

BA100135

BA100135

Solaris
Picked up 01-03-03
02-420765

LEGAL DESCRIPTION
6.8853 Acres Lot Split Parcel #1
for Solaris Land Corporation
(Part of Parcel #2-B South PP #02-420759)
Snyder Road, Bainbridge Township
Geauga County, Ohio

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of said Original Bainbridge Township, Lot #18 in Tract #2 and being the Northeasterly 6.8853 acres Lot Split Parcel #1 of part of Parcel #2-B South of the 47.4595 acres of land as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a monument box w/iron pin found marking the intersection of the centerline of Snyder Road (60 feet wide) and Bainbridge Road (60 feet wide);

Thence South 01°55'52" West along said centerline of Snyder Road, a distance of 1,703.53 feet to the Southwesterly sideline of Relocated U.S. Route 422 as shown on the Centerline Survey Plat for U.S. Route 422 Sec. 3.19 as prepared by Raymond W. Hass, R.S.#5152 and as recorded in Volume 9, page 76-78 of Geauga County Map Records (said point being at centerline station 137+20.60~144.99 R. Calc. - centerline station 137+20.74~145.00 R. Rec. of said centerline plat), said point being the Northeasterly corner of said Parcel #2-B South (Solaris Land Corporation's land PP #02-420759) and the Principle Place of Beginning of the premises herein intended to be described;

- Course I Thence South 01°55'52" West continuing along said centerline of Snyder Road, the Easterly line of said Parcel #2-B South (PP #02-420759), a distance of 345.00 feet to a Northeasterly corner of a 24.8789 acres Residual Parcel #2-B South;
- Course II Thence North 88°04'08" West, along a Northerly line of said Residual Parcel #2-B South, perpendicular to said centerline of Snyder Road, passing thru a 5/8" iron pin set at the Westerly sideline of Snyder Road at 41.76 feet, a distance of 330.00 feet to an 5/8" iron pin set at an angle point therein;
- Course III Thence North 49°19'14" West, continuing along said Northerly line of Residual Parcel #2-B South, a distance of 226.87 feet to a 5/8" iron pin set at an angle point therein;
- Course IV Thence North 88°04'08" West, continuing along said Northerly line of Residual Parcel #2-B South, perpendicular to said centerline of Snyder Road, a distance of 398.06 feet to a 5/8" iron pin set at the Southwesterly corner of said Lot Split Parcel #1 at an angle point on the Northeasterly lines of said Residual Parcel #2-B South;

Good

LEGAL DESCRIPTION
6.8853 Acres Lot Split Parcel #1
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Course V Thence North 01°55'52" East, parallel to and at a perpendicular distance of 905.00 feet West of said centerline of Snyder Road, along an Easterly line of said Residual Parcel #2-B South, a distance of 314.92 feet to a 5/8" iron pin set at a Northeasterly corner thereof on a Southerly sideline of said Relocated U.S. Route 422 (said point being at centerline station 128+08.73~150.96' R. Calc.);

The following courses (#VI thru VIII) are along said Southerly sidelines of Relocated U.S. Route 422 as follows:

Course VI Thence South 78°06'30" East, a distance of 91.36 feet to a 5/8" iron pin found (capped Donald F. Sheehy #7849) at an angle point therein (said point being at centerline station 129+00.00~155.00' R. Rec/Used);

Course VII Thence South 84°13'15" East, a distance of 400.78 feet to a 5/8" iron pin found (capped Donald F. Sheehy #7849) at an angle point therein (said point being at centerline station 133+00.00~130.00' R. Rec/Used);

Course VIII Thence South 78°36'09" East, passing thru a 5/8" iron pin found (capped Donald F. Sheehy #7849) on said Westerly sideline of Snyder Road at 375.25 feet (said point being at centerline station 136+75.01~ 143.37'R. Calc.), a distance of 420.87 feet to the Principle Place of Beginning and containing 6.8853 acres (299,922 sq ft) of land including 0.3564 acres (15,524 sq ft) within Snyder Road right-of-way for a net area of 6.5289 acres (284,398 sq ft) of land as surveyed by Donald F. Sheehy, Registered Surveyor #7849 and as calculated and described from Geauga County Records by James A. Wendorf, Registered Surveyor #6556 of Chagrin Valley Engineering, Limited, in December, 2002, be the same, more or less, but subject to all legal highways;

