

Situated in the Township of Auburn,
County of Geauga and State of Ohio
and being a part of Lot No. 49,
Tract Three in Township 6,
Range 8 of the Connecticut Western Reserve

Parcel: 01-117214
Frank T. Maloney & Machele R. Adler Maloney
Vol. 1804, Pg. 1212

Parcel: 01-088800
Joseph A. Carcioppolo
Vol. 1163, Pg. 1023

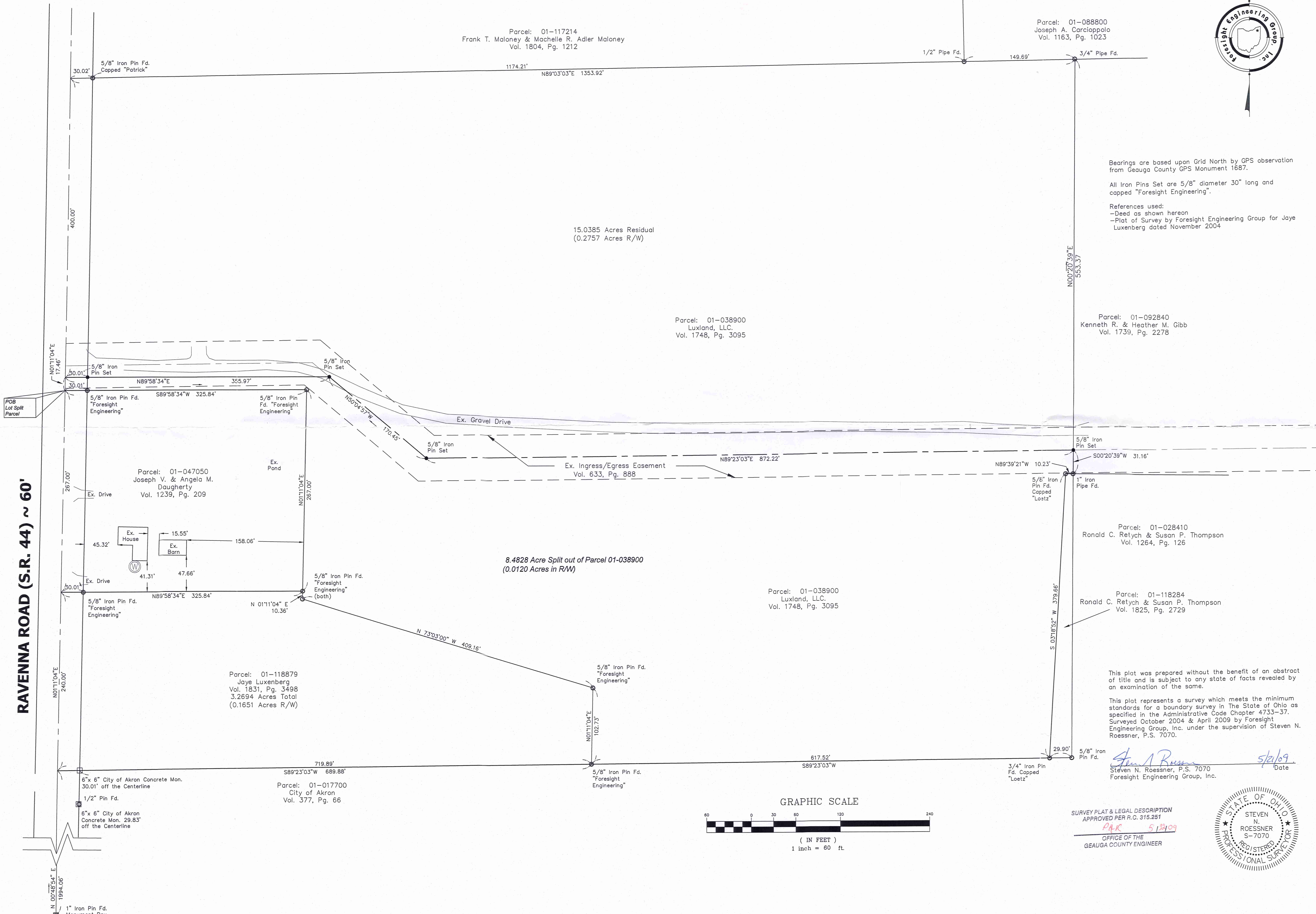


Foresight Engineering Group
Engineers & Surveyors

445 286-1014
440 286-1034 fax
320 Centre Street, Unit F
Chardon, Ohio 44024

Bearings are based upon Grid North by GPS observation from Geauga County GPS Monument 1687.
All Iron Pins Set are 5/8" diameter 30" long and capped "Foresight Engineering".
References used:
-Deed as shown hereon
-Plat of Survey by Foresight Engineering Group for Jaye Luxenberg dated November 2004

