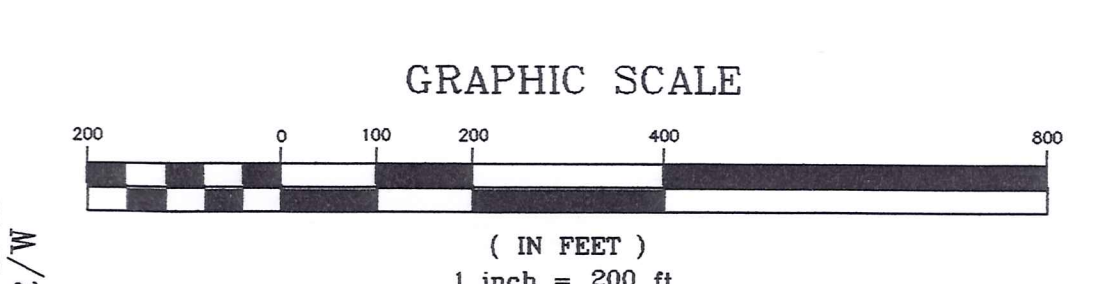


**PLAT OF SURVEY**  
For  
**THE CHAGRIN RIVER**  
**LAND CONSERVANCY**

SITUATED IN THE TOWNSHIP OF BAINBRIDGE, COUNTY OF GEAGA AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL BAINBRIDGE TOWNSHIP LOT NUMBERS 12 AND 13, TRACT 2, ALSO SITUATED IN THE CITY OF AURORA, COUNTY OF PORTAGE AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL AURORA TOWNSHIP LOT NUMBER 22.

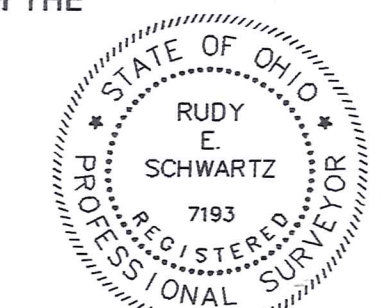


PREPARED FOR:  
**THE CHAGRIN RIVER**  
**LAND CONSERVANCY**  
P.O. BOX 314  
NOVELTY, OHIO 44072  
and  
**SURETY TITLE AGENCY INC.**  
and  
**TRUSTEES OF BAINBRIDGE TOWNSHIP**