The above described parcel of land is subject to easements of record as shown on the Title Commitment for Title Insurance #221990 for Chicago Title Insurance Company by U.S Title Agency, Inc. - commitment dated June 4, 2002 @ 7:29am as prepared for former owner Stephen A. Szoka, Trustee of The Frank Szoka Trust (PP #02-359300) and

Basis of bearing for this survey/legal description is North 01°55'52" East as the centerline of Snyder Road (60 feet wide) as evidenced by monuments found and is the same as shown on the deed of said 47.4595 acres Parcel #2-B South as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Map Records and

- 5/8" iron pin set w/yellow cap "Donald F. Sheehy #7849"

December 12, 2002
File: #02-126.1 (jaw)

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 01/02/03
OFFICE OF THE
GEAUGA COUNTY ENGINEER

DONALD F. SHEEHY
S-7849
REGISTERED PROFESSIONAL SURVEYOR
STATE OF OHIO

12.16.2002

LEGAL DESCRIPTION
 5.1940 Acres Lot Split Parcel #2
 for Solaris Land Corporation
 (Part of Parcel #2-B South PP #02-420759)
 Snyder Road, Bainbridge Township
 Geauga County, Ohio

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of said Original Bainbridge Township, Lot #18 in Tract #2 and being a 5.1940 acres Lot Split Parcel #2 of part of Parcel #2-B South of the 47.4595 acres of land as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a monument box w/iron pin found marking the intersection of the centerline of Snyder Road (60 feet wide) and Bainbridge Road (60 feet wide);

Thence South 01°55'52" West along said centerline of Snyder Road, a distance of 1,703.53 feet to the Southwesterly sideline of Relocated U.S. Route 422 as shown on the Centerline Survey Plat for U.S. Route 422 Sec. 3.19 as prepared by Raymond W. Hass, R.S.#5152 and as recorded in Volume 9, page 76-78 of Geauga County Map Records (said point being at centerline station 137+20.60~144.99 R. Calc. - centerline station 137+20.74~145.00 R. Rec. of said centerline plat), said point being the Northeasterly corner of said Parcel #2-B South (Solaris Land Corporation's land PP #02-420759);

Thence South 01°55'52" West, continuing along said centerline of Snyder Road, the Easterly line of said Parcel #2-B South (PP #02-420759), a distance of 520.00 feet to a Southeasterly corner of a 24.8789 acres Residual Parcel #2-B South and the Principle Place of Beginning of the premises herein intended to be described;

Course I Thence South 01°55'52" West, continuing along said centerline of Snyder Road, said Easterly line of Parcel #2-B South (PP #02-420759), a distance of 250.00 feet to the Northeasterly corner of a 5.1928 acres Lot Split Parcel #3;

Course II Thence North 88°04'08" West, along a Northerly line of said Lot Split Parcel #3, perpendicular to said centerline of Snyder Road, passing thru a 5/8" iron pin set at the Westerly sideline of Snyder Road at 30.00 feet, a distance of 905.00 feet to an iron pin set at the Northwesterly corner thereof at an angle point in the Easterly line of said Residual Parcel #2-B South;

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LEGAL DESCRIPTION
5.1940 Acres Lot Split Parcel #2
Page 2

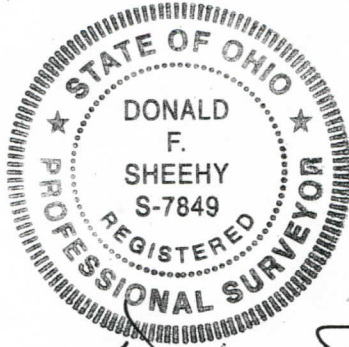
Course III Thence North 01°55'52" East, along an Easterly line of said Residual Parcel #2-B South, parallel to and at a perpendicular distance of 905.00 feet West of said centerline of Snyder Road, a distance of 250.00 feet to a 5/8" iron pin set at an angle point therein at the Northwesterly corner of said Lot Split Parcel #2;

