

I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PARCELS SHOWN HEREON AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF THAT SURVEY.

*Clifford H. McGuire* 4.3.2009  
CLIFFORD H. MCGUIRE, P.S. #7770

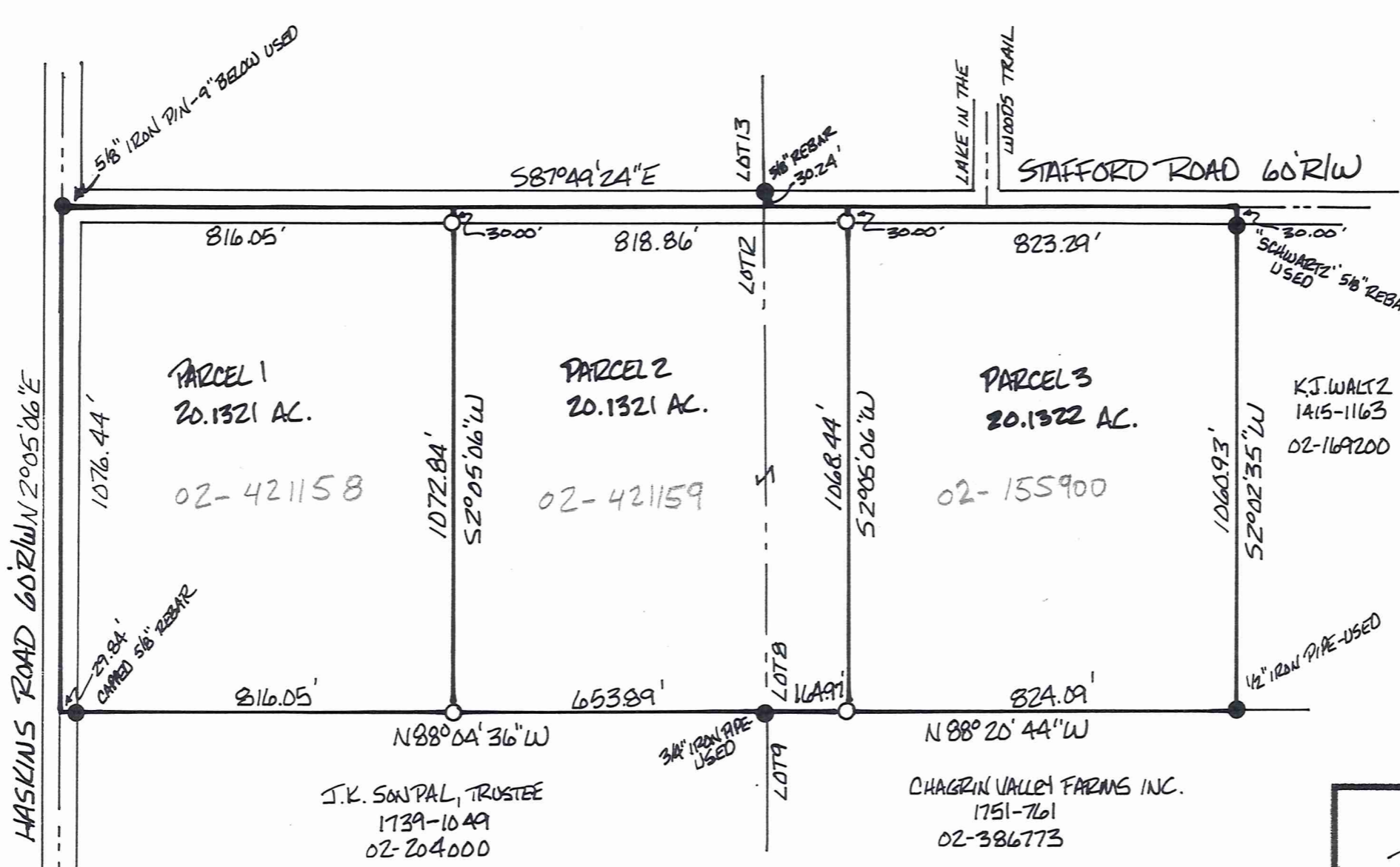


BASIS OF BEARING WAS TO AN ASSUMED MERIDIAN.  
DOCUMENTS USED: ALL DEEDS SHOWN HEREON  
DEED OF RECORD: 775-BA1 TO R. & J. HASKINS (P.P.N. 02-155900)

