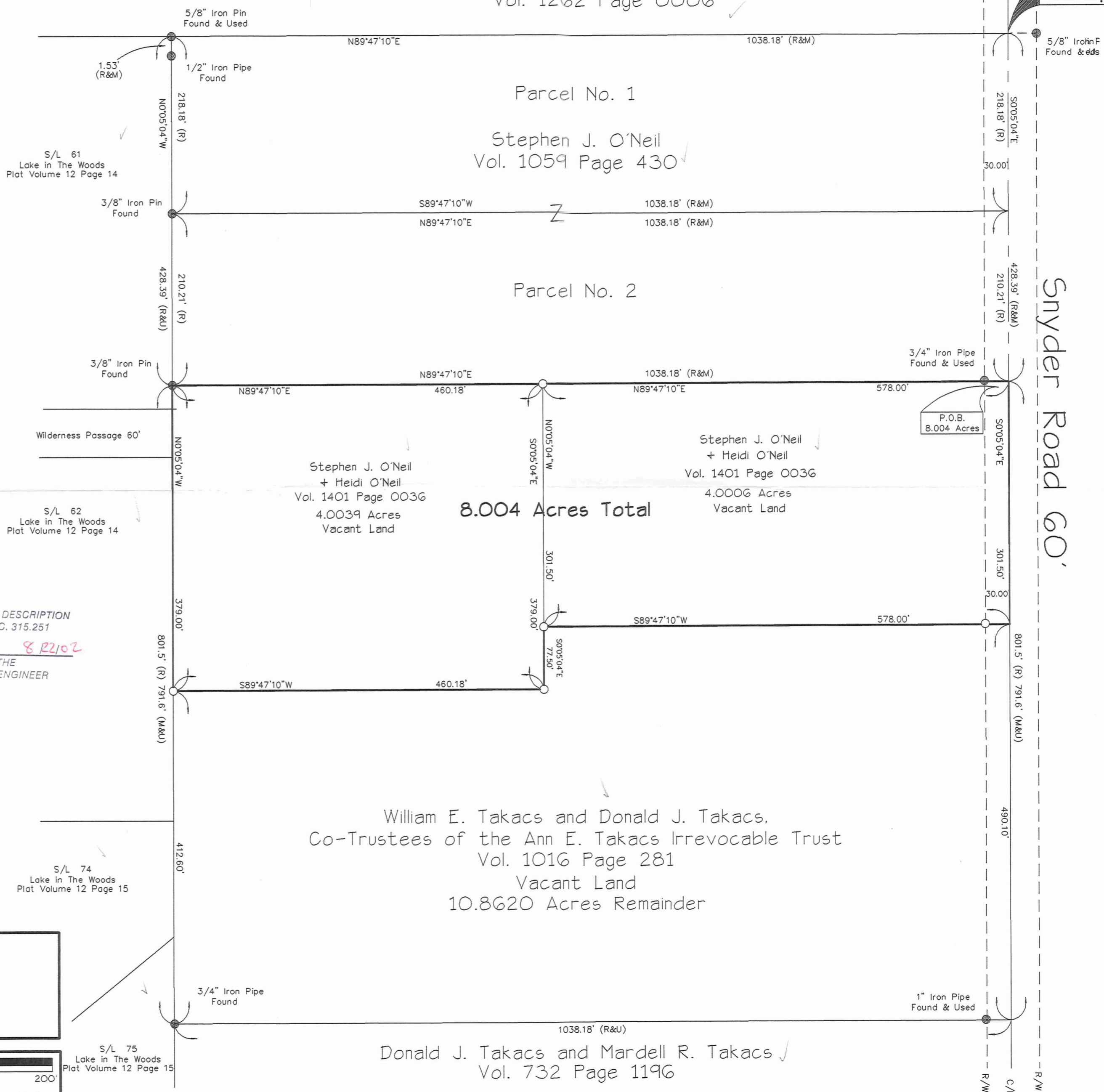


PROPERTY COMBINATION SURVEY

Land now or formerly owned by
Stephen J. + Heidi O'Neil

Vol. 1401 Page 0036
Part of Lot No. 7, Tract No. 1
Township of Bainbridge
County of Geauga
State of Ohio

O.J. Holohan
Vol. 1262 Page 0006



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 8/22/02
OFFICE OF THE
GEAUGA COUNTY ENGINEER

Thomas J. O'Hara
Registered Surveyor No. 7995
within the State of Ohio

Date: 8/22/02

All Iron pins noted as being set are
5/8" Dia. x 30" Long Steel Rebar
bearing plastic cap 'O'HARA 7995'

The basis of bearings for this Plat of Survey
is S00° 05' 04" E along the centerline of Snyder Road
as recorded in Deed Volume 1059 Page 430 in Geauga County
Deed Records.



O'HARA LAND SURVEYING, L.L.C.