SCALE : Horiz. 1" = 60'
Vert. None
FILE NAME:
I:\Lam10901\Lot-Split
DATE :
May 21, 2009



Parcel: 01-092840
Kenneth R. & Heather M. Gibb
Vol. 1739, Pg. 2278

Parcel: 01-038900
Luxland, LLC.
Vol. 1748, Pg. 3095

Parcel: 01-047050
Joseph V. & Angela M. Daugherty
Vol. 1239, Pg. 209

Parcel: 01-028410
Ronald C. Retych & Susan P. Thompson
Vol. 1264, Pg. 126

Parcel: 01-038900
Luxland, LLC.
Vol. 1748, Pg. 3095

Parcel: 01-118284
Ronald C. Retych & Susan P. Thompson
Vol. 1825, Pg. 2729

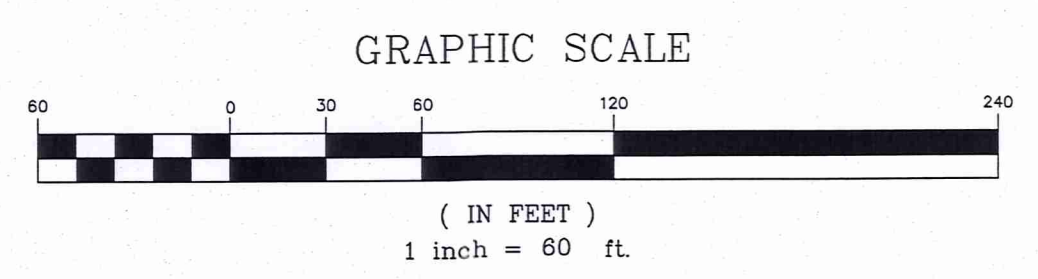
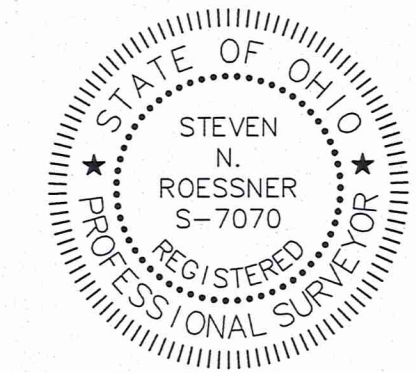
Parcel: 01-118879
Jaye Luxenberg
Vol. 1831, Pg. 3498
3.2694 Acres Total
(0.1651 Acres R/W)

This plot 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 plot represents a boundary survey in The State of Ohio as specified in the Administrative Code Chapter 4733-37. Surveyed October 2004 & April 2009 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.

5/21/09
Date

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.281
PAK 5/21/09
OFFICE OF THE
GEAUGA COUNTY ENGINEER



REVISIONS:

Lot Split
Parcel 01-038900
Luxland LLC property
Auburn Township - Geauga County - Ohio

SHEET NO.

1/1

Crackel Road ~ 60'

RAVENNA ROAD (S.R. 44) ~ 60'

Survey Description
For
Lot Split
8.4828 acres
May 21, 2009

Situated in the Township of Auburn, County of Geauga and State of Ohio and being a part of Lot No. 49, Tract 3 in Township 6, Range 8 of the Connecticut Western Reserve and being further bounded and described as follows:

Commencing at a 1 inch iron pin found in a monument box at the intersection of the centerline of Crackle Road, 60 feet wide, and the centerline of Ravenna Road, also known as State Route 44, 60 feet wide;

Thence North 00°48'54" East a distance of 2501.06 feet to a northwesterly corner of parcel 01-047050 owned by Joseph V. and Angela M. Daugherty by deed recorded in Volume 1239, Page 209 of the Geauga County Record of Deeds, said corner being the place of beginning;

