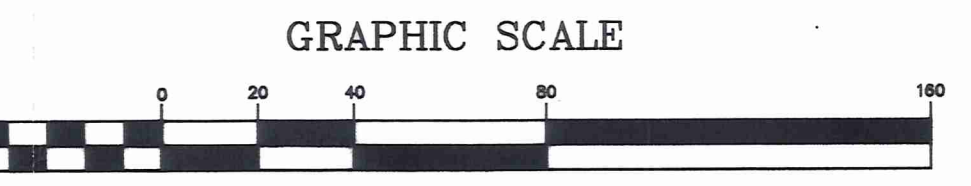


SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE SURVEYED THE LAND SHOWN HEREON. THAT IRON PIN MONUMENTS WERE FOUND OR SET AT POINTS INDICATED. ALL DIMENSIONS SHOWN HEREON ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE REFERENCED AS NOTED AND ARE USED TO INDICATE ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF.

Donald F. Sheehy
 DONALD F. SHEEHY
 P.S. No. 7849
 DATE 11-7-2008



- * 5/8" x 30" IRON PIN SET (CAPPED "D.F. SHEEHY, PS-7849")
- 5/8" IRON PIN FOUND & USED
- 1" IRON PIPE FOUND & USED
- ⊗ CALCULATED ACREAGE

LOT SPLIT & CONSOLIDATION

FOR DONALD F. & CHRISTINE M. SHEEHY AND NORA MIHELICK
 BEING PART OF THE ORIGINAL BAINBRIDGE TOWNSHIP LOT #35 IN TRACT 1
 AND THE 1.5005 AC. PARCEL OF LAND AS CONVEYED TO DONALD F. & CHRISTINE M.
 SHEEHY BY DEED DATED APRIL 29, 1991 AS RECORDED IN VOL. 871, PG. 756 (P.P. No. 02-394050)
 AND THE 4.9514 AC. PARCEL #1 AS SHOWN ON THE PLAT OF SURVEY DATED MARCH 29, 1968
 AS RECORDED IN PLAT BOOK 9, PG. 36 AND CONVEYED TO NORA MIHELICK BY DEED DATED
 AUGUST 31, 2005 AS RECORDED IN VOL. 1772, PG. 3177 (P.P. No. 02-322900)
 ALL OF GEauga COUNTY RECORDS.

BAINBRIDGE TOWNSHIP
 GEauga COUNTY, OHIO

BASIS OF BEARING: FOR THIS LOT SPLIT & CONSOLIDATION IS N 88°35'15" E FOR THE CENTERLINE OF COUNTRY LANE (60' WIDE) AS SHOWN ON THE DEED AS CONVEYED TO DONALD F. & CHRISTINE M. SHEEHY BY DEED DATED APRIL 29, 1991 AS RECORDED IN VOL. 871, PG. 756 (P.P. No. 02-394050) OF GEauga COUNTY DEED RECORDS AND PLAT OF SURVEY DATED MARCH 29, 1968 AS RECORDED IN PLAT BOOK 9, PG. 36 OF GEauga COUNTY RECORDS.

THE INTENT OF THIS LOT SPLIT & CONSOLIDATION IS TO SPLIT PARCEL #A FROM P.P. No. 02-322900 AND SPLIT PARCEL #B FROM P.P. No. 02-394050. CONSOLIDATE RESIDUAL P.P. No. 02-394050 WITH SPLIT PARCEL #A TO COLLECTIVELY FORM A 1.5289 AC. CONSOLIDATION PARCEL #C AND CONSOLIDATE RESIDUAL P.P. No. 02-322900 WITH SPLIT PARCEL #B TO COLLECTIVELY FORM A 4.9230 AC. CONSOLIDATION PARCEL #D

REFERENCES:

1. DEED - SHEEHY VOL. 871, PG. 756, 04/29/1991, G.C.D.R.
2. DEED - MIHELICK VOL. 1772, PG. 3177, 08/31/2005, G.C.D.R.
3. PLAT OF SURVEY - PLAT BOOK 9, PG. 36, 03/29/1968, G.C.R.
4. BRAYTON TRAIL SUBDIVISION - PLAT BOOK 21, PGS. 118-119, G.C.R.

SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251
 R.S. 11/13/08
 OFFICE OF THE
 GEauga COUNTY ENGINEER

ACCEPTANCE (P.P. No. 02-394050)

WE, THE UNDERSIGNED, DONALD F. & CHRISTINE M. SHEEHY, THE OWNERS OF THE LAND SHOWN HEREON DO HEREBY ACCEPT THIS LOT SPLIT AND CONSOLIDATION AND ACKNOWLEDGE THE SAME WAS MADE AT MY REQUEST.

Donald F. Sheehy
 DONALD F. SHEEHY
Christine M. Sheehy
 CHRISTINE M. SHEEHY WITNESS
Christine M. Sheehy
 WITNESS

NOTARY

COUNTY OF OHIO) SS
 STATE OF OHIO)
 BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DONALD F. & CHRISTINE M. SHEEHY, WHO ACKNOWLEDGE THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME IS THEIR FREE ACT AND DEED.

THIS 6th DAY OF November, 2008.
 IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT Geauga County, OHIO
Neil T. D.
 NOTARY PUBLIC
 MY COMMISSION EXPIRES 5/18/2013



ACCEPTANCE (P.P. No. 02-322900)

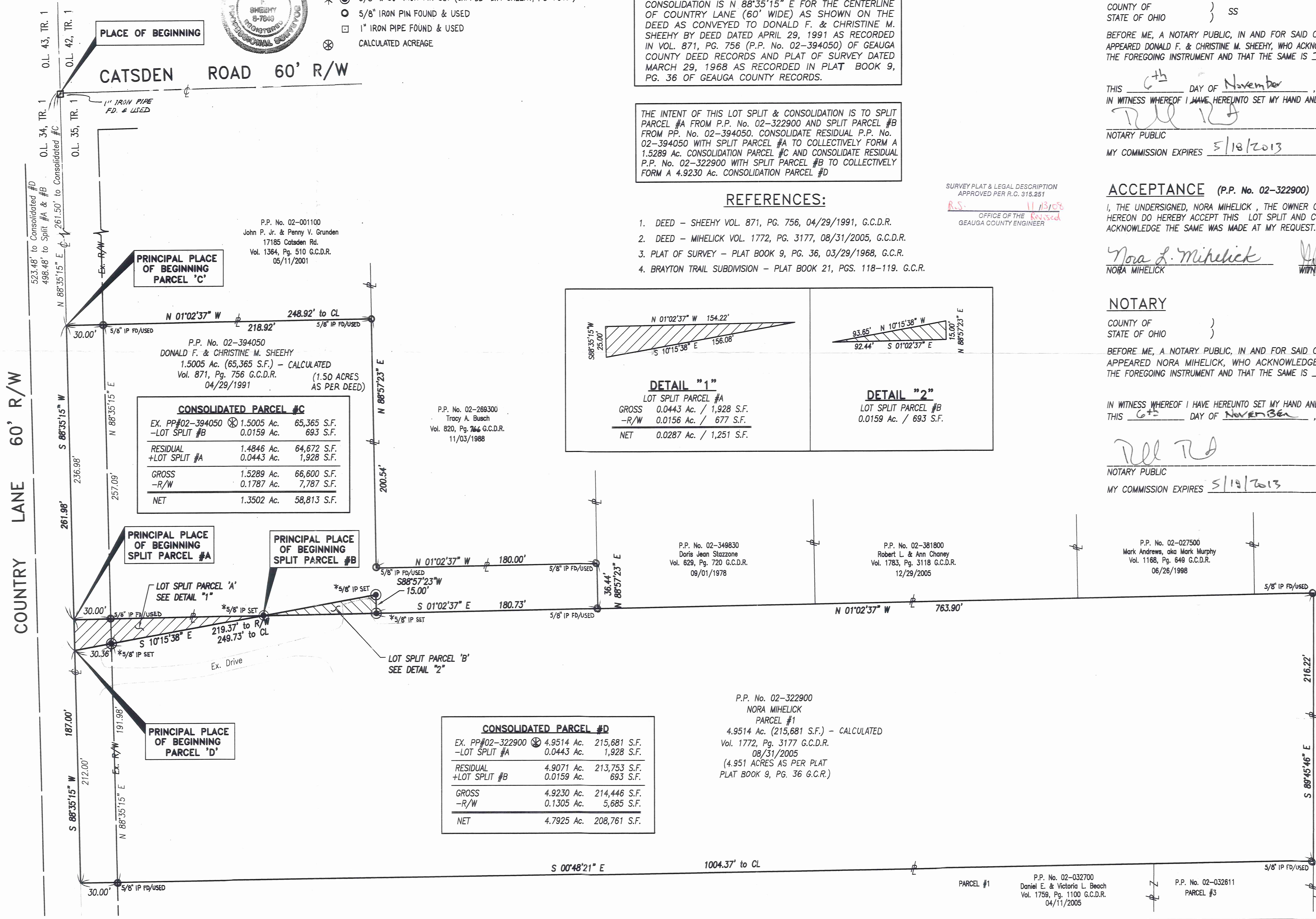
I, THE UNDERSIGNED, NORA MIHELICK, THE OWNER OF THE LAND SHOWN HEREON DO HEREBY ACCEPT THIS LOT SPLIT AND CONSOLIDATION AND ACKNOWLEDGE THE SAME WAS MADE AT MY REQUEST.

