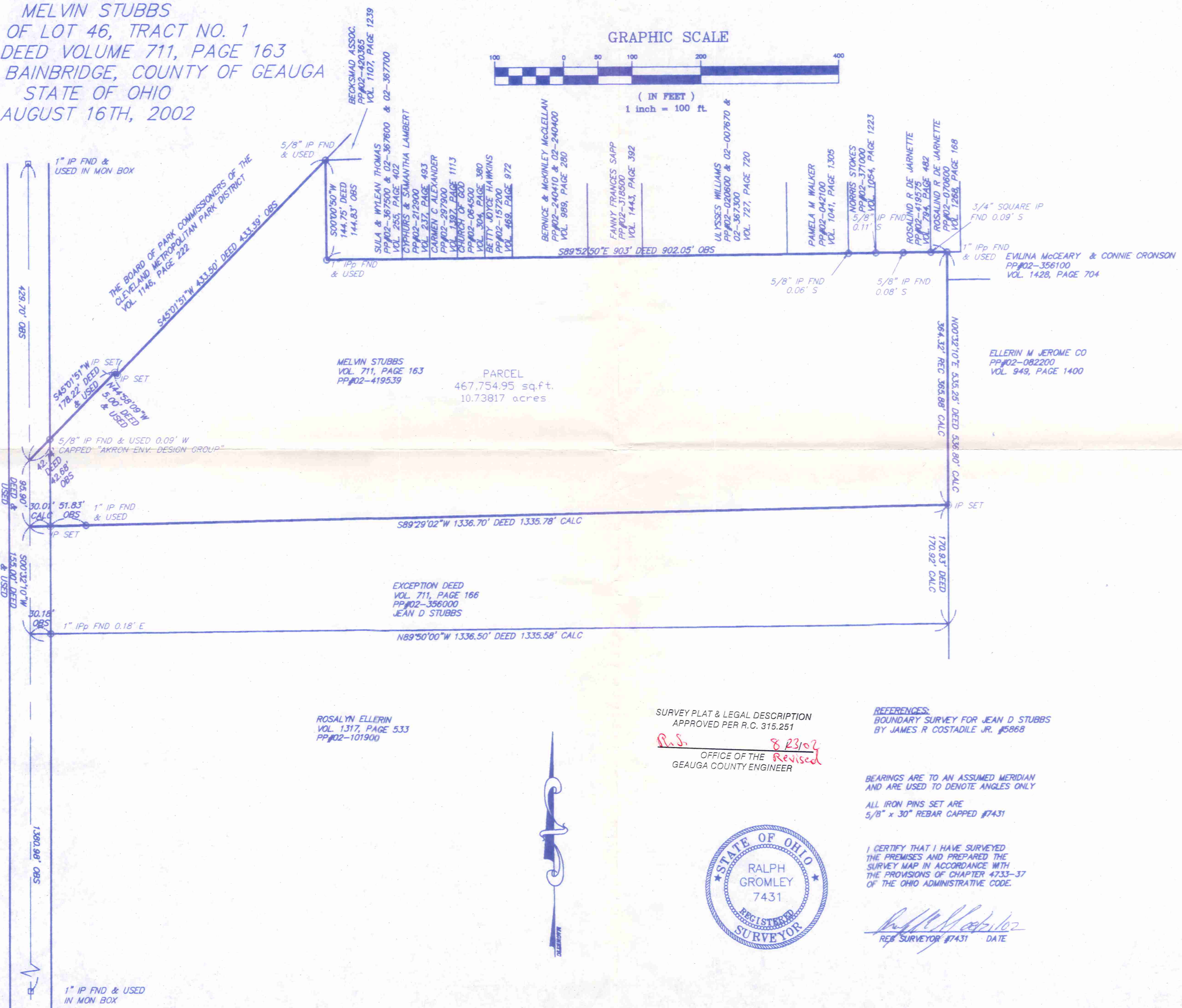


BOUNDARY SURVEY  
FOR  
GEAUGA PARK DISTRICT  
FROM LANDS REVERTED BACK TO  
MELVIN STUBBS  
PART OF LOT 46, TRACT NO. 1  
ORIGINAL DEED VOLUME 711, PAGE 163  
TOWNSHIP OF BAINBRIDGE, COUNTY OF GEAUGA  
STATE OF OHIO  
AUGUST 16TH, 2002

FRANKLIN STREET 60' R/W



SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
*R.S.* *8/23/02*  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER



**REFERENCES:**  
BOUNDARY SURVEY FOR JEAN D STUBBS  
BY JAMES R COSTADILE JR. #5868

BEARINGS ARE TO AN ASSUMED MERIDIAN  
AND ARE USED TO DENOTE ANGLES ONLY  
ALL IRON PINS SET ARE  
5/8" x 30" REBAR CAPPED #7431

I CERTIFY THAT I HAVE SURVEYED  
THE PREMISES AND PREPARED THE  
SURVEY MAP IN ACCORDANCE WITH  
THE PROVISIONS OF CHAPTER 4733-37  
OF THE OHIO ADMINISTRATIVE CODE.