- Course I Thence North 1°11'04" East along the centerline of said Ravenna Road a distance of 17.46 feet;
- Course II Thence North 89°58'34" East along a new division line, passing through a 5/8 inch iron pin set at 30.01 feet, a total distance of 355.97 feet to a 5/8 inch iron pin set on the centerline of an existing ingress egress easement as recorded in volume 633, page 888 of Geauga County Record of Deeds;
- Course III Thence South 50°04'57" East along a new division line and the centerline of said ingress egress easement a distance of 170.45 feet to a 5/8 inch iron pin set;
- Course IV Thence North 89°23'03" East continuing along a new division line and the centerline of said ingress egress easement a distance of 872.22 feet to a 5/8 inch rebar set on the westerly line of parcel 01-092840 owned by Kenneth R. & Heather M. Gibb as recorded in volume 1739, page 2278 of Geauga County Record of Deeds;
- Course V Thence South 00°20'39" West along said westerly line and to a southwesterly corner of said parcel 01-092840 a distance of 31.16 feet to a 1 inch iron pipe found at the northwesterly corner of parcel 01-028410 owned by Ronald C. Retych & Susan P. Thompson as recorded in volume 1264, page 126 of Geauga County Record of Deeds also being the northeasterly corner of parcel 01-118284 owned by Ronald C. Retych & Susan P. Thompson as recorded in volume 1825, page 2729 of Geauga County Record of Deeds;
- Course VI Thence North 89°39'21" West along said northerly line and to the northwesterly corner of parcel 01-118284 a distance of 10.23 feet to a 5/8 inch iron pin found capped "Loetz";
- Course VII Thence South 3°18'52" West along the westerly line and to the southwesterly corner of said parcel 01-118284 a distance of 379.66 feet to a 3/4 inch iron pin found capped "Loetz" on the northerly line of parcel 01-017700 owned by the City of Akron as recorded in volume 377, page 66 of Geauga County Record of Deeds;
- Course VIII Thence South 89°23'03" West along the northerly line of said parcel 01-017700 a distance of 617.52 feet to a 5/8 inch iron pin found capped "Foresight Engineering" at the southeasterly corner of parcel 01-118879 owned by Jaye Luxenberg as recorded in volume 1831, page 3498 of Geauga County Record of Deeds;
- Course IX Thence North 01°11'04" East along an easterly line of said parcel 01-118879 a distance of 102.73 feet to a 5/8 inch iron pin found capped "Foresight Engineering" ;

Course X Thence North 73°03'00" West along a northerly line of said parcel 01-118879 a distance of 409.16 feet to a 5/8 inch iron pin found capped "Foresight Engineering";

Course XI Thence North 1°11'04" East along a northerly line of said parcel 01-118879 a distance of 10.36 feet to a 5/8 inch iron pin found capped "Foresight Engineering" at a southeasterly corner of said parcel 01-047050;

Course XII Thence North 1°11'04" East along the easterly line and to the northeasterly corner of said parcel 01-047050 a distance of 267.00 feet to a 5/8 inch iron pin found capped "Foresight Engineering";

Course XIII Thence South 89°58'34" West along the northerly line and to the northwesterly corner of said parcel 01-047050 passing through a 5/8 inch iron pin found capped "Foresight Engineering" at 295.83 feet, a total distance of 325.84 feet to the place of beginning and containing 8.4828 acres of land of which 0.0120 of an acre is located within the right-of-way of said Ravenna Road. This description is based upon a survey performed in October 2004 and May 2009 by Foresight Engineering Group under the supervision of Steven N. Roessner, P.S. 7070. Bearings are based upon Grid North as observed by GPS using Geauga County GPS Monument 1687. All 5/8 inch iron pins set are 30 inches long and capped "Foresight Engineering". The intent of this description is to describe 8.4828 acres out of the southerly portion of parcel 01-038900 owned by Luxland LLC as recorded in volume 1748, page 3095 of Geauga County Records.

Steven N. Roessner 5/21/09
STEVEN N. ROESSNER, P.S. #7070 DATE
FORESIGHT ENGINEERING GROUP, INC.



RECEIVED
MAY 21 2009
Gaugua County Engineer

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

PAK 5/21/09

OFFICE OF THE
GEAUGA COUNTY ENGINEER