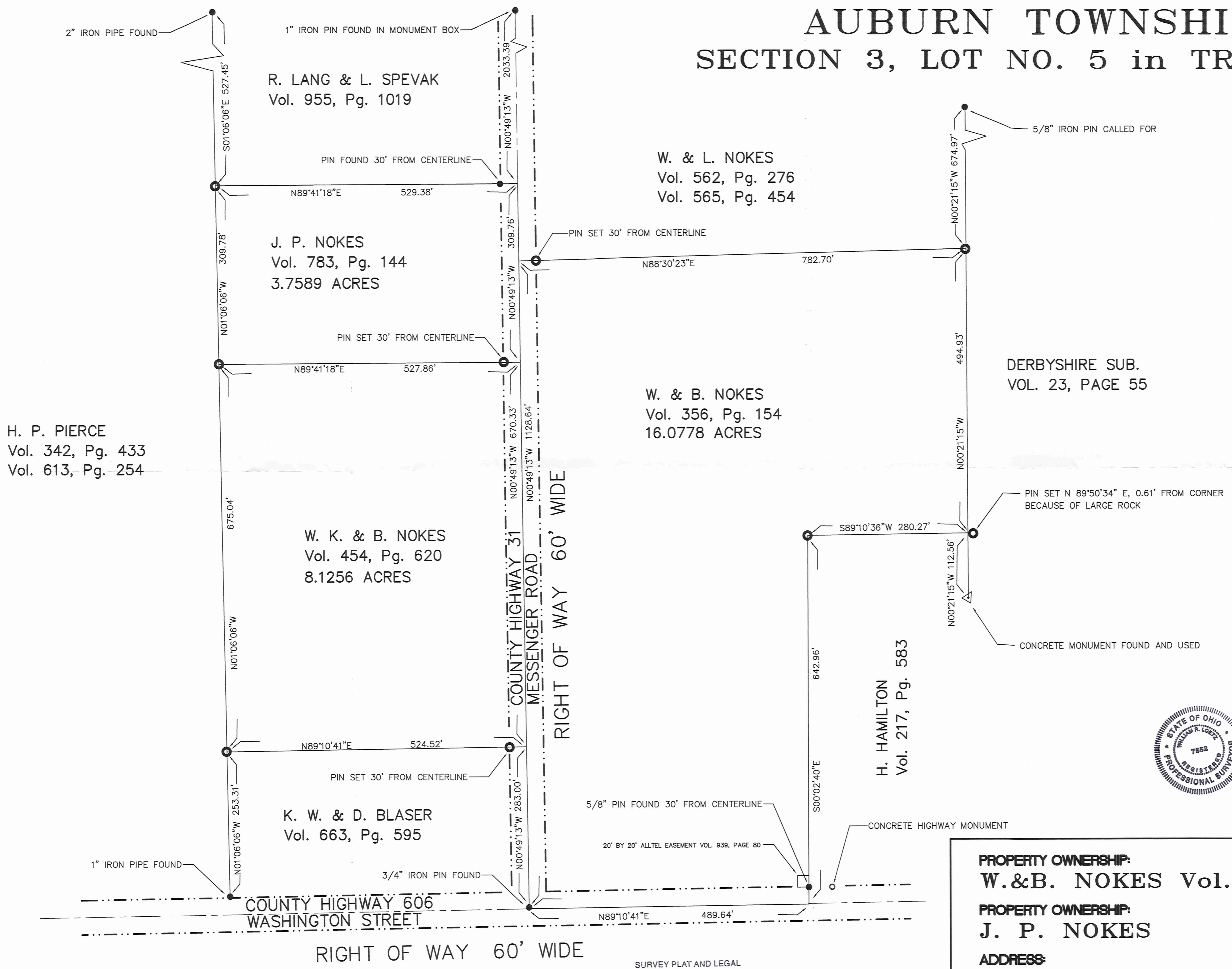


# PLAT OF NOKES PROPERTY SURVEY

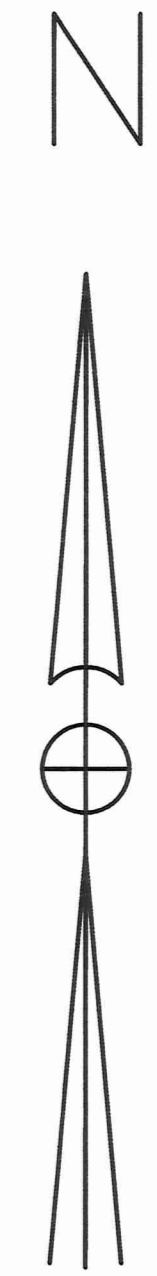
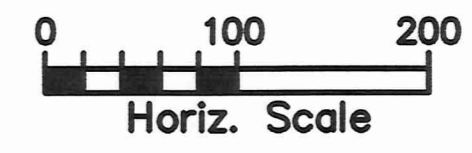
## GEAUGA COUNTY, OHIO

### AUBURN TOWNSHIP

#### SECTION 3, LOT NO. 5 in TRACT TWO



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



I hereby certify that I have surveyed these premises and prepared this map in accordance with the provisions of Chapter 4733-37 of the Ohio Administrative Code.