*Ralph Gromley*  
REG SURVEYOR #7431 DATE

38879 MENTOR AVENUE SUITE A WILLOUGHBY, OHIO 44094 440-602-9071		FAX 602-9401	
<b>AZTECH</b> ENGINEERING and SURVEYING Civil Engineering · Land Surveying			
HORIZ. SCALE: 1" = 100'	VERT. SCALE:	DATE: 8/16/02	SHEET: 1 OF 1
DRAWN BY: CL	CHECKED BY: RWG	DRAWING NO.: 121288	
NO. DATE	REVISION PER COUNTY	DESCRIPTION	BY
1 8/21/02			CL

BA100147  
BA100147

Stubbs

Picked up 8-23-02

02-419539

V. 1520-P. 459

LEGAL DESCRIPTION OF A 10.73817 ACRE PARCEL

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being part of Lot No. 46, Tract No. 1 in said Township and being further bounded and described as follows:

Beginning at an iron pin set in the northeast corner of lands conveyed to Jean D Stubbs as recorded in Volume 711, Page 166 and in the westerly line of lands conveyed to Ellerin M Jerome Co. as recorded in Volume 949, Page 1400 of the Geauga County Deed Records and being the Principal Place of Beginning;

Course I: Thence South 89°29'02" West along the northerly line of said Stubbs, passing through a 1" iron pin found at a distance of 1253.94 feet and an iron pin set in the easterly R/W of Franklin Street at a distance of 1305.77 feet, a total distance of 1335.78 to a point in the centerline of said Franklin Street, said point being the northwesterly corner of said Stubbs;

Course II: Thence North 00°32'10" East along the centerline of said Franklin Street, a distance of 95.90 feet to a point, said point being the intersection of said Franklin Street centerline and the southerly line of land for the Board of Park Commissioners of the Cleveland Metropolitan Park District as recorded in Volume 1146, Page 222 of the Geauga County Deed Records;

Course III: Thence North 45°01'51" East along the said southerly line a distance of 178.22 feet to an iron pin set, passing through a 5/8" iron pin found at a distance of 42.74 feet;

Course IV: Thence South 44°58'09" East continuing along said southerly line a distance of 5.00 feet to an iron pin set;

Course V: Thence North 45°01'51" East continuing along said southerly line a distance of 433.39 feet to a 5/8" iron pin found, said point being the southwesterly corner of lands conveyed to Becksmad Assoc. as recorded in Volume 1107, Page 1239 and the northwester corner of lands conveyed to Sula & Wylean Thomas as recorded in Volume 255, Page 402 of the Geauga County Deed Records;

Course VI: Thence South 00°00'50" West along the westerly line of said Thomas a distance of 144.83 feet to a 1" iron pipe found, said point being the southwesterly corner of said Thomas;

Course VII: Thence South 89°52'50" East along the southerly line of said Thomas and the southerly line of lands conveyed to Cyphurs & Samantha Lambert as recorded in Volume 237, Page 493, Carmen C Alexander as recorded in Volume 1397, Page 1113, Church of God as recorded in Volume 304, Page 380, Betty Joyce Hawkins as recorded in Volume 469, Page 972, Bernice & McKinley McClellan as recorded in Volume 989, Page 280, Fanny Frances Sapp as recorded in Volume 1443, Page 392, Ulysses Williams as recorded in Volume 727, Page 720, Pamela M Walker as recorded in Volume 1041, Page 1305, Norris Stokes as recorded in Volume 1054, Page 1223, Rosalind R De Jarnette as recorded in Volume 794, Page 482 and Volume 1268, Page 168 of the Geauga County Deed Records, a distance of 902.05 feet to a 1" iron pipe found in the southerly line of said De Jarnette (1268-168) and also being a northwesterly corner of lands conveyed to Evilina McCearly & Connie Cronson as recorded in Volume 1428, Page 704;

Course VIII: Thence South 00°32'10" West along the westerly line of said Cronson and said Jerome Co. a distance of 365.88 feet to the Principal Place of Beginning.

SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
R.S. 8/23/02  
OFFICE OF THE  
REVISOR  
GEAUGA COUNTY ENGINEER

Said parcel containing 10.73817 acres or 467,754.95 sq. ft. of land, be the same more or less, but subject to all legal highways as surveyed and described in August 2002 by Ralph W. Gromley, Ohio Registered Surveyor Number 7431. Bearings used herein are to an assumed meridian and are used to denote interior angles only. The intent of the above survey is to describe a parcel of land Deeded to Melvin Stubbs being Original Deed Volume 711, Page 163 of the Geauga County Deed records that is to be transferred to the Geauga Park District. All iron pins set are 5/8" x 30" rebar capped #7431.



*Ralph W. Gromley*  
Ralph W. Gromley P.S. # 7431