. Lesner recorded in Volume 1699, Page 881 of Geauga County Records, being the principal place of beginning:

Thence South 02° 39' 48" West, passing through a capped 5/8" iron pin( #6865) 30.00' used therefrom, along a westerly line of said T.J. & C. Pitts and T.A. & L. Lesner land, 1420.75 feet to a 5/8" capped iron pin used (#6865) in the southerly line of said Original Auburn Township Lot 1;

Thence North 86° 50' 08" West, along the southerly line of said Original Auburn Township Lot 1, 200.01 feet to a capped 5/8 iron pin set;

Thence North 02° 39' 48" East, 1419.00 feet to the centerline of said Franks Road, passing through a capped 5/8" iron pin set 30.00 feet therefrom;

Thence South 87° 20' 12" East, along the centerline of said Franks Road, 200.00 feet to the principal of place of beginning and containing 6.519 acres of land according to the survey of November 2003 by Kevin S. Braun Professional Surveyor No. 7082.

Bearings are to an assumed meridian and are used to denote angles only.

Deed of Reference: R.& R. Nelson V. 1032 P. 1133

*Kevin S. Braun 12-10-03*



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

*R.S.* 12/15/03  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

*good closure*