*William R. Loetz*  
 William R. Loetz  
 Ohio Registered Surveyor No. 7552  
 March, 1997



LEGEND	
○	3/4" IRON PIN SET
●	FOUND IRON PIN OR FOUND IRON PIPE
○	FOUND CONCRETE HIGHWAY MONUMENT
△	FOUND CONCRETE MONUMENT
---	CENTERLINE
----	RIGHT OF WAY LINE

<b>PROPERTY OWNERSHIP:</b>	<b>DEED:</b>
W.&B. NOKES	Vol. 356 P. 154 & Vol. 454 P. 620
<b>PROPERTY OWNERSHIP:</b>	<b>DEED:</b>
J. P. NOKES	Vol. 783 P. 144
<b>ADDRESS:</b>	
17681 MESSENGER ROAD	
BURTON, OH 44021	
<b>DATE:</b> 3 / 97	<b>SCALE:</b> 1 = 100

SURVEY PLAT AND LEGAL DESCRIPTION APPROVED  
 PER R.C. 315.251  
*R.S.* 4/3/1997  
 GEAUGA COUNTY ENGINEER

H. P. PIERCE  
 Vol. 342, Pg. 433  
 Vol. 613, Pg. 254

R. LANG & L. SPEVAK  
 Vol. 955, Pg. 1019

W. & L. NOKES  
 Vol. 562, Pg. 276  
 Vol. 565, Pg. 454

J. P. NOKES  
 Vol. 783, Pg. 144  
 3.7589 ACRES

W. & B. NOKES  
 Vol. 356, Pg. 154  
 16.0778 ACRES

DERBYSHIRE SUB.  
 VOL. 23, PAGE 55

W. K. & B. NOKES  
 Vol. 454, Pg. 620  
 8.1256 ACRES

H. HAMILTON  
 Vol. 217, Pg. 583

K. W. & D. BLASER  
 Vol. 663, Pg. 595

Survey for Jeffrey P. Nokes  
3.7589 Acre Parcel in Auburn Township

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being part of Original Township Lot 5, Section 3, Tract 2 and bounded and described as follows:

Beginning at a 3/4" iron pin found at the intersection of the centerline of Washington Street (60 feet wide) and the centerline of Messenger Road (60 feet wide);

Thence, North 00° 49' 13" West, along the centerline of Messenger Road, 953.33 feet to a point being the Northeasterly corner of land conveyed to William K. Nokes and Betty Nokes in Volume 454 Page 620 of Geauga County Records of Deeds and the Principle Place of Beginning;

Thence, South 89° 41' 18" West, along the Northerly boundary of said William K. Nokes and Betty Nokes land, passing through a 3/4" iron pin set at 30.00 feet a total distance of 527.86 feet to a 3/4" iron pin set on the easterly Boundary of land conveyed to Helen Pauline Pierce in Volume 613 Page 254 Geauga County Records of Deeds;

Thence, North 01° 06' 06" West, along the Easterly boundary of said Pierce land 309.78 feet to a 3/4" iron pin set on the southwesterly corner of land conveyed to R. H. Lang & L. K. Spevak in Volume 955 Page 1019 of Geauga County Records of Deeds;

Thence, North 89° 41' 18" East, along the Southerly boundary of said R. H. Lang & L. K. Spevak land, passing through a 1" iron pipe found at 499.38 feet, a total distance of 529.38 feet to a point on the centerline of Messenger Road;

Thence, South 00° 49' 13" East, along the centerline of Messenger Road, 309.76 feet to the Principle Place of Beginning, containing 3.7589 Acres of land, more or less, subject to all legal highways as surveyed March, 1997 by William R. Loetz RLS Ohio No. S/7552. Bearings shown are to an assumed meridian and are used to denote angles only.