Course IV Thence South 88°04'08" East, along a Southerly line of said Residual Parcel #2-B South, perpendicular to said centerline of Snyder Road and parallel to and at a perpendicular distance of 250.00 feet North of said Course #II, passing thru a 5/8" iron pin set on said Westerly sideline of Snyder Road at 875.00 feet, a distance of 905.00 feet to the Principle Place of Beginning and containing 5.1940 acres (226,250 sq ft) of land including 0.1722 acres (7,500 sq ft) within Snyder Road right-of-way for a net area of 5.0218 (218,750 sq ft) of land as surveyed by Donald F. Sheehy, Registered Surveyor #7849 and as calculated and described from Geauga County Records by James A. Wendorf, Registered Surveyor #6556 of Chagrin Valley Engineering, Limited, in December, 2002, be the same, more or less, but subject to all legal highways;

The above described parcel of land is subject to easements of record as shown on the Title Commitment for Title Insurance #221990 for Chicago Title Insurance Company by U.S Title Agency, Inc. - commitment dated June 4, 2002 @ 7:29am as prepared for former owner Stephen A. Szoka, Trustee of The Frank Szoka Trust (PP #02-359300) and

Basis of bearing for this survey/legal description is North 01°55'52" East as the centerline of Snyder Road (60 feet wide) as evidenced by monuments found and is the same as shown on the deed of said 47.4595 acres Parcel #2-B South as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Map Records and

- 5/8" iron pin set w/yellow cap "Donald F. Sheehy #7849"



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

R.S. 01/02/03
OFFICE OF THE
GEAUGA COUNTY ENGINEER

December 12, 2002
File: #02-126.1 (jaw)

[Handwritten Signature]
12.16.2002

LEGAL DESCRIPTION
 5.1928 Acres Lot Split Parcel #3
 for Solaris Land Corporation
 (Part of Parcel #2-B South PP #02-420759)
 Snyder Road, Bainbridge Township
 Geauga County, Ohio

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of said Original Bainbridge Township, Lot #18 in Tract #2 and being a 5.1928 acres Lot Split Parcel #3 of part of Parcel #2-B South of the 47.4595 acres of land as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a monument box w/iron pin found marking the intersection of the centerline of Snyder Road (60 feet wide) and Bainbridge Road (60 feet wide);

Thence South 01°55'52" West along said centerline of Snyder Road, a distance of 1,703.53 feet to the Southwesterly sideline of Relocated U.S. Route 422 as shown on the Centerline Survey Plat for U.S. Route 422 Sec. 3.19 as prepared by Raymond W. Hass, R.S.#5152 and as recorded in Volume 9, page 76-78 of Geauga County Map Records (said point being at centerline station 137+20.60~144.99 R. Calc. - centerline station 137+20.74~145.00 R. Rec. of said centerline plat), said point being the Northeasterly corner of said Parcel #2-B South (Solaris Land Corporation's land PP #02-420759);

Thence South 01°55'52" West, continuing along said centerline of Snyder Road, the Easterly line of said Parcel #2-B South (PP #02-420759), a distance of 770.00 feet to the Southeasterly corner of a 5.1940 acres Lot Split Parcel #2 and the Principle Place of Beginning of the premises herein intended to be described;

Course I Thence South 01°55'52" West, continuing along said centerline of Snyder Road, said Easterly line of Parcel #2-B South (PP #02-420759), a distance of 260.00 feet to a Northeasterly corner of a 5.3085 acres Lot Split Parcel #4;

Course II Thence North 88°04'08" West, along a Northerly line of said Lot Split Parcel #4, perpendicular to said centerline of Snyder Road, passing thru a 5/8" iron pin set at the Westerly sideline of Snyder Road at 30.00 feet, a distance of 835.00 feet to a 5/8" iron pin set at the Northwesterly corner thereof at an angle point in the Easterly line of a 24.8789 acres Residual Parcel #2-B South;

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 GEAGA COUNTY
 11/14/11 11:11 AM

Good

LEGAL DESCRIPTION
5.1928 Acres Lot Split Parcel #3
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Course III Thence North 13°08'14" West, along an Easterly line of said Residual Parcel #2-B South, a distance of 269.26 feet to a 5/8" iron pin set at an angle point therein at the Southwesterly corner of said Lot Split Parcel #2;

