ALTERATION PLAT OF A PORTION OF SECTION "A" OF GEAUGA LAKE ROAD

SITUATED IN THE TOWNSHIP OF BAINBRIDGE, COUNTY OF GEAUGA AND STATE OF OHIO AND BEING PART OF ORIGINAL TOWNSHIP LOTS 27,28,29 AND 30 TRACT 3.

AND BEING PART OF THE LAND AS CONVEYED TO FUNTIME, INC. IN DEEDS RECORDED IN VOLUME 509, PAGE 437 GEAUGA COUNTY DEED RECORDS, VOLUME 1259, PAGE 318 OFFICIAL RECORDS GEAUGA COUNTY, VOLUME 546, PAGE 36 GEAUGA COUNTY DEED RECORDS AND VOLUME 501, PAGE 36 GEAUGA COUNTY DEED RECORDS.

VACATION
THE UNDERSIGNED OWNER OF PART OF ORIGINAL LOTS 27, 28 AND 29 TRACT 3 IN BAINBRIDGE TOWNSHIP, GEAUGA COUNTY AND STATE OF OHIO DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS THE VACATION OF A PORTION OF THE RIGHT OF WAY OF GEAUGA LAKE ROAD AND DOES HEREBY ACCEPT THIS PLAT. THIS PLAT REALEASES, CANCELS, RESCINDS AND VACATES THAT PORTION OF THE RIGHT OF WAY OF GEAUGA LAKE ROAD SHOWN HEREON AS 'VACATED' IN ITS ENTIRETY.

_____
FUNTIME, INC.
PRESIDENT FUNTIME, INC.

STATE OF _____
COUNTY OF _____

BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE NAMED _____ PRESIDENT FUNTIME, INC., WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR FREE ACT AND DEED IN TESTIMONY WHEREOF, HAVE HEREUNTO SET MY SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS _____ DAY OF _____, 2003.

_____ _____
MY COMMISSION EXPIRES NOTARY PUBLIC

DEDICATION
THE UNDERSIGNED OWNER OF PART OF ORIGINAL LOTS 27, 28 AND 29 TRACT 3 IN BAINBRIDGE TOWNSHIP, GEAUGA COUNTY AND STATE OF OHIO DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS THE DEDICATION OF THE RIGHT OF WAY FOR A PORTION OF GEAUGA LAKE ROAD AND DOES HEREBY ACCEPT THIS PLAT OF THE SAME AND DEDICATE TO PUBLIC USE THE PURTION OF THE RIGHT OF WAY OF GEAUGA LAKE ROAD SHOWN HEREON IN ITS ENTIRETY.

_____
FUNTIME, INC.
PRESIDENT FUNTIME, INC.

STATE OF _____
COUNTY OF _____

BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE NAMED _____ PRESIDENT FUNTIME, INC., WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR FREE ACT AND DEED IN TESTIMONY WHEREOF, HAVE HEREUNTO SET MY SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS _____ DAY OF _____, 2003.

_____ _____
MY COMMISSION EXPIRES NOTARY PUBLIC

I HAVE CHECKED THE CONSTRUCTION OF ROADWAY IMPROVEMENTS OF THE ROAD DEDICATED TO PUBLIC USE HEREIN, AND DO HEREBY FIND THAT THE SAME HAVE BEEN CONSTRUCTED, ARE IN ACCORDANCE WITH THE APPROVED PLAT, SPECIFICATIONS, AND CONSTRUCTION DRAWINGS, AND ARE IN GOOD REPAIR. THIS PLAT HAS BEEN REVIEWED AND MEETS THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS CODIFIED IN CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

THIS _____ DAY OF _____, 200_____.

BY: _____
GEAUGA COUNTY ENGINEER

APPROVED THIS_____ DAY OF_____, 200_____ CONSTITUTING AN ACCEPTANCE OF THE DEDICATION FOR PUBLIC USE OF A RIGHT OF WAY AND THE VACATION OF CERTAIN RIGHT OF WAY ALL AS SHOWN HEREON PURSUANT TO SECTION 5571.011 OF THE OHIO REVISED CODE.

BY: _____
BAINBRIDGE TOWNSHIP TRUSTEE

BY: _____
BAINBRIDGE TOWNSHIP TRUSTEE

BY: _____
BAINBRIDGE TOWNSHIP TRUSTEE

THIS_____ DAY OF_____, 200_____.
BY: _____
GEAUGA COUNTY AUDITOR

FILED FOR RECORD THIS_____ DAY OF_____, 200_____.
AT _____M.
RECORDED THIS_____ DAY OF_____, 200_____ IN
PLAT BOOK VOLUME_____PAGE_____.