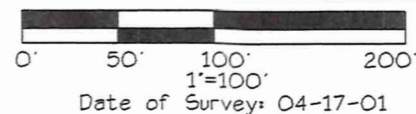
(R) Record Distance
(M) Measured Distance
(C) Calculated Distance
(U) Used Distance
-U-U- Utility Line
R/W Right of Way
P.O.B. Place of Beginning

-X-X-X Fence Line
C/L Centerline
Break Line

LEGEND

○ Survey Monument Found
○ 5/8" x 30" Iron Pin Set 'O'Hara 7995'
Tree Line (Occupation)

This Survey is a Boundary Survey
prepared in accordance with Chapter 4733-37
of the Administrative Code.



Date of Survey: 04-17-01

William E. Takacs and Donald J. Takacs,
Co-Trustees of the Ann E. Takacs Irrevocable Trust
Vol. 1016 Page 281
Vacant Land
10.8620 Acres Remainder

Donald J. Takacs and Mardell R. Takacs
Vol. 732 Page 1196

BA100112

BA100112

O'Neil
picked up 8-26-02
02-420678
V. 1513 - P. 382

O&H Survey Group, L.L.C.
P.O. Box 902, Chardon Ohio 44024

Mortgage Location Surveys
ALTA/ACSM Land Title Surveys
Boundary Surveys

Voice: 440-286-8417
Fax: 440-286-8873
OH Surveys@aol.com

Stephen J. and Heidi O'Neil

Situated in the Township of Bainbridge, County of Geauga, State of Ohio, being part of Lot No. 7, Tract No. 1, in said Township: Beginning at a point in the centerline of Snyder Road at the northeast corner of Lot No. 7, said point being the northeast corner of land now or formerly owned by Stephen J. O'Neil, as recorded in Volume 1059 Page 430 in Geauga County Record of Deeds, said point being South 89°47'10" West a distance of 30.00 feet from a 5/8" iron pin found, thence South 00°05'04" East along said centerline a distance of 428.39 feet to a point, said point being the northeast corner of land now or formerly owned by Stephen J. and Heidi O'Neil, as recorded in Volume 1401 Page 36 in Geauga County Record of Deeds, said point being the **Place of Beginning** of the parcel herein described.

Thence **South 00°05'04" East** along said centerline a distance of **301.50** feet to a point, said point being the northeast corner of land now or formerly owned by William E. and Donald J. Takacs, Trustees, as recorded in Deed Volume 1016 Page 281 in Geauga County Record of Deeds.

Thence **South 89°47'10" West** along a northerly line of Takacs, aforementioned, a distance of **578.00** feet to a point, said point witnessed by an iron pin set, passing through an iron pin set in the westerly right of way of Snyder Road at 30.00 feet therefrom.

Thence **South 00°05'04" East** along a westerly line of land now or formerly owned by Takacs, aforementioned, a distance of **77.50** feet to a point, said point witnessed by an iron pin set.

Thence **South 89°47'10" West** along a northerly line of Takacs, aforementioned, a distance of **460.18** feet to a point, said point being on the easterly line of Sublot 62 in The Lake in The Woods Subdivision, as recorded in Plat Volume 12 Page 14 in Geauga County Record of Plats, said point witnessed by an iron pin set.

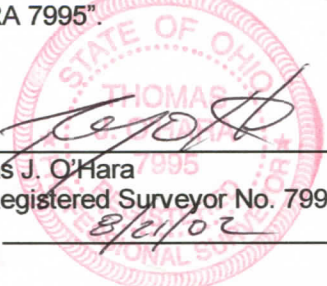
Thence **North 00°05'04" West** along the easterly line of said Sublot No. 62 and the easterly line of Wilderness Passage, and the easterly line of Sublot No. 61 in said Subdivision, a distance of **379.00** feet to a point, said point being the southwesterly corner of land now or formerly owned by O'Neil, aforementioned, said point witnessed by an 3/8" iron pin found.

Thence **North 89°47'10" East** along the southerly line of land now or formerly owned by O'Neil, aforementioned, a distance of **1038.18** feet to a point, said point being the Place of Beginning, and containing **8.004 acres** of land, be the same more or less, but subject to all legal highways, pursuant to a Survey (0069) dated April 17, 2001, by O&H Survey Group, L.L.C. and Thomas J. O'Hara, Ohio Registered Surveyor No. 7995.

Bearings used hereon are to an assumed meridian and are used to denote angles only. The basis of bearings for this survey is South 00°05'04" East, along the centerline of Snyder Road, as recorded in Volume 1059 Page 430 in Geauga County Record of Deeds.

The intent of this description is to combine two parcels of land now or formerly owned by Heidi and Stephen J. O'Neil, as recorded in Volume 1401 Page 36 in Geauga County Record of Deeds.

All iron pins noted as being set are 5/8" x 30" long steel rebar, bearing a plastic cap "OHARA 7995".


Thomas J. O'Hara
Ohio Registered Surveyor No. 7995
Dated: 8/22/02

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

R.S. 8/22/02

OFFICE OF THE
GEAUGA COUNTY ENGINEER