Course IV Thence South 88°04'08" East, along a Southerly line of said Lot Split Parcel #2, perpendicular to said centerline of Snyder Road and parallel to and at a perpendicular distance of 260.00 feet North of said Course #II, passing thru a 5/8" iron pin set on said Westerly sideline of Snyder Road at 875.00 feet, a distance of 905.00 feet to the Principle Place of Beginning and containing 5.1928 acres (226,200 sq ft) of land including 0.1790 acres (7,800 sq ft) within Snyder Road right-of-way for a net area of 5.0138 acres (218,400 sq ft) of land as surveyed by Donald F. Sheehy, Registered Surveyor #7849 and as calculated and described from Geauga County Records by James A. Wendorf, Registered Surveyor #6556 of Chagrin Valley Engineering, Limited, in December, 2002, be the same, more or less, but subject to all legal highways;

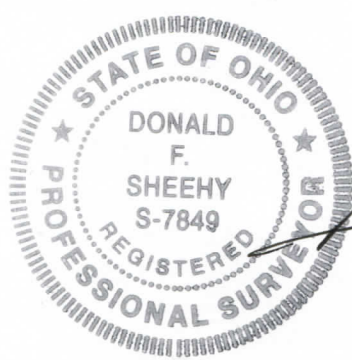
The above described parcel of land is subject to easements of record as shown on the Title Commitment for Title Insurance #221990 for Chicago Title Insurance Company by U.S Title Agency, Inc. – commitment dated June 4, 2002 @ 7:29am as prepared for former owner Stephen A. Szoka, Trustee of The Frank Szoka Trust (PP #02-359300) and

Basis of bearing for this survey/legal description is North 01°55'52" East as the centerline of Snyder Road (60 feet wide) as evidenced by monuments found and is the same as shown on the deed of said 47.4595 acres Parcel #2-B South as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Map Records and

- 5/8" iron pin set w/yellow cap "Donald F. Sheehy #7849"

RECEIVED
DEC 11 2002
ENGINEER CONSULT

Revised December 26, 2002
December 12, 2002
File: #02-126.1 (jaw)



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

R.S. 01/04/03
OFFICE OF THE
GEAUGA COUNTY ENGINEER

LEGAL DESCRIPTION
 5.3085 Acres Lot Split Parcel #4
 for Solaris Land Corporation
 (Part of Parcel #2-B South PP #02-420759)
 Snyder Road, Bainbridge Township
 Geauga County, Ohio

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of said Original Bainbridge Township, Lot #18 in Tract #2 and being a 5.3085 acres Lot Split Parcel #4 of part of Parcel #2-B South of the 47.4595 acres of land as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a monument box w/iron pin found marking the intersection of the centerline of Snyder Road (60 feet wide) and Bainbridge Road (60 feet wide);

Thence South 01°55'52" West along said centerline of Snyder Road, a distance of 1,703.53 feet to the Southwesterly sideline of Relocated U.S. Route 422 as shown on the Centerline Survey Plat for U.S. Route 422 Sec. 3.19 as prepared by Raymond W. Hass, R.S.#5152 and as recorded in Volume 9, page 76-78 of Geauga County Map Records (said point being at centerline station 137+20.60~144.99 R. Calc. - centerline station 137+20.74~145.00 R. Rec. of said centerline plat), said point being the Northeasterly corner of said Parcel #2-B South (Solaris Land Corporation's land PP #02-420759);

Thence South 01°55'52" West, continuing along said centerline of Snyder Road, the Easterly line of said Parcel #2-B South (PP #02-420759), a distance of 1,030.00 feet to the Southeasterly corner of a 5.1928 acres Lot Split Parcel #3 and the Principle Place of Beginning of the premises herein intended to be described;

Course I Thence South 01°55'52" West, continuing along said centerline of Snyder Road, said Easterly line of Parcel #2-B South (PP #02-420759), a distance of 328.00 feet to a Northeasterly corner of a 24.8789 acres Residual Parcel #2-B South, said point also being North 01°55'52" East, distant 71.20 feet from the Southeasterly corner thereof;