● = IRON PINS, PIPES, OR REBAR FOUND  
○ = 5/8" x 30" CAPPED REBAR SET



MAP OF SURVEY FOR  
ROBERT & JANICE HASKINS  
LOT 12 & 8 TR. 1 BAINBRIDGE TWP.  
GEAUGA COUNTY, OHIO  
SCALE 1" = 300' DATE MARCH 2009  
SURVEYED BY: CLIFFORD H. MCGUIRE  
9487 SHANK RD.  
WINDHAM, OHIO 44288  
330-326-3304  
REV-4-3-2009



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

*R.S.* *04/06/09*  
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GEAUGA COUNTY ENGINEER

SAID PARCELS WERE SURVEYED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.



HASKINS ROAD 60'R/W 2'05'06"E

LAKE IN THE WOODS TRAIL

STAFFORD ROAD 60'R/W

PARCEL 1  
20.1321 AC.

02-421158

PARCEL 2  
20.1321 AC.

02-421159

PARCEL 3  
20.1322 AC.

02-155900

J.K. SONPAL, TRUSTEE  
1739-1049  
02-204000

CHAGRIN VALLEY FARMS INC.  
1751-761  
02-386773

K.J. WALTZ  
1415-1163  
02-169200

BA100191

Haskins (09-022)  
picked up 4-9-09  
02-421158

Vol. 1861 - Pg. 2547

**CLIFFORD H. MCGUIRE**  
PROFESSIONAL SURVEYOR NO. 7770  
9487 Shank Rd.  
Windham, Ohio 44288  
330-326-3304

Description of Land  
for  
Robert and Janice Haskins

Parcel 1, 20.1321 Ac.

Situated in the Township of Bainbridge, County of Geauga, and State of Ohio, and known as being part of Lot 12, Tract 1 of said township and further bounded and described as follows:

Beginning at a 5/8" iron pin found at the centerline intersection of Haskins Road (60' R/W) and Stafford Road (60' R/W);

thence South 87° 49' 24" East, along the centerline of said Stafford Road, a distance of 816.05 feet to a point;

thence South 2° 05' 06" West, along a new line and passing over a 5/8" capped rebar set at 30.00 feet, a distance of 1072.84 feet to a 5/8" capped rebar set on the north line of lands conveyed to J. K. Sonpal, Trustee by Volume 1739, Page 1049 (P.P.N. 02-204000) of Geauga County Record of Deeds;

thence North 88° 04' 36" West, along the north line of said Sonpal and passing over an unmarked capped 5/8" rebar found at 786.21 feet, a distance of 816.05 feet to a point on the centerline of said Haskins Road;

thence North 2° 05' 06" East, along said road centerline, a distance of 1076.44 feet to the point of beginning and containing 20.1321 acres of land as surveyed in March, 2009 by Clifford H. McGuire, Professional Surveyor No. 7770. The basis of bearing was assumed. The deed of record was 775-841 (P.P.N. 02-155900) to R. & J. Haskins. All corners set were 5/8" X 30" rebar capped with I. D. cap marked "C. H. McGuire, P. S. 7770".

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 9487 Shank Rd.  
 Windham, Ohio 44288  
 330-326-3304

Description of Land  
 for  
 Robert and Janice Haskins

Parcel 2, 20.1321 Ac.