BY: _____
GEAUGA COUNTY RECORDER

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 9/5/03
OFFICE OF THE Revised (10' strip)
GEAUGA COUNTY ENGINEER

CURVE TABLE

NUMBER	D=	BRG.=	T='	R='	A='	C='
C1	18°17'59"	N.42°14'48"W.	230.30	1429.83	456.67	454.73
C2	11°15'04"	N.45°46'15"W.	140.84	1429.83	280.77	280.32
C3	07°02'55"	N.36°37'16"W.	88.06	1429.83	175.90	175.79
C4	09°58'59"	N.46°24'17"W.	128.38	1469.83	256.10	255.78
C5	02°41'50"	N.40°03'53"W.	34.60	1469.83	69.19	69.19
C6	05°37'09"	N.35°54'23"W.	72.13	1469.83	144.15	144.09
C7	32°59'39"	N.68°34'15"E.	7.40	25.00	14.40	14.20
C8	37°16'15"	N.33°26'18"E.	8.43	25.00	16.26	15.98
C9	45°22'53"	N.29°22'59"E.	145.66	348.37	275.93	268.77
C10	45°22'53"	N.29°22'59"E.	131.03	313.37	248.21	241.77
C11	45°23'08"	N.29°23'06"E.	159.71	381.93	302.54	294.69
C12	45°23'08"	N.29°23'06"E.	174.35	416.93	330.27	321.70
C13	45°23'08"	N.29°23'06"E.	145.07	346.93	274.82	267.69
C14	70°44'47"	N.67°27'04"E.	271.08	381.83	471.46	442.08
C15	44°17'08"	N.74°13'14"E.	155.38	381.83	295.12	287.83
C16	13°19'08"	N.76°58'38"W.	44.58	381.83	88.76	88.56
C17	13°08'31"	N.63°44'48"W.	43.98	381.83	87.58	87.39
C18	70°44'44"	N.87°21'05"E.	242.68	341.83	422.07	395.73
C19	39°56'47"	N.72°03'03"E.	156.94	431.83	301.07	295.01
C20	33°04'48"	N.68°37'04"E.	128.24	431.83	249.32	245.87
C21	06°51'59"	N.88°35'27"E.	25.91	431.83	51.75	51.72
C22	90°00'00"	N.83°36'13"E.	30.00	30.00	47.12	42.43
C23	90°00'00"	N.06°23'47"W.	30.00	30.00	47.12	42.43
C24	13°12'05"	N.35°55'02"E.	46.29	400.00	92.16	91.96
C25	13°12'05"	N.35°55'02"E.	49.76	430.00	99.08	98.86
C26	13°12'05"	N.35°55'02"E.	42.82	370.00	85.25	85.06
C27	80°18'22"	N.82°40'16"E.	316.37	375.00	525.60	483.62
C28	80°18'22"	N.82°40'16"E.	341.68	405.00	567.65	522.31
C29	80°18'22"	N.82°40'16"E.	291.06	345.00	483.55	444.93
C30	36°24'33"	N.11°06'43"E.	124.97	380.00	241.48	237.43
C31	37°22'22"	N.10°37'49"E.	118.38	350.00	228.30	224.27
C32	38°18'28"	N.10°09'46"E.	111.15	320.00	213.95	209.99
C33	47°35'41"	N.14°48'22"E.	169.78	385.00	319.81	310.70
C34	46°39'35"	N.15°16'26"E.	150.95	350.00	285.03	277.22
C35	45°41'47"	N.15°45'20"E.	132.73	315.00	251.23	244.62
C36	01°19'42"	N.40°44'57"W.	17.04	1469.83	34.07	34.07
C37	01°22'08"	N.39°24'02"W.	17.56	1469.83	35.12	35.12

I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND THE DIMENSIONS OF THE ROADS ARE IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IRON MONUMENTS OR PINS AS INDICATED HEREON HAVE BE SET IN PLACE BEFORE FINAL INSPECTION AND ACCEPTANCE OF THE IMPROVEMENTS BY THE GEAUGA COUNTY ENGINEER.

