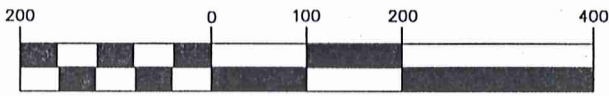


GRAPHIC SCALE



(IN FEET)

1 inch = 200 ft.

JUNE 7, 2010

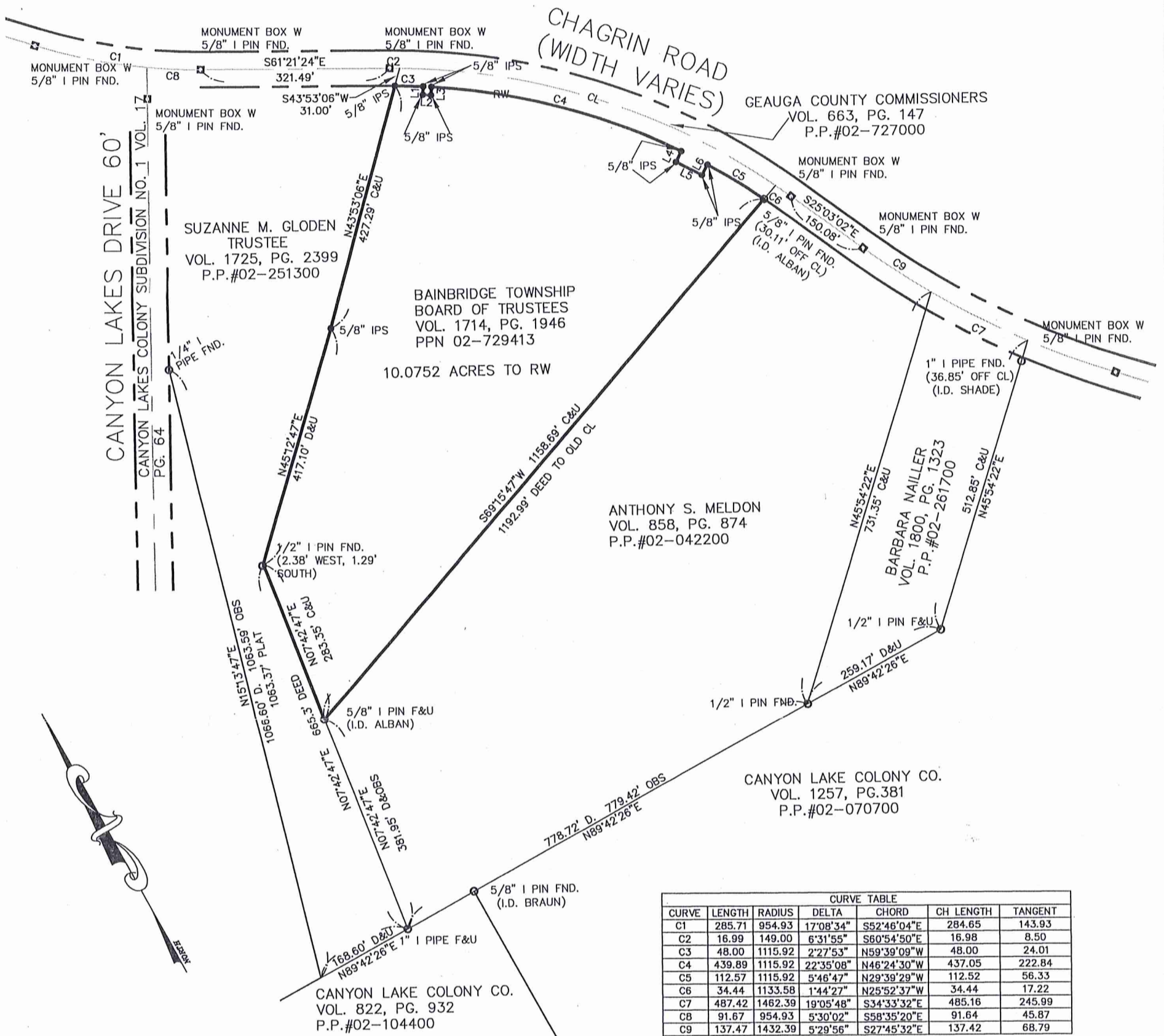
REVISED JUNE 10, 2010

PLAT OF SURVEY

For

BAINBRIDGE TOWNSHIP BOARD OF TOWNSHIP TRUSTEES

SITUATED IN THE TOWNSHIP OF BAINBRIDGE, COUNTY OF GEAUGA AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL LOT NUMBER 33, TRACT 1, BAINBRIDGE TOWNSHIP.



CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LENGTH	TANGENT
C1	285.71	954.93	17°08'34"	S52°46'04"E	284.65	143.93
C2	16.99	149.00	6°31'55"	S60°54'50"E	16.98	8.50
C3	48.00	1115.92	2°27'53"	N59°39'09"W	48.00	24.01
C4	439.89	1115.92	22°35'08"	N46°24'30"W	437.05	222.84
C5	112.57	1115.92	5°46'47"	N29°39'29"W	112.52	56.33
C6	34.44	1133.58	1°44'27"	N25°52'37"W	34.44	17.22
C7	487.42	1462.39	19°05'48"	S34°33'32"E	485.16	245.99
C8	91.67	954.93	5°30'02"	S58°35'20"E	91.64	45.87
C9	137.47	1432.39	5°29'56"	S27°45'32"E	137.42	68.79

LINE	LENGTH	BEARING
L1	14.00	S31°34'49"W
L2	13.83	S58°03'38"E
L3	14.00	N32°17'57"E
L4	20.00	S54°53'05"W
L5	49.10	S33°49'54"E
L6	20.00	N57°27'08"E

LEGEND

- Ips 5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
- i.Pin Iron Pin
- i.Pipe Iron Pipe
- Mon. Monument
- Fe Fence post
- ✕ Mag Mag Nail Set
- Fnd. Found
- D. Deed
- R/Rec Record
- M/Msd Measured
- O/Obs Observed
- C/Calc Calculated
- U. Used
- D.R. Deed Record
- O.R. Official Record
- C.L. c/L Centerline
- e/p Edge of Pavement
- P. Plat record information

REFERENCES USED:

1. DEEDS (AS SHOWN HEREON)
2. GEAUGA COUNTY HIGHWAY RIGHT OF WAY PLANS "GEA C.H.9" CHAGRIN ROAD, BAINBRIDGE TWP
3. CANYON LAKES SUBDIVISION PLAT VOL. 17 PG. 63

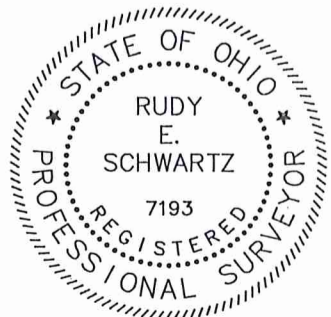
SURVEY PLAT & LEGAL DESCRIPTION APPROVED PER R.C. 315.251

R.S. *06/11/10*
OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER

PREPARED FOR:
BAINBRIDGE TOWNSHIP BOARD OF TOWNSHIP TRUSTEES
17826 CHILLICOTHE ROAD
CHAGRIN FALLS, OH 44022

PREPARED BY:
SCHWARTZ LAND SURVEYING INC.

RUDY E. SCHWARTZ
PROFESSIONAL SURVEYOR
12121 KINSMAN ROAD
NEWBURY, OHIO 44065
440-564-8174 Fax: 440-564-8285



I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A FIELD SURVEY MADE UNDER MY DIRECT SUPERVISION. MONUMENTS WERE FOUND OR SET AS INDICATED. DIMENSIONS ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS REFER TO AN ASSUMED MERIDAN AND ARE INTENDED TO INDICATE ANGLES ONLY. ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

[Signature] *6.11.10*
RUDY E. SCHWARTZ, P.S. #7193 Date

BA100205

(BAI 00205)

Bainbridge Township (10-046)
Trustees

Picked up 06-14-10

02-729413

Vol. 1882 - Pg. 2823

LEGAL DESCRIPTION
OF A
10.0752 ACRE PARCEL
FOR
BAINBRIDGE TOWNSHIP BOARD OF
TOWNSHIP TRUSTEES

Situated in the Township of Bainbridge, County of Geauga, and State of Ohio and known as being a part of Original Lot No. 33, Tract No. 1, and further being known as a parcel of land conveyed to the Bainbridge Township Board of Township Trustees (PPN 02-729413) by deed recorded in Volume 1714, Page 1946 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 5/8 inch iron pin found in the centerline of Chagrin Road, width varies, said monument lying Southeasterly along the arc of a curve deflecting to the left, also being said centerline of Chagrin Road, a distance of 91.67 said curve having a radius of 954.93 feet, a delta of 5° 30' 02", and a chord which bears South 58° 35' 20" East a distance of 91.64 feet from the intersection with the centerline of Canyon Lakes Drive, 60 feet wide, said monument also lying Southeasterly along the arc of a curve deflecting to the left, also being said centerline of Chagrin Road, a distance of 285.71, said curve having a radius of 954.93 feet, a delta of 17° 08' 34", and a chord which bears South 52° 46' 04" East a distance of 284.65 feet from a monument box with a 5/8 inch iron pin found;

Thence South 61° 21' 24" East, continuing along said centerline of Chagrin Road, a distance of 321.49 feet to a monument box with a 5/8 inch iron pin found at a point of curvature;