Nora L. Mihelick
 NORA MIHELICK
Neil T. D.
 WITNESS

NOTARY

COUNTY OF OHIO)
 STATE OF OHIO)
 BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED NORA MIHELICK, WHO ACKNOWLEDGE THAT SHE DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME IS HER FREE ACT AND DEED.

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT Geauga County, OHIO
 THIS 6th DAY OF November, 2008.
Neil T. D.
 NOTARY PUBLIC
 MY COMMISSION EXPIRES 5/19/2013



P.P. No. 02-394050
 DONALD F. & CHRISTINE M. SHEEHY
 1.5005 Ac. (65,365 S.F.) - CALCULATED
 Vol. 871, Pg. 756 G.C.D.R. (1.50 ACRES AS PER DEED)
 04/29/1991

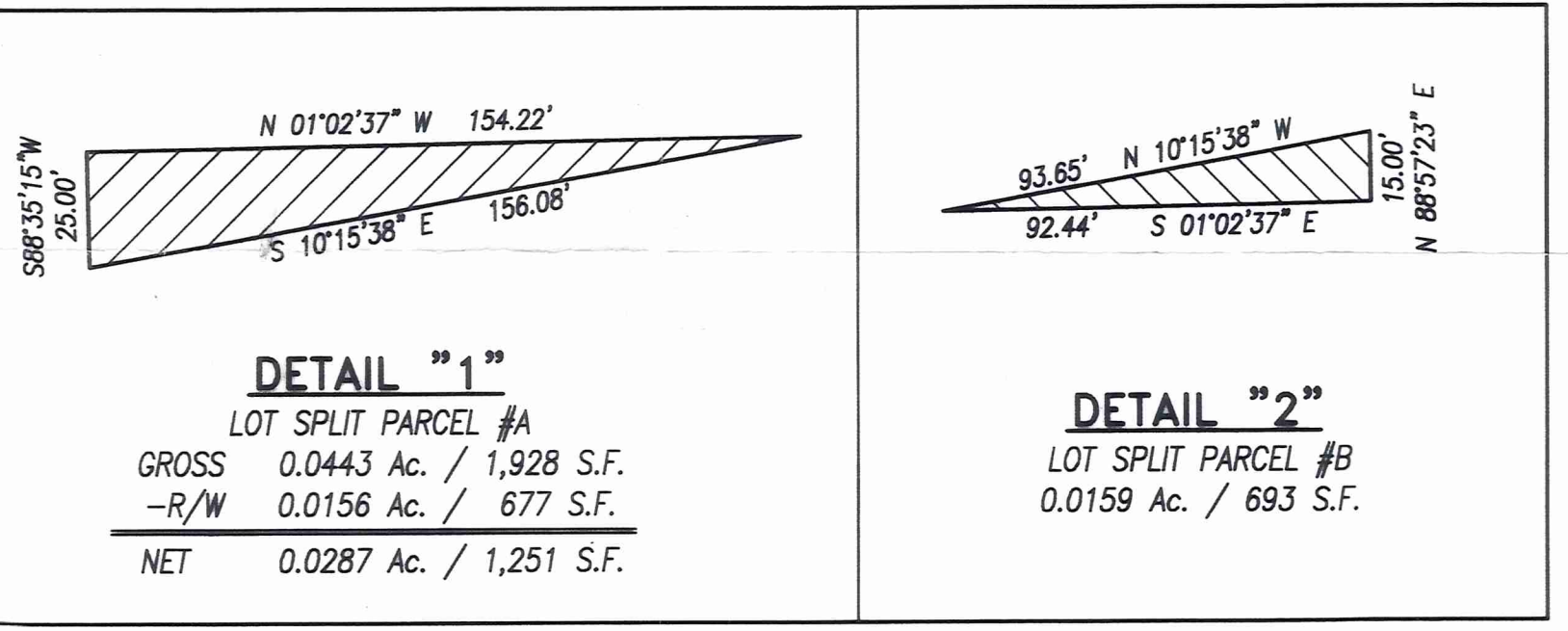
CONSOLIDATED PARCEL #C	
EX. PP#02-394050	1.5005 Ac. 65,365 S.F.
-LOT SPLIT #B	0.0159 Ac. 693 S.F.
RESIDUAL	1.4846 Ac. 64,672 S.F.
+LOT SPLIT #A	0.0443 Ac. 1,928 S.F.
GROSS	1.5289 Ac. 66,600 S.F.
-R/W	0.1787 Ac. 7,787 S.F.
NET	1.3502 Ac. 58,813 S.F.