THE TERM CERTIFY, AS USED IN THIS STATEMENT, IS UNDERSTOOD TO BE THE PROFESSIONAL OPINION OF THE SURVEYOR, WHICH IS FORMULATED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF, AND AS SUCH, IT DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED. FURTHERMORE, THE SURVEYOR DOES NOT ASSUME RESPONSIBILITY AND SHALL NOT BE LIABLE FOR CLAIMS ARISING FROM ERRONEOUS OR INCORRECT INFORMATION FURNISHED BY OTHERS, WHICH IS USED AS A BASIS TO FORMULATE THE SURVEYOR'S OPINION.

STATE OF OHIO
JOHN M. ZARANEC JR.
7126
REGISTERED PROFESSIONAL SURVEYOR

9/4/2003
JOHN M. ZARANEC JR. P.S. 7126

PREPARED FOR: SIX FLAGS WORLDS OF ADVENTURE
DATE : AUGUST 27, 2001
DATE : SEPTEMBER 14, 2001
DATE : JULY 31, 2002
DATE : JUNE 23, 2003
DATE : JULY 25, 2003
DATE : AUGUST 11, 2003
DATE : SEPTEMBER 2, 2003
DATE : SEPTEMBER 4, 2003

File name: G:\2001\Y1101\DWG\PLATSHT1.DWG

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CHAGRIN FALLS, OHIO 44023
(440) 543 - 1403

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2/3

CONSOLIDATED RAIL CORP.
DEED VOL. 47, P. 212-214 G.C.D.R.

PROPOSED RELOCATED GEAUGA LAKE ROAD 60' WIDE

DEDICATED RIGHT OF WAY AREA
175,203 SQ. FT. OR 4.0221 AC.

DEDICATED RIGHT OF WAY AREA
99,911 SQ. FT. OR 2.2936 AC.

TOTAL
DEDICATED RIGHT OF WAY AREA
275,114 SQ. FT. OR 6.3157 AC.

FUNTIME, INC.
DEED VOL. 1259, P. 318 O.R.G.C.

FUNTIME, INC.
DEED VOL. 501, P. 36 G.C.D.R.
PARCEL 9

FUNTIME, INC.
DEED VOL. 509, P. 437 G.C.D.R.
PARCEL 1

FUNTIME, INC.
DEED VOL. 501, P. 36 G.C.D.R.
PARCEL 13

FUNTIME, INC.
DEED VOL. 501, P. 36 G.C.D.R.
PARCEL 10

NORTHFIELD PARK ASSOCIATES
DEED VOL. 1259, P. 310 O.R.G.C.

GEAUGA LAKE ROAD (WIDTH VARIES)
VOL. 10, P. 36 G.C.M.R.

KENT ROAD, S.R. 43 (WIDTH VARIES)

10' STRIP DONATED TO
BAINBRIDGE TOWNSHIP
VOL._____ PAGE_____

O. L. 27
O. L. 28
O. L. 29
O. L. 30

Scale 1" = 100'

STATE OF OHIO
JOHN M. ZARANEC JR. 7126
REGISTERED PROFESSIONAL SURVEYOR

JOHN M. ZARANEC JR. P.S. 7126 9/4/2003

LEGEND
- • = 5/8" IRON PIN WITH CAP SET
- ○ = 5/8" IRON PIN OR PIPE FOUND (U.O.N.)
- ACT. = ACTUAL
- OBS. = OBSERVED
- CALC.= CALCULATED
- REC. = RECORD
- FND. = FOUND
- ▣ = 5/8" IR. PIN MON. FOUND
- ▣ = 3/4" IR. PIN MON. SET BY NEFF & ASSOCIATES

ORIGINAL LOT LINE

CENTERLINE

PREPARED FOR: SIX FLAGS WORLDS OF ADVENTURE
DATE : AUGUST 27, 2001
DATE : SEPTEMBER 14, 2001
DATE : JULY 31, 2002
DATE : JUNE 23, 2003
DATE : JULY 25, 2003
DATE : AUGUST 11, 2003
DATE : SEPTEMBER 2, 2003
DATE : SEPTEMBER 4, 2003

File name: G:\2001\Y1101\DWG\PLATSHT2.DWG

DEDICATION PLAT OF A PORTION OF OF SECTION "A" OF GEAUGA LAKE ROAD

SITUATED IN THE TOWNSHIP OF BAINBRIDGE, COUNTY OF GEAUGA AND STATE OF OHIO AND BEING PART OF ORIGINAL TOWNSHIP LOTS 27,28,29 AND 30 TRACT 3.