Thence along the arc of a curve deflecting to the right, also being said centerline of Chagrin Road, a distance of 16.99 feet, said curve having a radius of 149.00 feet, a delta of 6° 31' 55", and a chord which bears South 60° 54' 50" East a distance of 16.98 feet to a Northeasterly corner of land conveyed to Suzanne M. Gloden Trustee (PPN 02-251300) by deed recorded in Volume 1725, Page 2399 of Geauga County Deed Records, said point also being a Northerly corner of land conveyed to the Geauga County Commissioners (PPN 02-727000) by deed recorded in Volume 663, Page 147 of Geauga County Deed Records;

Thence South 43° 53' 06" West, along an Easterly line of land so conveyed to Suzanne M. Gloden Trustee, also being a Northwesterly line of land so conveyed to Geauga County Commissioners, a distance of 31.00 feet to a 5/8 inch iron pin set on the Southerly right-of-way of said Chagrin Road at a Northwesterly corner thereof, and the Principal Place of Beginning of the premises herein intended to be described;

COURSE I

Thence along the arc of a curve deflecting to the right, also being said Southerly right-of-way of Chagrin Road and also being a Westerly line

of land so conveyed to Geauga County Commissioners, a distance of 48.00 feet, said curve having a radius of 1115.92 feet, a delta of $2^{\circ} 27' 53''$, and a chord which bears South $59^{\circ} 39' 09''$ East a distance of 48.00 feet to a 5/8 inch iron pin set;

- COURSE II Thence South $31^{\circ} 34' 49''$ West, continuing along said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 14.00 feet to a 5/8 inch iron pin set;
- COURSE III Thence South $58^{\circ} 03' 38''$ East, continuing along said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 13.83 feet to a 5/8 inch iron pin set;
- COURSE IV Thence North $32^{\circ} 17' 57''$ East, continuing along said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 14.00 feet to a 5/8 inch iron pin set;
- COURSE V Thence along the arc of a curve deflecting to the right, also being said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 439.89 feet, said curve having a radius of 1115.92 feet, a delta of $22^{\circ} 35' 08''$, and a chord which bears South $46^{\circ} 24' 30''$ East a distance of 437.05 feet to a 5/8 inch iron pin set;
- COURSE VI Thence South $54^{\circ} 53' 05''$ West, continuing along said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 20.00 feet to a 5/8 inch iron pin set;
- COURSE VII Thence South $33^{\circ} 49' 54''$ East, continuing along said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 49.10 feet to a 5/8 inch iron pin set;
- COURSE VIII Thence North $57^{\circ} 27' 08''$ East, continuing along said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 20.00 feet to a 5/8 inch iron pin set;
- COURSE IX Thence along the arc of a curve deflecting to the right, also being said Southerly right-of-way of Chagrin Road and also being a Westerly line of land so conveyed to Geauga County Commissioners, a distance of 112.57 feet, said curve having a radius of 1115.92 feet, a delta of $5^{\circ} 46'$

47", and a chord which bears South 29° 39' 29" East a distance of 112.52 feet to a 5/8 inch iron pin found (I.D. Alban) at the intersection of said Southerly right-of-way of Chagrin Road and the Northerly line of land conveyed to Anthony S. Meldon (PPN 02-042200) by deed recorded in Volume 858, Page 874 of Geauga County Deed Records, said pin also being at the Southwesterly corner of land so conveyed to Geauga County Commissioners;

COURSE X Thence South 69° 15' 47" West, along said Northerly line of land so conveyed to Anthony S. Meldon, a distance of 1158.69 feet to a 5/8 inch iron pin found (I.D. Alban) at a Northwesterly corner thereof. Said pin also being on an Easterly line of land so conveyed to Suzanne M. Gloden Trustee;

COURSE XI Thence North 7° 42' 47" East, along said Easterly line of land so conveyed to Suzanne M. Gloden Trustee, a distance of 283.35 feet to an interior corner thereof (witness a 1/2 inch iron pin found 2.38 feet West and 1.29 feet South);

COURSE XII Thence North 45° 12' 47" East, along an Easterly line of land so conveyed to Suzanne M. Gloden Trustee, a distance of 417.10 feet to a 5/8 inch iron pin set at an angle point;

COURSE XIII Thence North 43° 53' 06" East, along an Easterly line of land so conveyed to Suzanne M. Gloden Trustee, a distance of 427.29 feet to the Principal Place of Beginning and containing 10.0752 acres of land as surveyed, calculated and described, on June 7, 2010 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins set are I.D. Schwartz 7193.

RECEIVED
JUN 14 2010
Gaugua County Engineer



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 06/14/10
OFFICE OF THE REVISOR
GEAUGA COUNTY ENGINEER

6.11.10
DATE

[Signature]
RUDY E. SCHWARTZ, P.S. 7193