P.P. No. 02-269300
 Tracy A. Busch
 Vol. 820, Pg. 766 G.C.D.R.
 11/03/1988

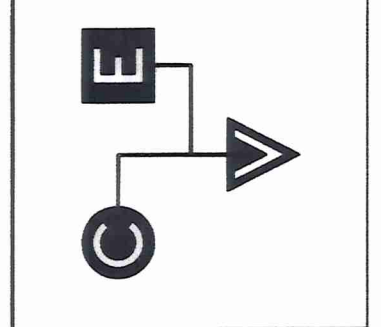
GROSS	0.0443 Ac. / 1,928 S.F.
-R/W	0.0156 Ac. / 677 S.F.
NET	0.0287 Ac. / 1,251 S.F.

P.P. No. 02-322900
 NORA MIHELICK
 PARCEL #1
 4.9514 Ac. (215,681 S.F.) - CALCULATED
 Vol. 1772, Pg. 3177 G.C.D.R. 08/31/2005
 (4.951 ACRES AS PER PLAT PLAT BOOK 9, PG. 36 G.C.R.)

CONSOLIDATED PARCEL #D	
EX. PP#02-322900	4.9514 Ac. 215,681 S.F.
-LOT SPLIT #A	0.0443 Ac. 1,928 S.F.
RESIDUAL	4.9071 Ac. 213,753 S.F.
+LOT SPLIT #B	0.0159 Ac. 693 S.F.
GROSS	4.9230 Ac. 214,446 S.F.
-R/W	0.1305 Ac. 5,685 S.F.
NET	4.7925 Ac. 208,761 S.F.



CHAGRIN VALLEY ENGINEERING, LTD.
 72988 FORBES ROAD, SUITE B
 CLEVELAND, OHIO 44146
 PH: (440) 439-1889
 FAX: (440) 439-1889



REVISION #	AS PER COUNTY
11-11-08	

LOT SPLIT & CONSOLIDATION
 FOR DONALD F. & CHRISTINE M. SHEEHY
 AND NORA MIHELICK
 BAINBRIDGE TOWNSHIP
 COUNTY OF GEauga, OHIO