AND BEING PART OF THE LAND AS CONVEYED TO FUNTIME, INC. IN DEEDS RECORDED IN VOLUME 501, PAGE 36 GEAUGA COUNTY DEED RECORDS AND VOLUME 1259, PAGE 318 OFFICIAL RECORDS GEAUGA COUNTY.

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CHAGRIN FALLS, OHIO 44023
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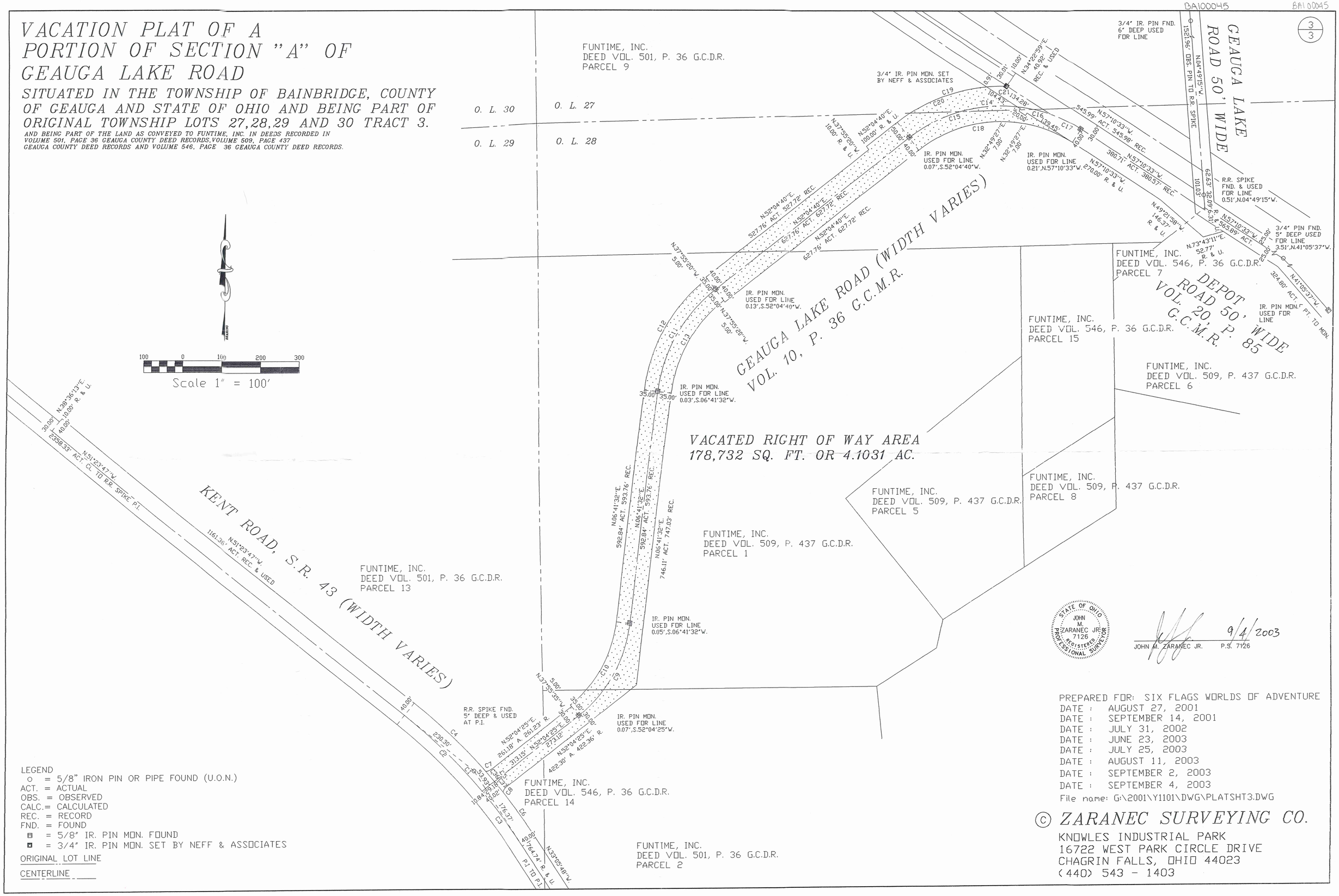
3/3

VACATION PLAT OF A PORTION OF SECTION "A" OF GEAUGA LAKE ROAD

SITUATED IN THE TOWNSHIP OF BAINBRIDGE, COUNTY OF GEAUGA AND STATE OF OHIO AND BEING PART OF ORIGINAL TOWNSHIP LOTS 27,28,29 AND 30 TRACT 3.