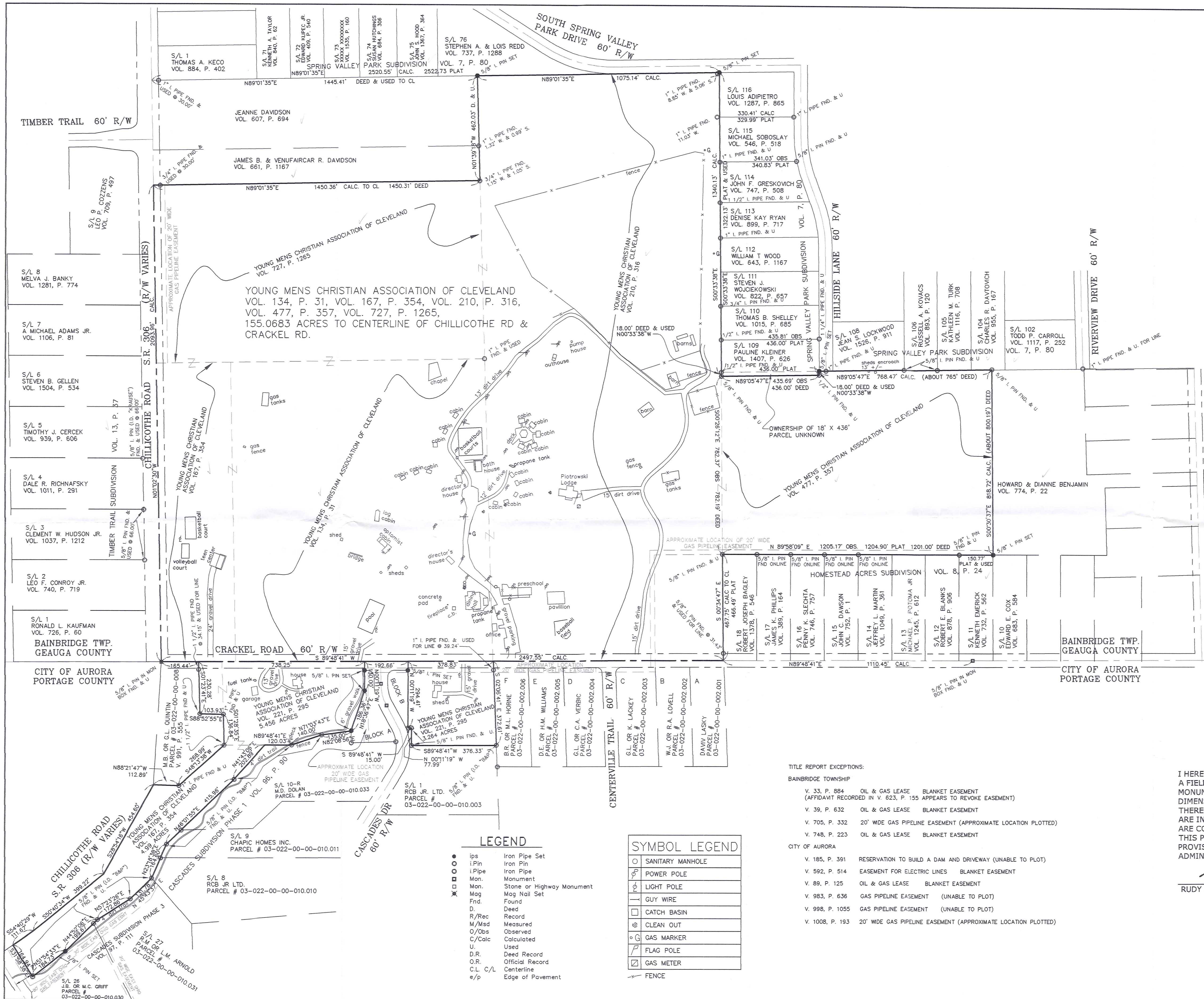
SURVEY NOT APPROVED BY TAX MAP DEPT.  
REQUESTED REVISIONS NOT MADE

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.

*Rudy E. Schwartz*  
RUDY SCHWARTZ, P.S. #7193 Date 6.5.03



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



- LEGEND**
- Iron Pipe Set
  - Iron Pin
  - Pipe
  - Monument
  - Stone or Highway Monument
  - Mag Nail Set
  - Found
  - Deed
  - R/Rec
  - M/Msd
  - O/Obs
  - C/Calc
  - U
  - D.R.
  - O.R.
  - C.L.
  - e/p

- SYMBOL LEGEND**
- SANITARY MANHOLE
  - POWER POLE
  - LIGHT POLE
  - GUY WIRE
  - CATCH BASIN
  - CLEAN OUT
  - G GAS MARKER
  - FLAG POLE
  - GAS METER
  - FENCE

TITLE REPORT EXCEPTIONS:  
BAINBRIDGE TOWNSHIP  
V. 33, P. 884 OIL & GAS LEASE BLANKET EASEMENT (AFFIDAVIT RECORDED IN V. 623, P. 155 APPEARS TO REVOKE EASEMENT)  
V. 39, P. 632 OIL & GAS LEASE BLANKET EASEMENT  
V. 705, P. 332 20' WDE GAS PIPELINE EASEMENT (APPROXIMATE LOCATION PLOTTED)  
V. 748, P. 223 OIL & GAS LEASE BLANKET EASEMENT  
CITY OF AURORA  
V. 185, P. 391 RESERVATION TO BUILD A DAM AND DRIVEWAY (UNABLE TO PLOT)  
V. 592, P. 514 EASEMENT FOR ELECTRIC LINES BLANKET EASEMENT  
V. 89, P. 125 OIL & GAS LEASE BLANKET EASEMENT  
V. 983, P. 636 GAS PIPELINE EASEMENT (UNABLE TO PLOT)  
V. 998, P. 1055 GAS PIPELINE EASEMENT (UNABLE TO PLOT)  
V. 1008, P. 193 20' WDE GAS PIPELINE EASEMENT (APPROXIMATE LOCATION PLOTTED)

BAINBRIDGE TWP. GEAGA COUNTY  
CITY OF AURORA PORTAGE COUNTY  
S/L 1 RONALD L. KAUFMAN VOL. 726, P. 60  
S/L 2 LEO F. CONROY JR. VOL. 740, P. 719  
S/L 3 CLEMENT W. HUDSON JR. VOL. 1037, P. 1212  
S/L 4 DALE R. RICHTAFSKY VOL. 1011, P. 291  
S/L 5 TIMOTHY J. CERCEK VOL. 939, P. 606  
S/L 6 STEVEN B. GELLEN VOL. 1504, P. 534  
S/L 7 A MICHAEL ADAMS JR. VOL. 1106, P. 81  
S/L 8 MELVA J. BANKY VOL. 1281, P. 774  
S/L 9 CHAPIC HOMES INC. PARCEL # 03-022-00-00-010.011  
S/L 10-R M.D. DOLAN PARCEL # 03-022-00-00-010.033  
S/L 11 RCB JR. LTD. PARCEL # 03-022-00-00-010.010  
S/L 12 THOMAS A. KECCO VOL. 884, P. 402  
S/L 13 KENNETH A. TAYLOR VOL. 840, P. 62  
S/L 14 EDWARD RUPFEC JR. VOL. 408, P. 540  
S/L 15 EDWARD RUPFEC JR. VOL. 408, P. 540  
S/L 16 SUSAN HUTCHINGS VOL. 1535, P. 180  
S/L 17 SUSAN HUTCHINGS VOL. 684, P. 306  
S/L 18 JOHN S. WOOD VOL. 1367, P. 364  
S/L 19 JOHN S. WOOD VOL. 1367, P. 364  
S/L 20 STEPHEN A. & LOIS REDD VOL. 737, P. 1288  
S/L 21 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
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S/L 273 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 274 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
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S/L 288 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 289 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 290 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 291 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 292 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 293 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 294 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 295 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 296 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 297 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 298 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 299 STEPHEN A. & LOIS REDD VOL. 7, P. 80  
S/L 300 STEPHEN A. & LOIS REDD VOL. 7, P. 80

