

PLAT OF SURVEY AND LOT SPLIT

For

MATTHEW SWANSON

SITUATED IN THE TOWNSHIP OF AUBURN, COUNTY OF GEAUGA AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL LOT NUMBER 9 OF SECTION NUMBER 3, TRACT 2, AUBURN TOWNSHIP.

LEGEND

●	ips	5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
○	i.Pin	Iron Pin
○	i.Pipe	Iron Pipe
□	Mon.	Monument
⊕	Fe	Fence post
⊗	Mag	Mag Nail Set
⊘	Fnd.	Found
D.	D.	Deed
R/Rec	R/Rec	Record
M/Msd	M/Msd	Measured
O/Obs	O/Obs	Observed
C/Calc	C/Calc	Calculated
U.	U.	Used
D.R.	D.R.	Deed Record
O.R.	O.R.	
C.L. C/L	C.L. C/L	Centerline
e/p	e/p	Edge of Pavement
P	P	Plat record information



GRAPHIC SCALE



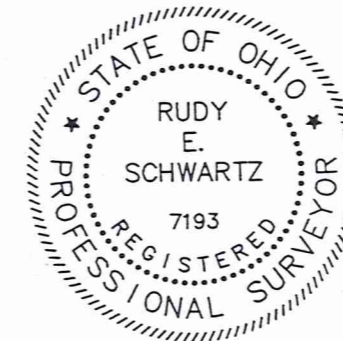
(IN FEET)

1 inch = 50ft.

SEPTEMBER 27, 2006

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A FIELD SURVEY MADE UNDER MY DIRECT SUPERVISION. MONUMENTS WERE FOUND OR SET AS INDICATED. DIMENSIONS ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS REFER TO AN ASSUMED MERIDAN AND ARE INTENDED TO INDICATE ANGLES ONLY. ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

Rudy Schwartz 9.28.06
RUDY SCHWARTZ, P.S. #7193 Date



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

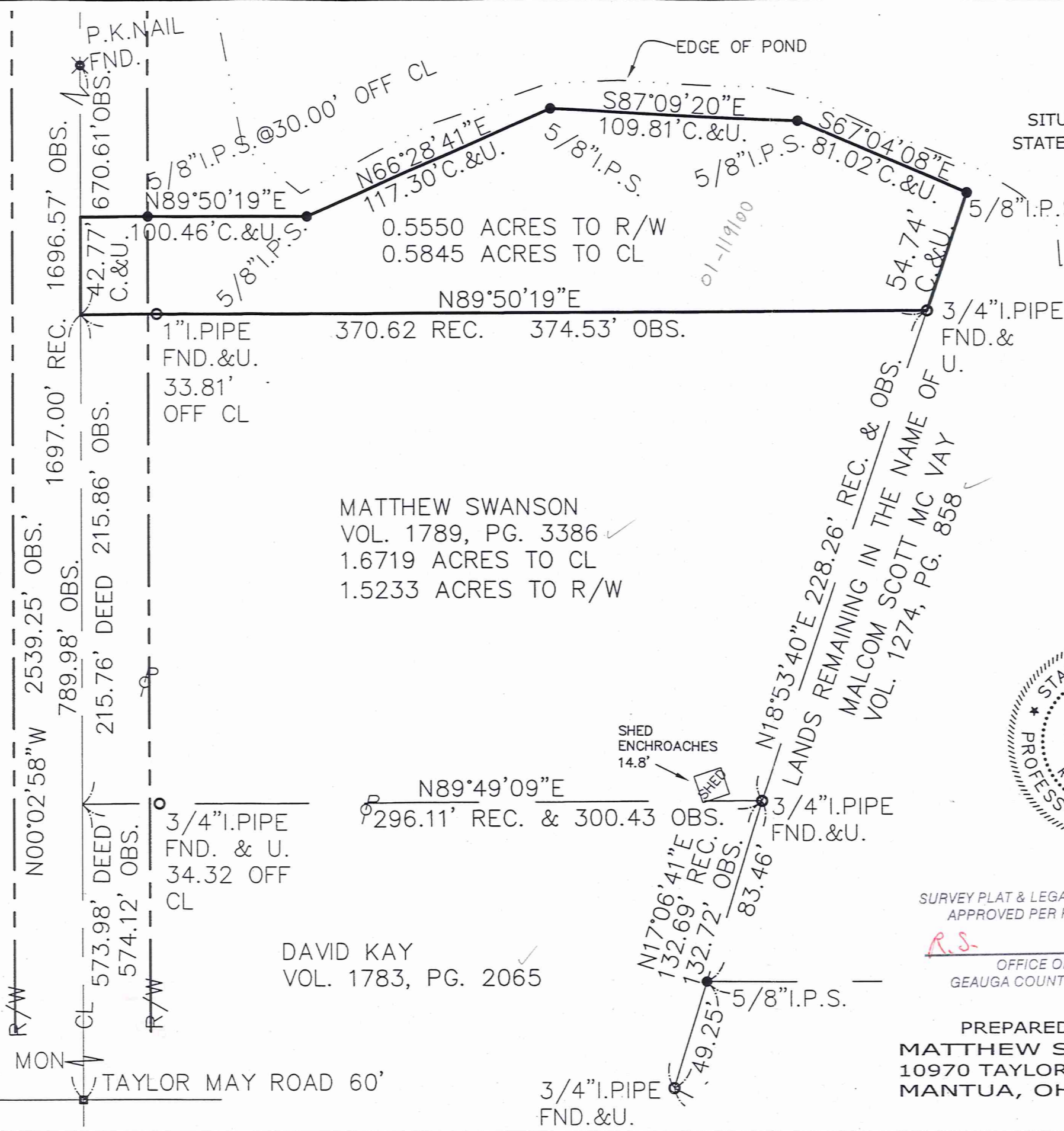
R.S. 10/2/06
OFFICE OF THE
GEAUGA COUNTY ENGINEER