AND BEING PART OF THE LAND AS CONVEYED TO FUNTIME, INC. IN DEEDS RECORDED IN VOLUME 501, PAGE 36 GEAUGA COUNTY DEED RECORDS, VOLUME 509, PAGE 437 GEAUGA COUNTY DEED RECORDS AND VOLUME 546, PAGE 36 GEAUGA COUNTY DEED RECORDS.



STATE OF OHIO JOHN M. ZARANEC JR. 7126 REGISTERED PROFESSIONAL SURVEYOR

9/4/2003

JOHN M. ZARANEC JR. P.S. 7126

PREPARED FOR: SIX FLAGS WORLDS OF ADVENTURE
DATE : AUGUST 27, 2001
DATE : SEPTEMBER 14, 2001
DATE : JULY 31, 2002
DATE : JUNE 23, 2003
DATE : JULY 25, 2003
DATE : AUGUST 11, 2003
DATE : SEPTEMBER 2, 2003
DATE : SEPTEMBER 4, 2003
File name: G:\2001\Y1101\DWG\PLATSHT3.DWG

LEGEND
- ○ = 5/8" IRON PIN OR PIPE FOUND (U.O.N.)
- ACT. = ACTUAL
- OBS. = OBSERVED
- CALC.= CALCULATED
- REC. = RECORD
- FND. = FOUND
- ■ = 5/8" IR. PIN MON. FOUND
- ■ = 3/4" IR. PIN MON. SET BY NEFF & ASSOCIATES
- ORIGINAL LOT LINE
- CENTERLINE

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Funtime
picked up 9-5-03
02-420803
Vol. 1681 - Pg. 718

ZARANEC SURVEYING CO.

Professional Land Surveyors

10 FOOT STRIP

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of Original Bainbridge Township Lot 30, Tract 3 and bounded and described as follows:

Beginning at the Northwest corner of a parcel of land conveyed to Funtime, Inc. by Deed Volume 1259, Page 318 Official Records Geauga County from which point a "Weiss" 5/8" iron pin found bears 0.09',N. 57° 10' 33" W. and 0.48', S. 32° 49' 27" W. also being the Northeast corner of a parcel of land conveyed to Northfield Park Associates by Deed Volume 1259, Page 310 Official Records Geauga County and also being in the southerly line of a parcel of land conveyed to Consolidated Rail Corporation by Volume 47, Page 212-214 Geauga County Deed records;

Thence S. 29 ° 19 ' 00 " W. along the westerly line of said parcel of land conveyed to Funtime, Inc. also being the easterly line of said parcel of land conveyed to Northfield Park Associates, 1422.87' to a 5/8" iron pin with cap set therein;

Thence S. 60 ° 41 ' 00 " E., 10.00' to a 5/8" iron pin with cap set in the westerly line of proposed Geauga Lake Road;

Thence N. 29 ° 19 ' 00 " E., 1422.26' to a 5/8" iron pin with cap set in the southerly line of said parcel of land conveyed to Consolidated Rail Corporation;

Thence N. 57 ° 10 ' 33 " W. along the northerly line of said parcel of land conveyed to Funtime, Inc. also being the southerly line of said parcel of land conveyed to Consolidated Rail Corporation, 10.02' to the principal place of beginning and containing 14,226 square feet or 0.3266 acres of land as calculated by John M. Zaranec, Jr. P.S. 7126 for Zaranec Surveying Co. dated May, 2003 and revised September 4, 2003.

The bearings used in this description are to an assumed meridian and are intended to indicate angles only.

STATE OF OHIO
JOHN M. ZARANEC JR.
7126
REGISTERED PROFESSIONAL SURVEYOR

9/4/2003

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

R.S. 9/5/03
Revised
OFFICE OF THE
GEAUGA COUNTY ENGINEER

good closure

(440) 543-1403
Fax: (440) 543-8798
Knowles Industrial Park
16722 W. Park Circle Drive
Chagrin Falls, Ohio 44023

John M. Zaranec, Jr.
President

BAI 00045

All these are
O.K.
No need to stamp

ZARANEC SURVEYING CO.

