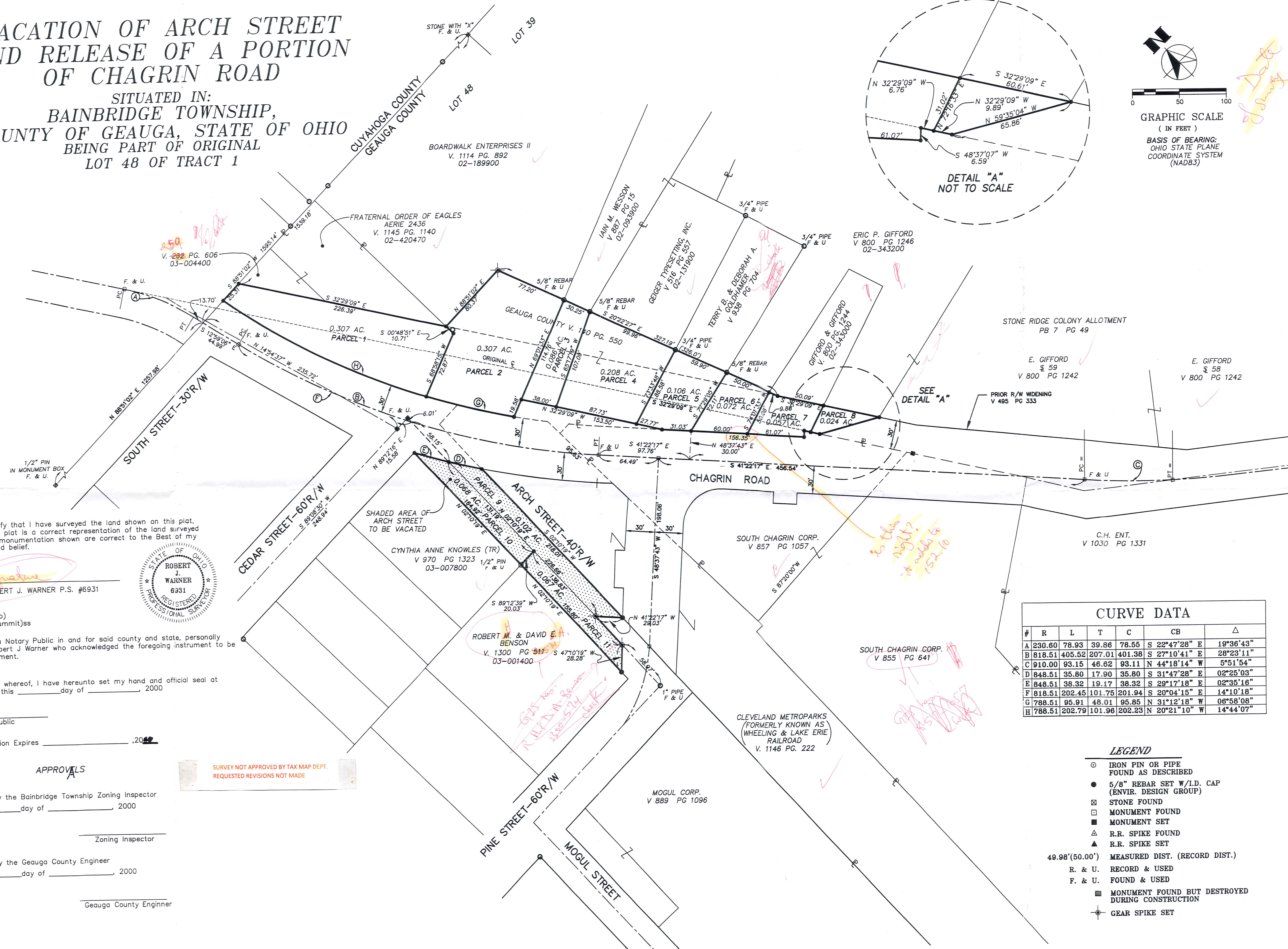


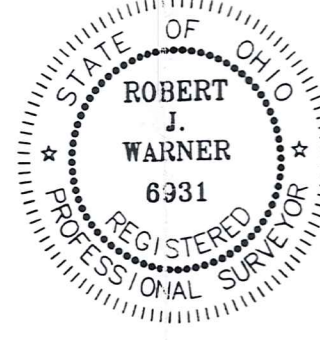
# VACATION OF ARCH STREET AND RELEASE OF A PORTION OF CHAGRIN ROAD

SITUATED IN:  
BAINBRIDGE TOWNSHIP,  
COUNTY OF GEauga, STATE OF OHIO  
BEING PART OF ORIGINAL  
LOT 48 OF TRACT 1



I hereby certify that I have surveyed the land shown on this plat, and that this plat is a correct representation of the land surveyed and that all monumentation shown are correct to the Best of my Knowledge and belief.