DESIGNED BY: JAW
 DRAWN BY: JPS
 CHECKED BY: DFS
 DATE: 10/29/08
 SCALE: 1"=40'
 SCALE: NA

PROJECT NUMBER
07421
 Drawing Name
 07421 LOT SPLIT

SHEET: 1
 TOTAL SHEETS: 1

B71 00208
BA100208

Sheehy - Mihelick (08-140)
picked up 11-13-08
02-421133
Vol. 1852 - Pg. 221

LEGAL DESCRIPTION
0.0443 ACRES LOT SPLIT PARCEL #A
FROM NORA MIHELICK (PP #02-322900)
TO DONALD F. & CHRISTINE M. SHEEHY (PP #02-394050)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Original Bainbridge Township Lot #35 in Tract #1 and being a **0.0443 acres (1,928 sq.ft.) Lot Split Parcel #A** from the 4.9514 acres - 215,681 sq.ft. (calculated) Parcel #1 as shown on the Plat of Survey (4.951 acres as per plat) dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records and conveyed to Nora Mihelick by deed dated August 31, 2005 as recorded in Volume 1772, Page 3177 (PP #02-322900) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a 1" iron pipe found at the intersection of the centerline of Country Lane (60 feet wide) with the centerline of Catsden Road (60 feet wide), said point being the Southwesterly corner of said Original Lot #35;

Thence **North 88°35'15" East**, along said centerline of Country Lane, a distance of **498.48 feet** to the Southeasterly corner of land as conveyed to Donald F. & Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records, said point also being the Southwesterly corner of said Parcel #1, Mihelick's land (PP # 02-322900) and the Principal Place of Beginning of the Premises herein intended to be described;

Course I Thence **North 01°02'37" West**, along the Easterly line of said Sheehy's land (PP #02-394050), the Westerly line of said Parcel #1, Mihelick's land (PP # 02-322900), passing thru a 5/8" iron pin found at 30.00 feet marking the Northerly sideline of said Country Lane, a distance of **154.22 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849");

Course II Thence **South 10°15'38" East**, passing thru a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") at 125.72 feet marking said Northerly sideline of Country Lane, a distance of **156.08 feet** to a point on said centerline thereof;

Course III Thence **South 88°35'15" West**, along said centerline of Country Lane, a distance of **25.00 feet** to the Principal Place of Beginning and containing a Gross area of **0.0443 acres (1,928 sq.ft.)** of land of which **0.0156 acres (677 sq.ft.)** lies within the right-of way of said Country Lane, leaving a Net area of **0.0287 acres (1,251 sq.ft.)** of land as surveyed, calculated and described from Geauga County Records by Donald F. Sheehy, Registered Surveyor #7849 of Chagrin Valley Engineering, Ltd., in October, 2008, be the same more or less but subject to all legal highways;

PAGE 2 OF 2

LEGAL DESCRIPTION

0.0443 ACRES LOT SPLIT PARCEL #A
FROM NORA MIHELICK (PP #02-322900)
TO DONALD F. & CHRISTINE M. SHEEHY (PP #02-394050)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO

Basis of Bearing for this legal description is **North 88°35'15" East** for said centerline of Country Lane (60 feet wide) as shown on the deed as conveyed to Donald F. & Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records and Plat of Survey dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records;

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

R.S. 11/13/08

OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER



This instrument was prepared by Chagrin Valley Engineering, Ltd., Oakwood, Ohio.

File #07421 Lot Split #A
October 29, 2008 (jaw)
Revised November 11, 2008 (jaw)

LEGAL DESCRIPTION
0.0159 ACRES LOT SPLIT PARCEL #B
FROM DONALD F. & CHRISTINE M. SHEEHY (PP #02-394050)
TO NORA MIHELICK (PP #02-322900)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Original Bainbridge Township Lot #35 in Tract #1 and being a **0.0159 acres (693 sq.ft.) Lot Split Parcel #B** from the 1.5005 acres - 65,365 sq.ft. (calculated) Parcel of land as conveyed to Donald F. & Christine M. Sheehy by deed (1.50 acres as per deed) dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records and further bounded and described as follows;

Beginning at a 1" iron pipe found at the intersection of the centerline of Country Lane (60 feet wide) with the centerline of Catsden Road (60 feet wide), said point being the Southwesterly corner of said Original Lot #35;