Professional Land Surveyors

PROPOSED RELOCATED GEAUGA LAKE ROAD
OUT OF DEED VOLUME 1259, PAGE 318
OFFICIAL RECORDS OF GEAUGA COUNTY
Page 1

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of Original Bainbridge Lots 29 and 30 Tract 3 and bounded and described as follows:

Beginning at the intersection of the easterly line of a parcel of land conveyed to Northfield Park Associates by Deed Volume 1259, Page 310 Official Records Geauga County and the northeasterly line of State Route 43, width varies;

Thence South 51 degrees 23 minutes 47 seconds East along the northeasterly line of said State Route 43, 98.42 feet to a point of curvature therein, and being the principal place of beginning of the parcel herein described;

Thence easterly along a curve deflecting to the left, 47.12 feet to a point of tangency, said curve having a radius of 30.00 feet and a chord which bears North 83 degrees 36 minutes 13 seconds East, 42.43 feet;

Thence North 38 degrees 36 minutes 13 seconds East, 61.73 feet to a point of curvature;

Thence northeasterly along a curve deflecting to the left, 251.23 feet to a point of reverse curvature, said curve having a radius of 315.00 feet and a chord which bears North 15 degrees 45 minutes 20 seconds East, 244.62 feet;

Thence northeasterly along a curve deflecting to the right, 241.48 feet to a point of tangency, said curve having a radius of 380.00 feet and a chord which bears North 11 degrees 06 minutes 43 seconds East, 237.43 feet;

Thence North 29 degrees 19 minutes 00 seconds East, 676.93 feet to a point of curvature;

Thence northeasterly along a curve deflecting to the right, 99.08 feet to a point of tangency, said curve having a radius of 430.00 feet and a chord which bears North 35 degrees 55 minutes 02 seconds East, 98.86 feet;

Thence North 42 degrees 31 minutes 05 seconds East, 302.74 feet to a point of curvature;

Thence northeasterly along a curve deflecting to the right, 567.65 feet to a point of tangency, said curve having a radius of 405.00 feet and a chord which bears North 82 degrees 40 minutes 16 seconds East, 522.31 feet;

Thence South 57 degrees 10 minutes 33 seconds East, 656.92 feet to the intersection of a westerly line of a parcel of land conveyed to Funtime, Inc. by Volume 501, Page 36 of Geauga County Deed Records;

Thence South 48 degrees 16 minutes 44 seconds West along a westerly line of said parcel of land conveyed to Funtime, Inc., 62.25 feet;

Thence North 57 degrees 10 minutes 33 seconds West, 640.33 feet to a point of curvature;

(440) 543-1403
Fax: (440) 543-8798
Knowles Industrial Park
16722 W. Park Circle Drive
Chagrin Falls, Ohio 44023

STATE OF OHIO
JOHN M. ZARANEC JR.
7126
REGISTERED PROFESSIONAL SURVEYOR

9/2/2003

John M. Zaranec, Jr.
President

BA1 00045

ZARANEC SURVEYING CO.

Professional Land Surveyors

PROPOSED RELOCATED GEAUGA LAKE ROAD
OUT OF DEED VOLUME 1259, PAGE 318
OFFICIAL RECORDS OF GEAUGA COUNTY

Thence southwesterly along a curve deflecting to the left, 483.55 feet to a point of tangency, said curve having a radius of 345.00 feet and a chord which bears South 82 degrees 40 minutes 16 seconds West, 444.93 feet;

Thence South 42 degrees 31 minutes 05 seconds West, 302.74 feet to a point of curvature;

Thence southwesterly along a curve deflecting to the left, 85.25 feet to a point of tangency, said curve having a radius of 370.00 feet and a chord which bears South 35 degrees 55 minutes 02 seconds West, 85.06 feet;

Thence South 29 degrees 19 minutes 00 seconds West, 676.93 feet to a point of curvature;

Thence southwesterly along a curve deflecting to the left, 213.95 feet to a point of reverse curvature, said curve having a radius of 320.00 feet and a chord which bears South 10 degrees 09 minutes 46 seconds West, 209.99 feet;

Thence southwesterly along a curve deflecting to the right, 319.81 feet to a point of tangency, said curve having a radius of 385.00 feet and a chord which bears South 14 degrees 48 minutes 22 seconds West, 310.70 feet;

