

SITUATED IN THE TOWNSHIP OF AUBURN, COUNTY OF
GEAUGA, STATE OF OHIO AND KNOWN AS BEING IN
TRACT 2, SECTION 2, O.L. 1 OF TOWNSHIP 6,
RANGE VIII OF THE CONNECTICUT WESTERN RESERVE.

The bearings as used hereon are
based on an assumed meridian
and to denote relative angles
only.



Foresight Engineering Group
Engineers &
Surveyors
440 288-1010
440 288-1034 fax
320 Center Street
Columbus, Ohio 43264

SCALE: Horiz. 1" = 200'
Vert. None
FILE NAME:
I:\Nor40101\Plat
DATE: July 19, 2001

REVISIONS:

North Park Real Estate Group
17380 Munn Road
Auburn Twp. - Geauga County - Ohio
Plat of Survey

SHEET NO.
1 / 1

QUEENS WAY R/W 60'

N 86°34'24" W
1648.46'Obs. 1648.42'Rec.

Re-Subdivision of
Sublots No. 4 & 5 of
Queens Industrial Park
Plat vol. 26, pg. 52

5/8" Rebar
Fd. in a
Mon. Box

5/8" Rebar
Fd. in a
Mon. Box

Auburn Lakes Ltd.
Partnership
vol. 886, pg. 865

Queens Development
Corp.
vol. 1003, pg. 1142

Bruce & Susan Pyle
vol. 1222, pg. 627

Susan Pyle
vol. 1155, pg. 352

Munn Rd. Properties
vol. 1031, pg. 765

5/8" Rebar
Set

5/8" Rebar
Fd.

5/8" Rebar
Set

N86°26'12"W
2071.83'Obs. 2071.66'Rec.

N04°29'04"E
268.85'
324.98'
Obs. & Rec.

672,741 sq. ft. Total -14,625 sq. ft. in R/W =658116sq. ft. Residual
15.4440 acres Total -0.3357 acres in R/W =15.1083 acres Residual

MUNN ROAD R/W VARIES

3/4" Iron Pipe Fd. @
40.53' & 5/8" rebar
Fd. capped Kosie @
45.10'

N04°41'46"E
325.00'
Obs. & Rec.

Point
of
Beginning

Ronald Kovach &
Gayle Mantush
vol. 1268, pg. 724

Ronald Kovach &
Gayle Mantush
vol. 1268, pg. 724

James & Ruth Cathan
vol. 732, pg. 550

Sharron Bricker
vol. 1088, pg. 482

N86°26'12"W
2070.63'Obs. 2070.36'Rec.

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.

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

R.S. 7/19/01

OFFICE OF THE
GEAUGA COUNTY ENGINEER

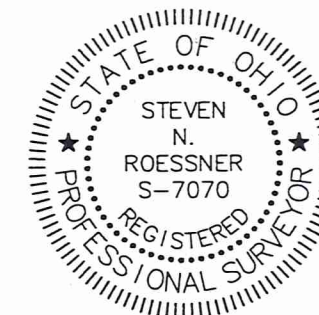
Note:
All 5/8 inch rebar set are 30" long,
capped Foresight Engineering.

This Plat was prepared without the benefit of an abstract
of Title and is subject to any state of facts revealed by
an examination of the same.

This Plat represents a Survey which meets the minimum
standards for a Boundary Survey in The State of Ohio as
specified in the Administrative Code Chapter 4733-37
Surveyed in July, 2001 by Foresight Engineering Group, Inc.
Under the supervision of Steven N. Roessner, P.S. #7070

Steven N. Roessner
Steven N. Roessner, P.S. #7070
Foresight Engineering Group, Inc.

7/19/01
Date



Survey Description
For
North Park Real Estate Group
July 19, 2001

Situated in the Township of Auburn, County of Geauga, State of Ohio and known as being in Tract 2, Section 2, O.L. 1 of Township 6, Range VIII of the Connecticut Western Reserve, and being further bounded and described as follows:

Beginning at the northeasterly corner of land now or formerly owned by Sharron Bricker by deed recorded in volume 1088, page 482 of the Geauga County Records of Deeds, said corner being on the centerline of Munn Road (width varies);

- Course I Thence North $86^{\circ}26'12''$ West along the northerly line of land of said Sharron Bricker, the northerly line of land now or formerly owned by James and Ruth Cathan by deed recorded in volume 732, page 550 and a northerly line of land now or formerly owned by Ronald Kovach and Gayle Mantush by deed recorded in volume 1268, page 724 of the Geauga County Records of Deeds a distance of 2070.63 feet to a 5/8 inch rebar found on an easterly line of land of said Ronald Kovach and Gayle Mantush, passing through a 3/4 inch iron pipe found at a distance of 40.53 feet and a 5/8 rebar found capped Kosie at a distance of 45.10 feet;
- Course II Thence North $4^{\circ}29'04''$ East along an easterly line of land of said Ronald Kovach and Gayle Mantush and an easterly line of land now or formerly owned by the Auburn Lakes LTD Partnership by deed recorded in volume 886, page 865 of the Geauga County Records of Deeds a distance of 324.98 feet to a 5/8 inch rebar set at a southwesterly corner of subplot 5 of the re-subdivision of sublots 4 and 5, Queens Industrial Park recorded in volume 26, page 52 of the Geauga County Records of Plats, passing through a 5/8 inch rebar found at a distance of 268.85 feet;
- Course III Thence South $86^{\circ}26'12''$ East along the southerly line of the said re-subdivision of sublots 4 and 5, Queens Industrial Park and the southerly line of land now or formerly owned by the Munn Road Properties by deed recorded in volume 1031, page 765 of the Geauga County Records of Deeds a distance of 2071.83 feet to the centerline of Munn Road, passing through a 5/8 inch rebar set at a distance of 2026.82 feet;
- Course IV Thence South $4^{\circ}41'46''$ West along the centerline of Munn Road a distance of 325.00 feet to the place of beginning and containing 15.4440 acres of land of which 0.3357 acres are within the right of way of Munn Road, as surveyed and described by Foresight Engineering Group, Inc. in July 2001 under the supervision of Steven N. Roessner, Professional Surveyor, Ohio #7070. The bearings as used herein are to an assumed meridian and to denote relative angles only. All 5/8 inch rebar set are 30 inches long capped Foresight Engineering. The intent of this description is to describe all of the lands owned by Raymond and Joanne Simpson by deed recorded in volume 911, page 698 of the Geauga County Records of Deeds.

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

R.S.

7/19/01

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GEAUGA COUNTY ENGINEER