Thence **North 88°35'15" East**, along said centerline of Country Lane, a distance of **498.48 feet** to the Southwesterly corner of Parcel #1 as shown on the Plat of Survey dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records and conveyed to Nora Mihelick by deed dated August 31, 2005 as recorded in Volume 1772, Page 3177 (PP #02-322900) of Geauga County Deed Records, said point also being Southeasterly corner of land as conveyed to Donald F. & Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records;

Thence **North 01°02'37" West**, along the Westerly line of said Parcel #1, Mihelick's land (PP #02-322900), the Easterly line of said Sheehy's land (PP #02-394050), passing thru a 5/8" iron pin found at 30.00 feet marking the Northerly sideline of said Country Lane, a distance of **154.22 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") and the Principal Place of Beginning of the Premises herein intended to be described;

Course I Thence **North 10°15'38" West**, a distance of **93.65 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849");

Course II Thence **North 88°57'23" East**, perpendicular to said Westerly line of Parcel #1, Mihelick's land (PP #02-322900), a distance of **15.00 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") on said Westerly line thereof;

Course III Thence **South 01°02'37" East**, along said Westerly line of Parcel #1, Mihelick's land (PP #02-322900), the Easterly line of Sheehy's land (PP #02-394050), a distance of **92.44 feet** to the Principal Place of Beginning and containing **0.0159 acres (693 sq.ft.)** of land as surveyed, calculated and described from Geauga County Records by Donald F. Sheehy, Registered Surveyor #7849 of Chagrin Valley Engineering, Ltd., in October, 2008, be the same more or less but subject to all legal highways;

PAGE 2 OF 2

LEGAL DESCRIPTION

**0.0159 ACRES LOT SPLIT PARCEL #B
FROM DONALD F. & CHRISTINE M. SHEEHY (PP #02-394050)
TO NORA MIHELICK (PP #02-322900)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO**

Basis of Bearing for this legal description is **North 88°35'15" East** for said centerline of Country Lane (60 feet wide) as shown on the deed as conveyed to Donald F. & Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records and Plat of Survey dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records;

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 11/13/08
OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER



A handwritten signature in black ink, appearing to read "Donald F. Sheehy", written over a horizontal line.

This instrument was prepared by Chagrin Valley Engineering, Ltd., Oakwood, Ohio.

File #07421 Lot Split #B
October 29, 2008 (jaw)
Revised November 11, 2008 (jaw)

LEGAL DESCRIPTION
1.5289 ACRES CONSOLIDATION PARCEL #C
FOR DONALD F. & CHRISTINE M. SHEEHY (PP #02-394050)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO

02-394050
 Vol. 1852 - Pg. 235

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Original Bainbridge Township Lot #35 in Tract #1 and being a 0.0443 acres (1,928 sq.ft.) Lot Split #A together with the Residual 1.4846 acres - 64,672 sq.ft. of land of the 1.5005 acres - 65,365 sq.ft. (calculated) of land as conveyed to Donald F. & Christine M. Sheehy by deed (1.50 acres as per deed) dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records, collectively forming a **1.5289 acres (66,600 sq.ft.) Consolidation Parcel #C** and further bounded and described as follows;

Beginning at a 1" iron pipe found at the intersection of the centerline of Country Lane (60 feet wide) with the centerline of Catsden Road (60 feet wide), said point being the Southwesterly corner of said Original Lot #35;

Thence **North 88°35'15" East**, along said centerline of Country Lane, a distance of **261.50 feet** to the Southeasterly corner of land as conveyed to John P. Jr. & Penny V Gruden by deed dated May 11, 2001 as recorded in Volume 1364, Page 510 (PP #02-001100) of Geauga County Deed Records and the Principal Place of Beginning of the Premises herein intended to be described;

Course I Thence **North 01°02'37" West**, along the Easterly line of said Gruden's land (PP #02-001100), passing thru a 5/8" iron pin found at 30.00 feet marking the Northerly sideline of said Country Lane, a distance of **248.92 feet** to a 5/8" iron pin found at the Northeasterly corner thereof on the Southerly line of land as conveyed to Tracy A. Busch by deed dated November 03, 1988 as recorded in Volume 820, Page 766 (PP #02-269300) of Geauga County Deed Records;