PREPARED FOR:
MATTHEW SWANSON
10970 TAYLOR MAY ROAD
MANTUA, OHIO 44255

PREPARED BY:
SCHWARTZ LAND SURVEYING INC.

RUDY E. SCHWARTZ
PROFESSIONAL SURVEYOR
12121 KINSMAN ROAD
NEWBURY, OHIO 44065
440-564-8174 Fax: 440-564-8285

AUBURN ROAD 60'



MATTHEW SWANSON
VOL. 1789, PG. 3386 ✓
1.6719 ACRES TO CL
1.5233 ACRES TO R/W

DAVID KAY
VOL. 1783, PG. 2065 ✓



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AUB 00217

Swanson
picked up 10-2-06
01-119100
Vol. 1807- Pg. 1050

LEGAL DESCRIPTION
OF A
0.5845 ACRE PARCEL
FOR
MATTHEW SWANSON

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being a part of Original Lot No. 9 of section No. 3, Tract No.2 and further being known as part of a parcel of land conveyed to Malcolm Scott Mc Vay by deed recorded in Volume 1274, Page 858 of Geauga County Deed Records, and further bounded and described as follows;

Beginning at a point in the centerline of Auburn Road, 60 feet wide, at the Northwesterly corner of land conveyed to Matthew Swanson by deed recorded in Volume 1789, Page 3386 of Geauga County Deed Records, said point lying North 0° 02' 58" West along said centerline of Auburn Road, a distance of 789.98 feet from a monument box with a 1 inch iron pin found at its intersection with Taylor May Road, 60 feet wide;

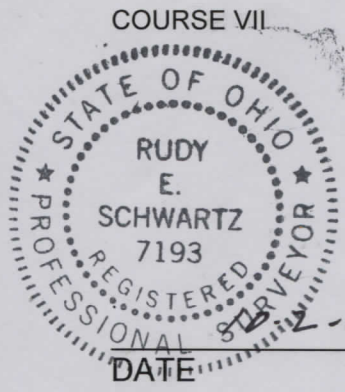
- COURSE I Thence North 0° 02' 58" West, along said centerline of Auburn Road, a distance of 42.77 feet to a point;
- COURSE II Thence North 89° 50' 19" East, passing through a 5/8 inch iron pin set at 30.00 feet, a total distance of 100.46 feet to a 5/8 inch iron pin set;
- COURSE III Thence North 66° 28' 41" East a distance of 117.30 feet to a 5/8 inch iron pin set;
- COURSE IV Thence South 87° 09' 20" East a distance of 109.81 feet to a 5/8 inch iron pin set;
- COURSE V Thence South 67° 04' 08" East a distance of 81.02 feet to a 5/8 inch iron pin set;
- COURSE VI Thence South 18° 53' 40" West a distance of 54.74 feet to a 3/4 inch iron pipe found at the Northeasterly corner of land so conveyed to Matthew Swanson;

COURSE VII Thence South 89° 50' 19" West, along the Northerly line of land so conveyed to Matthew Swanson, passing through a 1 inch iron pipe found at 340.72 feet, a total distance of 374.53 feet to the Place of Beginning containing 0.5845 acres of land (0.5550 acres of land excluding the area within the right-of-way of Auburn Road) as surveyed, calculated and described on September 27, 2006 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins set are I.D. Schwartz 7193

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

R.S. 10/2/06

OFFICE OF THE
GEAUGA COUNTY ENGINEER



[Signature]
RUDY E. SCHWARTZ, P.S. 7193