*Signature*  
ROBERT J. WARNER P.S. #6931



State of Ohio  
County of Summit)ss

Before me, a Notary Public in and for said county and state, personally appeared Robert J. Warner who acknowledged the foregoing instrument to be a true statement.

In testimony whereof, I have hereunto set my hand and official seal at Akron, Ohio this \_\_\_\_\_ day of \_\_\_\_\_, 2000

notary public

My commission Expires \_\_\_\_\_, 2000

### APPROVALS

Approved by the Bainbridge Township Zoning Inspector  
this \_\_\_\_\_ day of \_\_\_\_\_, 2000

Approved by the Geauga County Engineer  
this \_\_\_\_\_ day of \_\_\_\_\_, 2000

\_\_\_\_\_  
Gauga County Engineer

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

#	R	L	T	C	CB	Δ
A	230.60	78.93	39.86	78.55	S 22°47'28" E	19°36'43"
B	818.51	405.52	207.01	401.38	S 27°10'41" E	28°23'11"
C	910.00	93.15	46.82	93.11	N 44°18'14" W	5°51'54"
D	848.51	35.80	17.90	35.80	S 31°47'28" E	02°25'03"
E	848.51	38.32	19.17	38.32	S 29°17'18" E	02°35'16"
F	818.51	202.45	101.75	201.94	S 20°04'15" E	14°10'18"
G	788.51	95.91	48.01	95.85	N 31°12'18" W	06°58'08"
H	788.51	202.79	101.96	202.23	N 20°21'10" W	14°44'07"

### LEGEND

- IRON PIN OR PIPE FOUND AS DESCRIBED
- 5/8" REBAR SET W/I.D. CAP (ENVR. DESIGN GROUP)
- ⊠ STONE FOUND
- ⊞ MONUMENT FOUND
- MONUMENT SET
- ▲ R.R. SPIKE FOUND
- △ R.R. SPIKE SET
- 49.98'(50.00') MEASURED DIST. (RECORD DIST.)
- R. & U. RECORD & USED
- F. & U. FOUND & USED
- MONUMENT FOUND BUT DESTROYED DURING CONSTRUCTION
- ⊙ GEAR SPIKE SET

PROJ. NO: 510101  
SCALE: HORIZ. 1"=50'  
VERT. N/A  
FILE NO: LOT SPLIT  
DRAWN BY: T.J.G.  
CHKD. BY: R.J.W./M.O.W.  
DATE ISSUED:  
REVISED:

VACATION OF ARCH STREET AND RELEASE OF A PORTION OF CHAGRIN ROAD  
GEAUGA COUNTY, OHIO

**EDG**  
ENVIRONMENTAL DESIGN GROUP  
ENGINEERS • LANDSCAPE ARCHITECTS  
450 GRANT STREET  
AKRON, OHIO 44311-1183  
TEL. (330) 375-1590  
FAX. (330) 375-1590



*Bad Issue*

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July 28, 2000

PARCEL 1

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1539.18 feet to an iron pin set on the former right-of-way of said Chagrin Road and the True place of beginning for the parcel intended to be described herein;

Thence S 32°29'09" E, along the former *easterly* right-of-way of said Chagrin Road, 226.39 feet to an iron pin set;

Thence S 00°48'51" E, 10.71 feet to an iron pin set;

Thence S 68°58'15" W, 72.87 feet to an iron pin set on the relocated *easterly* right-of-way of said Chagrin Road;

Thence 202.79 feet along the relocated right-of-way of said Chagrin Road and the arc of a curve deflecting to the right having a radius of 788.51 feet, a delta of 14°44'07", and a chord of 202.33 feet that bears N 20°21'10" W to an iron pin set;

Thence N 12°59'06" W, along the relocated right-of-way of said Chagrin Road, 38.70 feet to an iron pin set on the north line of said lot 48;

Thence N 88°51'02" E, along the north line of said lot 48 and said county line, 25.31 feet to the True place of beginning and containing 0.307 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

geauga\510101\admin\legals\p21

*Deed of Record*

*202.23  
on plat?*

*does not  
show on  
plat?*

*does not  
show on  
plat?*

*when referring*

*Good  
Change*

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July 28, 2000

PARCEL 2

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence N 41°22'17" W, along relocated right-of-way of Chagrin Road, 31.03 feet to an iron pin set;

Thence N 32°29'09" W, along the relocated right-of-way of said Chagrin Road, 153.50 feet to an iron pin set and the True place of beginning for the parcel intended to be described herein;

Thence S 69°01'33" W, along the relocated right-of-way of Chagrin Road, 19.58 feet to an iron pin set;

Thence 95.91 feet along the relocated right-of-way of said Chagrin Road and the arc of a curve deflecting to the right having a radius of 788.51 feet, a delta of 06°58'08", and a chord of 95.85 feet that bears N 31°12'18" W to an iron pin set;

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July 28, 2000  
Parcel 2

Thence N 68°58'15" E, 72.87 feet to an iron pin set;

Thence N 00°48'51" W, 10.71 feet to an iron pin set on the former east right-of-way of said Chagrin Road;

Thence N 88°51'02" E, along the former right-of-way of said Chagrin Road 80.37 feet to a gear spike set;

Thence S 20°22'27" E, along the former east right-of-way of said Chagrin Road, 77.20 feet to a 5/8" rebar found;

Thence S 69°01'33" W, 114.76 feet to the True place of beginning and containing 0.307 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\*! need use of a description?