Course II Thence **North 88°57'23" East**, perpendicular to said Easterly line of Gruden's land (PP #02-001100), along said Southerly line of Busch's land (PP #02-269300), a distance of **200.54 feet** to a 5/8" iron pin found at the Southeasterly corner thereof;

Course III Thence **North 01°02'37" West**, along the Easterly line of said Busch's land (PP #02-269300), a distance of **180.00 feet** to a 5/8" iron pin found at the Northeasterly corner thereof on the Southerly line of land as conveyed to Doris Jean Stazzone by deed dated September 01, 1978 as recorded in Volume 629, Page 720 (PP #02-349830) of Geauga County Deed Records;

Course IV Thence **North 88°57'23" East**, perpendicular to said Easterly line of Gruden's land (PP #02-001100), along said Southerly line of Stazzone's land (PP #02-349830), a distance of **36.44 feet** to a 5/8" iron pin found at the Southeasterly corner thereof on the Westerly line of Parcel #1 as shown on the Plat of Survey dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records;

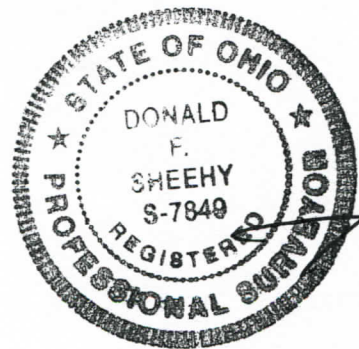
PAGE 2 OF 2

LEGAL DESCRIPTION

1.5289 ACRES CONSOLIDATION PARCEL #C
FOR DONALD F. & CHRISTINE M. SHEEHY (PP #02-394050)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO

- Course V Thence **South 01°02'37" East**, along said Westerly line of Parcel #1, a distance of **180.73 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849");
- Course VI Thence **South 88°57'23" West**, perpendicular to said Westerly line of Parcel #1, a distance of **15.00 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849");
- Course VII Thence **South 10°15'38" East**, passing thru a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") at 219.37 feet marking said Northerly sideline of Country Lane, a distance of **249.73 feet** to a point on said centerline thereof;
- Course VIII Thence **South 88°35'15" West**, along said centerline of Country Lane, a distance of **261.98 feet** to the Principal Place of Beginning and containing a Gross area of **1.5289 acres (66,600 sq.ft.)** of land of which **0.1787 acres (7,787 sq.ft.)** lies within the right-of-way of said Country Lane, leaving a Net area of **1.3502 acres (58,813 sq.ft.)** of land as surveyed, calculated and described from Geauga County Records by Donald F. Sheehy, Registered Surveyor #7849 of Chagrin Valley Engineering, Ltd., in October, 2008, be the same more or less but subject to all legal highways;

Basis of Bearing for this legal description is **North 88°35'15" East** for said centerline of Country Lane (60 feet wide) as shown on the deed as conveyed to Donald F. & Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records and Plat of Survey dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records;



This instrument was prepared by Chagrin Valley Engineering, Ltd., Oakwood, Ohio.

File #07421 Consolidated #C
October 29, 2008 (jaw)
Revised November 11, 2008 (jaw)

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 11/13/08
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER

**LEGAL DESCRIPTION
4.9230 ACRES CONSOLIDATION PARCEL #D
FOR NORA MIHELICK (PP #02-322900)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO**

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Original Bainbridge Township Lot #35 in Tract #1 and being a 0.0159 acres (693 sq.ft.) Lot Split #B together with the Residual 4.9071 acres (213,753 sq.ft.) of land of the 4.9514 acres - 215,681 sq.ft. (calculated) Parcel #1 as shown on the Plat of Survey (4.951 acres as per plat) dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records and conveyed to Nora Mihelick by deed dated August 31, 2005 as recorded in Volume 1772, Page 3177 (PP #02-322900) of Geauga County Deed Records, collectively forming a **4.9230 acres (214,446 sq.ft.) Consolidation Parcel #D** and further bounded and described as follows;

Beginning at a 1" iron pipe found at the intersection of the centerline of Country Lane (60 feet wide) with the centerline of Catsden Road (60 feet wide), said point being the Southwesterly corner of said Original Lot #35;