Thence South 38 degrees 36 minutes 13 seconds West, 38.54 feet to a point of curvature;

Thence southeasterly along a curve deflecting to the left, 47.12 feet to the intersection with the northeasterly line of said State Route 43, said curve having a radius of 30.00 feet and a chord which bears South 06 degrees 23 minutes 47 seconds East, 42.43 feet;

Thence North 51 degrees 23 minutes 47 seconds West, along the northeasterly line of said State Route 43, 140.00 feet to the principal place of beginning and containing 175,203 square feet or 4.0221 acres of land as surveyed by John M. Zaranec Jr., for Zaranec Surveying Co. dated August 27, 2001, revised September 2, 2003.

The courses used in this description are based on an assumed meridian and are intended to indicate angles only.

STATE OF OHIO
JOHN M. ZARANEC JR.
7126
REGISTERED PROFESSIONAL SURVEYOR

9/2/2003

(440) 543-1403
Fax: (440) 543-8798
Knowles Industrial Park
16722 W. Park Circle Drive
Chagrin Falls, Ohio 44023

John M. Zaranec, Jr.
President

BA1 00045

ZARANEC SURVEYING CO.

Professional Land Surveyors

PROPOSED RELOCATED GEAUGA LAKE ROAD
OUT OF DEED VOLUME 501, PAGE 36
GEAUGA COUNTY DEED RECORDS

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of Original Bainbridge Lots 27 and 30 Tract 3 and bounded and described as follows:

Beginning at the intersection of the easterly line of a parcel of land conveyed to Funtime, Inc. by Deed Volume 1259, Page 318 Official Records Geauga County and the southwesterly line of a parcel of land conveyed to Consolidated Rail Corporation by Volume 47, Pages 212-214 of Geauga County Deed Records;

Thence South 48 degrees 16 minutes 44 seconds West along the easterly line of said parcel of land conveyed to Funtime, Inc., 10.38 feet to the principal place of beginning of the parcel herein described;

Thence South 57 degrees 10 minutes 33 seconds East, 153.56 feet to a point;

Thence North 32 degrees 49 minutes 27 seconds East, 7.00 feet to a point;

Thence South 57 degrees 10 minutes 33 seconds East, 20.00 feet to a point;

Thence South 32 degrees 49 minutes 27 seconds West, 7.00 feet to a point;

Thence South 57 degrees 10 minutes 33 seconds East, 1490.11 feet to a point;

Thence South 34 degrees 22 minutes 59 seconds West, 30.92 feet to a point of curvature;

Thence westerly along a curve deflecting to the left, 51.75 feet to a point, said curve having a radius of 431.83 feet and a chord which bears South 88 degrees 35 minutes 27 seconds West, 51.72 feet;

Thence North 57 degrees 10 minutes 33 seconds West, 1459.51 feet to a point

Thence South 32 degrees 49 minutes 27 seconds West, 7.00 feet to a point;

Thence North 57 degrees 10 minutes 33 seconds West, 20.00 feet to a point;

Thence North 32 degrees 49 minutes 27 seconds East, 7.00 feet to a point;

Thence North 57 degrees 10 minutes 33 seconds West, 157.15 feet to the intersection with the easterly line of said parcel of land conveyed to Funtime, Inc.;

Thence North 48 degrees 16 minutes 44 seconds East, along the northeasterly line of said of said parcel of land conveyed to Funtime Inc., 62.25 feet to the principal place of beginning and containing 99,911 square feet or 2.2936 acres of land as surveyed by John M. Zaranec Jr., for Zaranec Surveying Co. dated August 27, 2001, revised September 2, 2003.

The courses used in this description are based on an assumed meridian and are intended to indicate angles only.

STATE OF OHIO
JOHN M. ZARANEC JR.
7126
REGISTERED PROFESSIONAL SURVEYOR

9/2/2003

John M. Zaranec, Jr.
President

(440) 543-1403
Fax: (440) 543-8798
Knowles Industrial Park
16722 W. Park Circle Drive
Chagrin Falls, Ohio 44023

BA1 00045

ZARANEC SURVEYING CO.

