

AUB. 00174

Nelson "B"

picked up 7-24-02

01-118698

V. 1507- p. 510

AAA Land Surveying, Inc.

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Proposed lot split "B"

Situated in the Township of Auburn, County of Geauga, and the State of Ohio, and known as being part of Tract 2, Section 3, Lot 1 within said Township, and being further bounded and described as follows:

Beginning in the centerline of Wing Road (60' right-of-way), at the intersection of said centerline and the Northerly section line of Tract 2, Section 3, Lot 1 of said Township; said point also being the southeast corner of D.R. & A.S. Peterson, as recorded in Volume 934, Page 1257 of Geauga County Deed Records, and being the principal place of beginning of the description to herein to be described;

Thence S 02°33'42" W along the centerline of Wing Road, a distance of 524.09 feet to a point;

Thence N 88°10'55" W, passing through a 5/8" iron pin set on the westerly right-of-way of Wing Road, at 30.00 feet, a total distance of 422.94 feet to a 5/8" iron pin set;

Thence N 02°33'42" E, a distance of 505.97 feet to a 5/8" iron pin set on the southerly property line of D.R. & A.S. Peterson, as recorded in Volume 934, Page 1257 of Geauga County Deed Records;

Thence N 89°22'00" E along Peterson's southerly line, passing through a 5/8" iron pin found (Schwartz) on the westerly right-of-way line of Wing Road at 393.56 feet, a total distance of 423.56 feet back to the principal place of beginning, being 4.9325 Acres of land taken out of parcel 01-118689, and 0.0677 Acres of land taken out of parcel 01-074700, containing a total balance of 5.0002 Acres of land, but subject to all legal highways. Being a parcel surveyed and described out of the lands deeded to L.G. & J.L. Nelson, as recorded in Volume 1189, Page 643 of Geauga County Deed Records. Pursuant to a survey done in May 2002 by Keith B. Jones, Ohio Registered Surveyor #7794 Chardon Ohio. Basis of Bearings is N 89°22'00" E as referred to the northerly section line of Tract 2, Lot 1 of said Nelson's deed recorded in Vol. 1189, Page 643 of Geauga County Deed Records. All iron pins set are 5/8" dia. X 30" long rebar with a registration cap marked as "AAA #7794".

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

R.S. 724/02

OFFICE OF THE
GEAUGA COUNTY ENGINEER