Thence **North 88°35'15" East**, along said centerline of Country Lane, a distance of **523.48 feet** to a point and the Principal Place of Beginning of the Premises herein intended to be described;

Course I Thence **North 10°15'38" West**, passing thru a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") at 30.36 feet marking the Northerly sideline of said Country Lane, a distance of **249.73 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") at an angle point therein;

Course II Thence **North 88°57'23" East**, a distance of **15.00 feet** to a 5/8" x 30" iron pin set (capped "D.F.Sheehy, PS-7849") on the Easterly line of land as conveyed to Donald F. ~~Christine~~ Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County deed Records;

Course III Thence **North 01°02'37" West**, along said Easterly line of Sheehy's land (PP #02-394050) and the Easterly lines of land as conveyed to Doris Jean Stazzone by deed dated September 01, 1978 as recorded in Volume 629, Page 720 (PP #02-349830), Robert L. & Ann Chaney by deed dated December 29, 2005 as recorded in Volume 1783, Page 3118 (PP #02-381800), Mark Andrews (aka Mark Murphy) by deed dated June 26, 1998 as recorded in Volume 1168, Page 649 (PP #02-027500) and John Ignas by deed dated October 15, 2003 as recorded in Volume 1698, Page 349 (02-027400) all of Geauga County Deed Records, passing thru a 5/8" iron pin found at 180.73 feet at the Southeasterly corner of said Stazzone's land (PP #02-349830), a distance of **763.90 feet** to a 5/8" iron pin found at the Southwesterly corner of Sublot #8 (PP #02-420094) as shown on the Brayton Trail Subdivision as recorded in Plat Book 21, Pages 118-119 of Geauga County Records;

Course IV Thence **South 89°45'46" East**, along the Southerly line of said Sublot #8 (PP #02-420094), a distance of **216.22 feet** to a 5/8" iron pin found at the Northwesterly corner of land as conveyed to Daniel E. & Victoria L. Beach by deed dated April 11, 2005 as recorded in Volume 1759, Page 1100 (Parcel #3 - PP #02-032611) of Geauga County Deed Records;

PAGE 2 OF 2
LEGAL DESCRIPTION
4.9230 ACRES CONSOLIDATION PARCEL #D
FOR NORA MIHELICK (PP #02-322900)
COUNTRY LANE
BAINBRIDGE TWP.
GEAUGA COUNTY, OHIO

Course V Thence **South 00°48'21" East**, passing thru a 5/8" iron pin found at 974.37 feet marking said Northerly sideline of Country Lane, along the Westerly line of said Beach's land (Parcel #3 - PP #02-032611) and a second parcel of Beach's land (Parcel #1 - PP #02-032700) of Geauga County Deed Records, a distance of **1004.37 feet** to the Southwesterly corner thereof on said centerline of Country Lane;

Course VI Thence **South 88°35'15" West**, along said centerline of Country Lane, a distance of **187.00 feet** to the Principal Place of Beginning and containing a Gross area of **4.9230 acres (214,446 sq.ft.)** of land of which **0.1305 acres (5,685 sq.ft.)** lies within the right-of-way of said Country Lane, leaving a Net area of **4.7925 acres (208,761 sq.ft.)** of land as surveyed, calculated and described from Geauga County Records by Donald F. Sheehy, Registered Surveyor #7849 of Chagrin Valley Engineering, Ltd., in October, 2008, be the same more or less but subject to all legal highways;

Basis of Bearing for this legal description is **North 88°35'15" East** for said centerline of Country Lane (60 feet wide) as shown on the deed as conveyed to Donald F. & Christine M. Sheehy by deed dated April 29, 1991 as recorded in Volume 871, Page 756 (PP #02-394050) of Geauga County Deed Records and Plat of Survey dated March 29, 1968 as recorded in Plat Book 9, Page 36 of Geauga County Records;



This instrument was prepared by Chagrin Valley Engineering, Ltd., Oakwood, Ohio.

File #07421 Consolidated #D
 October 29, 2008 (jaw)
 Revised November 11, 2008 (jaw)

SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251
R.S. 11/13/08
 OFFICE OF THE *Revised*
 GEAUGA COUNTY ENGINEER