PREVIOUS RECORDINGS: Volume 783 Page 144

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

R.S. 4, 3, 1997  
GEAUGA COUNTY ENGINEER



Survey for William K. & Betty Nokes  
8.1256 Acre Parcel in Auburn Township

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being part of Original Township Lot 5, Section 3, Tract 2 and bounded and described as follows:

Beginning at a 3/4" iron pin found at the intersection of the centerline of Washington Street (60 feet wide) and the centerline of Messenger Road (60 feet wide);

Thence, North 00° 49' 13" West, along the centerline of Messenger Road, 283.00 feet to a point being the Northeasterly corner of land conveyed to Keith W. Blaser & Diane Blaser in Volume 663 Page 595 of Geauga County Records of Deeds and the Principle Place of Beginning;

Thence, South 89° 10' 41" West, along the Northerly boundary of lands conveyed to Keith W. Blaser & Diane Blaser in Volume 663 Page 696 of Geauga County Records of Deeds, passing through a 3/4" iron pin set at 30.00 feet a total distance of 524.52 feet to a 3/4" iron pin set on the Easterly boundary of land conveyed to Helen Pauline Pierce in Volume 613 Page 254 of Geauga County Records of Deeds, said point also being the Northwesterly corner of said Blaser land;

Thence, North 01° 06' 06" West, along the Easterly boundary of said Pierce land 675.04 feet to a 3/4" iron pin set on the southwesterly corner of land conveyed to Jeffrey P. Nokes in Volume 783 Page 144 of Geauga County Records of Deeds;

Thence, North 89° 41' 18" East, along the Southerly boundary of said Jeffrey P. Nokes land, passing through a 3/4" iron pin set at 497.86 feet, a total distance of 527.86 feet to a point on the centerline of Messenger Road;

Thence, South 00° 49' 13" East, along the centerline of Messenger Road, 670.33 feet to the Principle Place of Beginning, containing 8.1256 Acres of land, more or less, subject to all legal highways as surveyed March, 1997 by William R. Loetz RLS Ohio No. S/7552. Bearings shown are to an assumed meridian and are used to denote angles only.

PREVIOUS RECORDINGS: Volume 454 Page 620

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

R.S. 4,3,1997  
GEAUGA COUNTY ENGINEER



Survey for William K. & Betty Nokes  
16.0776 Acre Parcel in Auburn Township

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being part of Original Township Lot 5, Section 3, Tract 2 and bounded and described as follows:

Beginning at a 3/4" iron pin found at the intersection of the centerline of Washington Street (60 feet wide) and the centerline of Messenger Road (60 feet wide);

Thence, North 00° 49' 13" West, along the centerline of Messenger Road, 1128.64 feet to a point on the centerline of Messenger Road being the Southwesterly corner of land conveyed to William K. Nokes Jr. and Linda C. Nokes in Volume 565 Page 454 of Geauga County Records of Deeds;

Thence, North 88° 30' 23" East, along the Northerly boundary of said William K. Nokes Jr. and Linda C. Nokes, passing through a 3/4" iron pin set at 30.00 feet a total distance of 782.70 feet to a 3/4" iron pin set on the Westerly boundary of Derbyshire Subdivision as recorded in Volume 23 Page 55 of Geauga County Records of Plats;

Thence, South 00° 21' 15" East, along the Westerly boundary of said Derbyshire Subdivision, 494.93 feet to a large rock witnessed by a 3/4" iron pin set North 89° 50' 34" East 0.61 feet from the actual corner, said corner also being the Northeasterly corner of land conveyed to Harold P. Hamilton and Genevieve C. Hamilton in Volume 217 Page 583 of Geauga County Records of Deeds;

Thence, South 89° 10' 36" West, along the Northerly boundary of said Hamilton land, 280.27 feet to a 3/4" iron pin set at the Northwesterly corner of said Hamilton land;

Thence, South 00° 02' 40" East, along the westerly boundary of said Hamilton land, passing through a 5/8" iron pin found at 612.96 feet, a total distance of 642.96 feet to a point on the centerline of Washington Street;

Thence, South 89° 10' 41" West, along the centerline of Washington Street 489.64 feet to the place of beginning, containing 16.0778 Acres of land, more or less, subject to all legal highways as surveyed March, 1997 by William R. Loetz RLS Ohio No. S/7552. This parcel is also subject to a right-of-way easement granted to the Western Reserve Telephone Company in Volume 939 Page 80 of Geauga County Records of Deeds. Bearings shown are to an assumed meridian and are used to denote angles only.

PREVIOUS RECORDINGS: Volume 356 Page 154

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

R.S. 4, 3, 1997  
GEAUGA COUNTY ENGINEER