Course II Thence North 88°04'08" West, along a Northerly line of said Residual Parcel #2-B South, perpendicular to said centerline of Snyder Road, passing thru a 5/8" iron pin set at the Westerly sideline of Snyder Road at 30.00 feet, a distance of 575.00 feet to an iron pin set at an angle point therein, said point being North 01°55'52" East, distant 89.04 feet from the Southerly line of said Residual Parcel #2-B South;

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 OCT 31 2005
 GEAGA COUNTY
 ENGINEER

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LEGAL DESCRIPTION

5.3085 Acres Lot Split Parcel #4

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Course III Thence North 36°28'20" West, along an Easterly line of said Residual Parcel #2-B South, a distance of 418.55 feet to a 5/8" iron pin set at an angle point therein at the Southwesterly corner of said Lot Split Parcel #3;

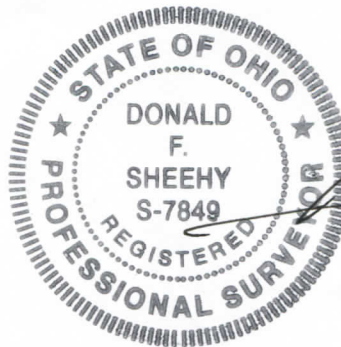
Course IV Thence South 88°04'08" East, along the Southerly line of said Lot Split Parcel #3, perpendicular to said centerline of Snyder Road and parallel to and at a perpendicular distance of 328.00 feet North of Course #II, passing thru a 5/8" iron pin set on said Westerly sideline of Snyder Road at 805.00 feet, a distance of 835.00 feet to the Principle Place of Beginning and containing 5.3085 acres (231,240 sq ft) of land including 0.2259 acres (9,840 sq ft) within Snyder Road right-of-way for a net area of 5.0826 acres (221,400 sq ft) of land as surveyed by Donald F. Sheehy, Registered Surveyor #7849 and as calculated and described from Geauga County Records by James A. Wendorf, Registered Surveyor #6556 of Chagrin Valley Engineering, Limited, in December, 2002, be the same, more or less, but subject to all legal highways;

The above described parcel of land is subject to easements of record as shown on the Title Commitment for Title Insurance #221990 for Chicago Title Insurance Company by U.S Title Agency, Inc. – commitment dated June 4, 2002 @ 7:29am as prepared for former owner Stephen A. Szoka, Trustee of The Frank Szoka Trust (PP #02-359300) and

Basis of bearing for this survey/legal description is North 01°55'52" East as the centerline of Snyder Road (60 feet wide) as evidenced by monuments found and is the same as shown on the deed of said 47.4595 acres Parcel #2-B South as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Map Records and

- 5/8" iron pin set w/yellow cap "Donald F. Sheehy #7849"

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DEC 12 2002
GEAUGA COUNTY ENGINEERS



Donald F. Sheehy

Revised December 26, 2002
December 12, 2002
File: #02-126.1 (jaw)

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

R.S.

01/02/03

OFFICE OF THE
GEAUGA COUNTY ENGINEER

BA100135

LEGAL DESCRIPTION
 24.8789 Acres Residual Parcel #2-B South
 for Solaris Land Corporation
 (Part of Parcel #2-B South PP #02-420759)
 Snyder Road, Bainbridge Township
 Geauga County, Ohio

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of said Original Bainbridge Township, Lot #18 in Tract #2 and being a 24.8789 acres Residual Parcel #2-B South of part of Parcel #2-B South of the 47.4595 acres of land as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a monument box w/iron pin found marking the intersection of the centerline of Snyder Road (60 feet wide) and Bainbridge Road (60 feet wide);

Thence South 01°55'52" West along said centerline of Snyder Road, a distance of 1,703.53 feet to the Southwesterly sideline of Relocated U.S. Route 422 as shown on the Centerline Survey Plat for U.S. Route 422 Sec. 3.19 as prepared by Raymond W. Hass, R.S.#5152 and as recorded in Volume 9, page 76-78 of Geauga County Map Records (said point being at centerline station 137+20.60~144.99 R. Calc. - centerline station 137+20.74~145.00 R. Rec. of said centerline plat), said point being the Northeasterly corner of said Parcel #2-B South (Solaris Land Corporation's land PP #02-420759);