Professional Land Surveyors

VACATED GEAUGA LAKE ROAD
Page 1

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of Original Bainbridge Lots 27,28 and 29 Tract 3 and bounded and described as follows:

Beginning at the intersection of the centerline of State Route 43, width varies, with the centerline of Geauga Lake Road, width varies, as recorded by Plat Volume 10, Page 36 of Geauga County Map Records;

Thence North 52 degrees 04 minutes 25 seconds East along the centerline of said Geauga Lake Road, 40.02 feet to the northeasterly line of said State Route 43 and being the principal place of beginning of the parcel herein described;

Thence northwesterly along a curve deflecting to the left, 34.07 feet to a point, said curve having a radius of 1469.83 feet and a chord which bears North 40 degrees 44 minutes 57 seconds West, 34.07 feet;

Thence northeasterly along a curve deflecting to the left, 14.40 feet to a point of tangency, said curve having a radius of 25.00 feet and a chord which bears North 68 degrees 34 minutes 15 seconds East, 14.20 feet;

Thence North 52 degrees 04 minutes 25 seconds East, 261.18 feet to a point;

Thence North 37 degrees 55 minutes 35 seconds West, 5.00 feet to a point;

Thence northeasterly along a curve deflecting to the left, 248.21 feet to a point of tangency, said curve having a radius of 313.37 feet and a chord which bears North 29 degrees 22 minutes 59 seconds East, 241.77 feet;

Thence North 06 degrees 41 minutes 32 seconds East, 592.84 feet to a point of curvature;

Thence northeasterly along a curve deflecting to the right, 330.27 feet to a point of tangency, said curve having a radius of 416.93 feet and a chord which bears North 29 degrees 23 minutes 06 seconds East, 321.70 feet;

Thence North 37 degrees 55 minutes 20 seconds West, 5.00 feet to a point;

Thence North 52 degrees 04 minutes 40 seconds East, 527.76 feet to a point;

Thence North 37 degrees 55 minutes 20 seconds West, 10.00 feet to a point;

Thence North 52 degrees 04 minutes 40 seconds East, 100.00 feet to a point of curvature;

Thence northeasterly along a curve deflecting to the right, 249.32 feet to a point, said curve having a radius of 431.83 feet and a chord which bears North 68 degrees 37 minutes 04 seconds East, 245.87 feet;

Thence South 57 degrees 10 minutes 33 seconds East, 104.43 feet to a point,

(440) 543-1403
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Knowles Industrial Park
16722 W. Park Circle Drive
Chagrin Falls, Ohio 44023

STATE OF OHIO
JOHN M. ZARANEC JR.
7126
REGISTERED PROFESSIONAL SURVEYOR

9/2/2003

John M. Zaranec, Jr.
President

VACATED GEAUGA LAKE ROAD
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Thence South 32 degrees 49 minutes 27 seconds West, 7.00 feet to a point;

Thence South 57 degrees 10 minutes 33 seconds East, 20.00 feet to a point;

Thence North 32 degrees 49 minutes 27 seconds East, 7.00 feet to a point;

Thence South 57 degrees 10 minutes 33 seconds East, 139.45 feet to a point;

Thence southwesterly along a curve deflecting to the left, 422.07 feet to a point of tangency, said curve having a radius of 341.83 feet and a chord which bears South 87 degrees 27 minutes 05 seconds West, 395.77 feet;

Thence South 52 degrees 04 minutes 40 seconds West, 627.76 feet to a point;

Thence North 37 degrees 55 minutes 20 seconds West, 5.00 feet to a point;

Thence southwesterly along a curve deflecting to the left, 274.82 feet to a point of tangency, said curve having a radius of 346.93 feet and a chord which bears South 29 degrees 23 minutes 06 seconds West, 267.69 feet;

Thence South 06 degrees 41 minutes 32 seconds West, 746.11 feet to a point;

Thence South 52 degrees 04 minutes 25 seconds West, 422.30 feet to a point of curvature;

Thence southwesterly along a curve deflecting to the left, 16.26 feet to its intersection with the northeasterly line of said State Route 43, said curve having a radius of 25.00 feet and a chord which bears South 33 degrees 26 minutes 18 seconds West, 15.98 feet;

Thence northwesterly along a curve deflecting to the left, 35.12 feet, said curve having a radius of 1469.83 feet and a chord which bears North 39 degrees 24 minutes 02 seconds West, 35.12 feet to the principal place of beginning and containing 178,732 square feet or 4.1031 acres of land as surveyed by John M. Zaranec Jr., for Zaranec Surveying Co. dated August 27, 2001, revised September 2, 2003.

The courses used in this description are based on an assumed meridian and are intended to indicate angles only.