LEGAL DESCRIPTION  
OF A  
155.0683 ACRE PARCEL  
FOR  
CHAGRIN RIVER LAND CONSERVANCY

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being part of Original Lots Nos. 12 and 13, Tract No. 3 and further being known as lands conveyed to Young Mens Christian Association of Cleveland by deeds recorded in Volume 134, Page 31, Volume 167, Page 354, Volume 210, Page 316, Volume #77, Page 375 and Volume 727, Page 1265 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 Chillicothe Road, S.R. 306, width varies, at its intersection with the centerline of Crackel Road, 60 feet wide, said monument box also lying in the Northerly line of Portage County;

- COURSE I            Thence North 1° 02' 30" West along said centerline of Chillicothe Road a distance of 2093.96 feet to the Southwesterly corner of land conveyed to James B. & Venufaircar R. Davidson by deed recorded in Volume 661, Page 1167 of Geauga County Deed Records;
- COURSE II           Thence North 89° 01' 35" East along the Southerly line of land so conveyed to James B. & Venufaircar R. Davidson passing through a 3/4 inch iron pipe found at 30.00 feet, a total distance of 1450.36 feet to the Southeasterly corner thereof (witness a 3/4 inch iron pipe found 1.15 feet West and 1.05 South);
- COURSE III           Thence North 1° 39' 18" West along the Easterly line of land so conveyed to James B. & Venufaircar R. Davidson and along the Easterly line of land conveyed to Jeanne Davidson by deed recorded in Volume 607, Page 694 of Geauga County Deed Records a distance of 462.03 feet to a 5/8 inch iron pin set in a Southerly line of Spring Valley Park Subdivision as shown by Plat recorded in Volume 7, Page 80 of Geauga County Plat Records;
- COURSE IV           Thence North 89° 01' 35" East along said Southerly line of Spring Valley Park Subdivision a distance of 1075.14 feet to a 5/8 inch iron pin set at an interior corner thereof;
- COURSE V           Thence South 0° 33' 38" East along a Westerly line of said Spring Valley Park Subdivision and its Southerly prolongation a distance of 1340.13 feet to a 5/8 inch iron pin found;

*Good  
close &  
Average*

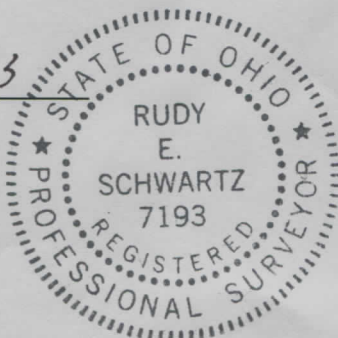
LEGAL DESCRIPTION

155.0683 Acre Parcek  
Chagrin River Land Conservancy  
Page Two

- COURSE VI Thence North 89° 05' 47" East a distance of 435.69 feet to a half inch iron pin found;
- COURSE VII Thence North 0° 33' 38" West a distance of 18.00 feet to a 5/8 inch iron pin set in a Southerly line of said Spring Valley Park Subdivision;
- COURSE VIII Thence North 89° 05' 47" East along said Southerly line of Spring Valley Park Subdivision a distance of 768.47 feet to a 5/8 inch iron pin found at the Northwesterly corner of land conveyed to Howard and Diane Benjamin by deed recorded in Volume 774, Page 22 of Geauga County Deed Records;
- COURSE IX Thence South 0° 30' 37" East along the Westerly line of land so conveyed to Howard and Diane Benjamin a distance of 818.72 feet to a 5/8 inch iron pin set in the Northerly line of Homestead Acres Subdivision as shown by Plat recorded in Volume 8, Page 24 of Geauga County Plat Records;
- COURSE X Thence South 89° 58' 09" West along said Northerly line of Homestead Acres Subdivision a distance of 1205.17 feet to a 5/8 inch iron pin found at the Northwesterly corner thereof;
- COURSE XI Thence South 0° 34' 47" East along the Westerly line of said Homestead Acres Subdivision, passing through a 5/8 inch iron pin found at 436.32 feet a total distance of 467.75 feet to a point in said centerline of Crackel Road, also being the Northerly line of Portage County;
- COURSE XII Thence South 89° 48' 41" West along said centerline of Crackel Road a distance of 2497.55 feet to the Place of Beginning and containing 155.0683 acres of land as surveyed, calculated and described on June 5, 2003 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.

DATE

6.5.03



RUDY E. SCHWARTZ, P.S. 7193

*[Handwritten Signature]*