Situated in the Township of Bainbridge, County of Geauga, and State of Ohio, and known as being part of Lots 8 and 12, Tract 1 of said township and further bounded and described as follows:

Commencing at a  $\frac{5}{8}$ " iron pin found at the centerline intersection of Haskins Road (60' R/W) and Stafford Road (60' R/W);

thence South  $87^{\circ} 49' 24''$  East, along the centerline of said Stafford Road, a distance of 816.05 feet to a point, said point being *the true point of beginning* for the parcel herein described;

thence South  $87^{\circ} 49' 24''$  East, along the centerline of said Stafford Road, a distance of 818.86 feet to a point;

thence South  $2^{\circ} 05' 06''$  West, along a new line and passing over a  $\frac{5}{8}$ " capped rebar set at 30.00 feet, a distance of 1068.44 feet to a  $\frac{5}{8}$ " capped rebar set on the north line of lands conveyed to Chagrin Valley Farms, Inc. by Volume 1751, Page 761 (P.P.N. 02-386773) of Geauga County Record of Deeds;

thence North  $88^{\circ} 20' 44''$  West, along the north line of said Chagrin Valley Farms, a distance of 164.97 feet to a  $\frac{3}{4}$ " iron pipe found at the northeast corner of lands conveyed to J. K. Sonpal, Trustee by Volume 1739, Page 1049 (P.P.N. 02-204000) of Geauga County Record of Deeds;

thence North  $88^{\circ} 04' 36''$  West, along the north line of said Sonpal, a distance of 653.89 feet to a  $\frac{5}{8}$ " capped rebar set;

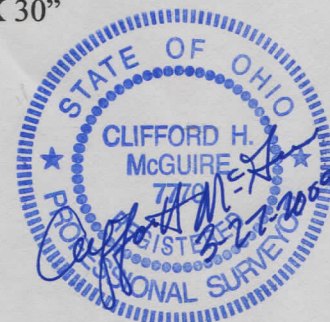
thence North  $2^{\circ} 05' 06''$  East, along a new line and passing over a  $\frac{5}{8}$ " capped rebar set at 1042.84 feet, a distance of 1072.84 feet to *the true point of beginning* and containing 20.1321 acres of land as surveyed in March, 2009 by Clifford H. McGuire, Professional Surveyor No. 7770. The basis of bearing was assumed. The deed of record was 775-841 (P.P.N. 02-155900) to R. & J. Haskins. All corners set were  $\frac{5}{8}$ " X 30" rebar capped with I. D. cap marked "C. H. McGuire, P. S. 7770".

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BA100191

(09-022)

02-155900

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PROFESSIONAL SURVEYOR NO. 7770  
9487 Shank Rd.  
Windham, Ohio 44288  
330-326-3304

Description of Land  
for  
Robert and Janice Haskins

Parcel 3, 20.1322 Ac.

Situated in the Township of Bainbridge, County of Geauga, and State of Ohio, and known as being part of Lot 8, Tract 1 of said township and further bounded and described as follows:

Commencing at a 5/8" iron pin found at the centerline intersection of Haskins Road (60' R/W) and Stafford Road (60' R/W);

thence South 87° 49' 24" East, along the centerline of said Stafford Road, a distance of 1634.91 feet to a point, said point being *the true point of beginning* for the parcel herein described;

thence South 87° 49' 24" East, along the centerline of said Stafford Road, a distance of 823.29 feet to a point and the northwest corner of lands conveyed to K. J. Waltz by Volume 1415, Page 1163 (P.P.N. 02-169200) of Geauga County Record of Deeds;

thence South 2° 02' 35" West, along the west line of said Waltz and passing over a 5/8" capped "Schwartz" rebar found at 30.00 feet, a distance of 1060.93 feet to a 1/2" iron pipe found on the north line of lands conveyed to Chagrin Valley Farms, Inc. by Volume 1751, Page 761 (P.P.N. 02-386773) of Geauga County Record of Deeds;

thence North 88° 20' 44" West, along the north line of said Chagrin Valley Farms, a distance of 824.09 feet to a 5/8" capped rebar set;

thence North 2° 05' 06" East, along a new line and passing over a 5/8" capped rebar set at 1038.44 feet, a distance of 1068.44 feet to *the true point of beginning* and containing 20.1322 acres of land as surveyed in March, 2009 by Clifford H. McGuire, Professional Surveyor No. 7770. The basis of bearing was assumed. The deed of record was 775-841 (P.P.N. 02-155900) to R. & J. Haskins. All corners set were 5/8" X 30" rebar capped with I. D. cap marked "C. H. McGuire, P. S. 7770".

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