Thence South 01°55'52" West, continuing along said centerline of Snyder Road, the Easterly line of said Parcel #2-B South (PP #02-420759), a distance of 1,358.00 feet to the Southeasterly corner of a 5.3085 acres Lot Split Parcel #4 and the Principle Place of Beginning of the premises herein intended to be described;

Course I Thence South 01°55'52" West, continuing along said centerline of Snyder Road, said Easterly line of Parcel #2-B South (PP #02-420759), a distance of 71.20 feet to the Southeasterly corner thereof, said point being the Northeasterly corner of land as conveyed to Joseph Malysa by deed dated April 15, 1985 and as recorded in Volume 735, Page 944 (PP #02-064030) of Geauga County Deed Records, said point also being North 01°55'52" East, distant 605.50 feet from the centerline of Weathervane Drive (60 feet wide) as shown on the plat for Weatheryane Subdivision as recorded in Volume 20, Page 33 of Geauga County Map Records;

good closure

Course II Thence North 89°51'00" West along the Northerly line of said Malysa's land (PP #02-064030), passing thru a 5/8" iron pin found (capped Donald F. Sheehy #7849) at the Westerly sideline of Snyder Road at 30.01 feet, a distance of 1314.22 feet to the Northwesterly corner thereof, said point being an angle point in the Easterly subdivision line of Old Meadow Estates #2 as recorded in Volume 12, Page 114 of Geauga County Map Records (5/8" iron pin found on line 0.28' S.);

LEGAL DESCRIPTION

24.8789 Acres Residual Parcel #2-B South

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- Course III Thence North 00°05'40" West along said Easterly subdivision line of Old Meadows Estates #2, a distance of 825.45 feet to a 5/8" iron pin found in concrete at the Northeasterly corner thereof, said point being the Southeasterly corner of Old Meadows Estates #1 as recorded in Volume 11, Page 72 of Geauga County Map Records;
- Course IV Thence North 00°20'48" East along the Easterly subdivision line of said Old Meadows Estates #1, passing thru a 5/8" iron pin in concrete found at 819.30 feet at the Northwesterly corner thereof, and along the Easterly line of land as conveyed to William M. Green by deed recorded in Volume 391, Page 645 (PP #02-139900) of Geauga County Deed Records, a distance of 838.31 feet to a 5/8" iron pin found (capped Donald F. Sheehy #7849) on said Southerly sideline of Relocated U.S. Route 422 (said point being at centerline station 123+41.19~130.25' R. Calc. --- centerline station 123+35.57~130.00' R. Rec. of said centerline survey plat for Relocated U.S. Route 422);
- Course V Thence South 78°06'30" East, along a Southerly sideline of said Relocated U.S. Route 422, a distance of 468.00 feet to a 5/8" iron pin set at the Northwesterly corner of a 6.8853 acres Lot Split Parcel #1 (said point being at centerline station 128+08.73~150.96' R. Calc.), said point also being North 78°06'30" West, distant 91.36 feet from a 5/8" iron pin found (capped Donald F. Sheehy #7849) at an angle point therein (said point being at centerline station 129+00.00~150.00'R. Rec/Used);
- Course VI Thence South 01°55'52" West, along the Westerly line of said Lot Split Parcel #1, parallel to and at a perpendicular distance of 905.00 feet West of said centerline of Snyder Road, of a distance of 314.92 feet to an 5/8" iron pin set at the Southwesterly corner thereof;
- Course VII Thence South 88°04'08" East, along a Southerly line of said Lot Split Parcel #1, perpendicular to said centerline of Snyder Road, a distance of 398.06 feet to an 5/8" iron pin set at an angle point therein;
- Course VIII Thence South 49°19'14" East, continuing along a Southerly line of said Lot Split Parcel #1, a distance of 226.87 feet to an 5/8" iron pin set at an angle point therein;
- Course IX Thence South 88°04'08" East, continuing along a Southerly line of said Lot Split Parcel #1, perpendicular to said centerline of Snyder Road, passing thru a 5/8" iron pin set on said Westerly sideline of Snyder Road at 288.24 feet, a distance of 330.00 feet to the Southeasterly corner thereof on said centerline of Snyder Road, said Easterly line of Parcel #2-B South (PP #02-420759);

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LEGAL DESCRIPTION

24.8789 Acres Residual Parcel #2-B South

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- Course X Thence South $01^{\circ}55'52''$ West, along said centerline of Snyder Road, said Easterly line of Parcel #2-B South (PP #02-420759), a distance of 175.00 feet to the Northeasterly corner of a 5.1940 acres Lot Split Parcel #2;
- Course XI Thence North $88^{\circ}04'08''$ West, along a Northerly line of said Lot Split Parcel #2, perpendicular to said centerline of Snyder Road and parallel to and at perpendicular distance of 175.00 feet South of Course #IX and 317.00 feet South of Course #VII, passing thru a $5/8''$ iron pin set at the Westerly sideline of Snyder Road at 30.00 feet, a distance of 905.00 feet to an iron pin set at the Northwesterly corner of thereof;
- Course XII Thence South $01^{\circ}55'52''$ West, along the Westerly line of said Lot Split Parcel #2, parallel to and at a perpendicular distance of 905.00 feet West of said centerline of Snyder Road, a distance of 250.00 feet to a $5/8''$ iron pin set at the Southwesterly corner thereof, said point also being the Northwesterly corner of a 5.1928 acres Lot Split Parcel #3;
- Course XIII Thence South $13^{\circ}08'14''$ East, along the Westerly line of said Lot Split Parcel #3, a distance of 269.26 feet to a $5/8''$ iron pin set at the Southwesterly corner thereof, said point also being the Northwesterly corner of a 5.3085 acres Lot Split #4;
- Course XIV Thence South $36^{\circ}28'20''$ East, along the Westerly line of said Lot Split Parcel #4, a distance of 418.55 feet to a $5/8''$ iron pin set at the Southwesterly corner thereof, said point also being North $01^{\circ}55'52''$ East, distant 89.04 feet from Course #2;
- Course XV Thence South $88^{\circ}04'08''$ East, along a Southerly line of said Lot Split Parcel #4, perpendicular to said centerline of Snyder Road, passing thru a $5/8''$ iron pin set on said Westerly sideline of Snyder Road at 545.00 feet, a distance of 575.00 feet to the Principle Place of Beginning and containing 24.8789 acres (1,083,723 sq ft) of land including 0.1725 acres (7,514 sq ft) within Snyder Road right-of-way for a net area of 24.7064 acres (1,076,209 sq ft) of land as surveyed by Donald F. Sheehy, Registered Surveyor #7849 and as calculated and described from Geauga County Records by James A. Wendorf, Registered Surveyor #6556 of Chagrin Valley Engineering, Limited, in December, 2002, be the same, more or less, but subject to all legal highways;

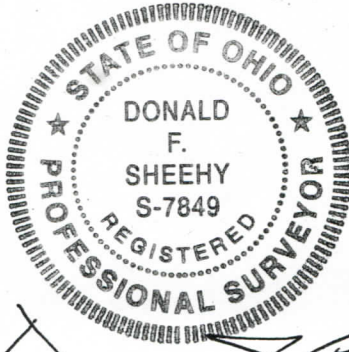
LEGAL DESCRIPTION

24.8789 Acres Residual Parcel #2-B South
Page 4

The above described parcel of land is subject to easements of record as shown on the Title Commitment for Title Insurance #221990 for Chicago Title Insurance Company by U.S Title Agency, Inc. – commitment dated June 4, 2002 @ 7:29am as prepared for former owner Stephen A. Szoka, Trustee of The Frank Szoka Trust (PP #02-359300) and

Basis of bearing for this survey/legal description is North 01°55'52" East as the centerline of Snyder Road (60 feet wide) as evidenced by monuments found and is the same as shown on the deed of said 47.4595 acres Parcel #2-B South as conveyed to Solaris Land Corporation by deed dated October 28, 2002 and as recorded in Document #200200641455, Volume 1534, Page 1047 (PP #02-420759) of Geauga County Map Records and

- 5/8" iron pin set w/yellow cap "Donald F. Sheehy #7849"



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

R.S. 01/02/03
OFFICE OF THE
GEAUGA COUNTY ENGINEER

[Handwritten Signature]
12.16.2002