Good  
Closure

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July 28, 2000

### PARCEL 3

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence N 41°22'17" W, along said relocated right-of-way of Chagrin Road, 31.03 feet to an iron pin set;

Thence N 32°29'09" W, along the relocated right-of-way of said Chagrin Road, 115.50 feet to an iron pin set and the True place of beginning for the parcel intended to be described herein;

Thence N 32°29'09" W, along the relocated right-of-way of Chagrin Road, 38.00 feet to an iron pin set;

Thence N 69°01'33" E, 114.76 feet to a 5/8" rebar found on the former east right-of-way of said Chagrin Road;

Page 2  
July 28, 2000  
Parcel 3

Thence S 20°22'27" E, along the former east right-of-way of said Chagrin Road, 30.25 feet to a 5/8" rebar found;

Thence S 65°17'19" W, 107.09 feet to the True place of beginning and containing 0.086 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\* I need no of a description



*Good  
Close*

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July 28, 2000

PARCEL 4

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence N 41°22'17" W, along said relocated right-of-way of Chagrin Road, 31.03 feet to an iron pin set;

Thence N 32°29'09" W, along the relocated right-of-way of said Chagrin Road, 27.77 feet to an iron pin set and the True place of beginning for the parcel intended to be described herein;

Thence N 32°29'09" W, along the relocated right-of-way of Chagrin Road, 87.73 feet to an iron pin set;

Thence N 65°17'19" E, 107.09 feet to a 5/8" rebar found on the former east right-of-way of said Chagrin Road;

Page 2  
July 28, 2000  
Parcel 4

Thence S 20°22'27" E, along the former east right-of-way of said Chagrin Road, 99.96 feet to a <sup>iron</sup> ¾" pipe found;

Thence S 73°33'48" W, 88.58 feet to the True place of beginning and containing 0.208 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

~~Dead of Record~~

\*: need to be described further



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### PARCEL 5

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road and the True place of beginning for the parcel described herein;

Thence N 41°22'17" W, along said relocated right-of-way of Chagrin Road, 31.03 feet to an iron pin set;

Thence N 32°29'09" W, along said relocated right-of-way of Chagrin Road, 27.77 feet to an iron pin set;

Thence N 73°33'48" E, 88.58 feet to a 3/4" pipe found on the former east right-of-way of Chagrin Road;

Thence S 20°22'27" E, along said former east right-of-way of Chagrin Road, 59.90 feet to a 5/8" rebar found;

Page 2  
July 28, 2000  
Parcel 5

Thence S 77°29'05" W, 72.11 feet to the True place of beginning and containing 0.106 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\*: need to be further described



Good  
closure

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July 28, 2000

PARCEL 6

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road and the True place of beginning for the parcel intended to be described herein;

Thence N 77°29'05" E, 72.11 feet to a 5/8" rebar found on the former east right-of-way of Chagrin Road;

Thence S 20°22'27" E, along said former east right-of-way of Chagrin Road, 50.00 feet to an iron pin set;

Thence S 74°01'33" W, 50.08 feet to an iron pin set on the relocated right-of-way of Chagrin Road;

Thence N 41°22'17" W, along said Chagrin Road relocated right-of-way, 60.00 feet to the True place of beginning and containing 0.072 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\* need more description



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July 28, 2000

PARCEL 7

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence S 41°22'17" E, along said relocated right-of-way of Chagrin Road, 60.00 feet to an iron pin set and the True place of beginning for the parcel intended to be described herein;

Thence N 74°01'33" E, 50.08 feet to an iron pin set on the former east right-of-way of Chagrin Road;

Thence S 20°22'27" E, along said former east right-of-way of Chagrin Road, 9.88 feet to an iron pin set;

Thence S 32°29'09" E, along said former right-of-way of Chagrin Road, 50.09 feet to an iron pin set;

Page 2  
July 28, 2000  
Parcel 7

Thence S 72°16'33" W, 31.02 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence N 32°29'09" W, along said relocated right-of-way of said Chagrin Road, 6.76 feet to an iron pin set;

Thence S 48°37'07" W, along said relocated right-of-way of said Chagrin Road, 6.59 feet to an iron pin set;

Thence N 41°22'17" W, along the relocated right-of-way of said Chagrin Road, 61.07 feet to the True place of beginning and containing 0.057 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\*: use description needed



Good Closure

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July 28, 2000

PARCEL 8

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 405.52 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 28°23'11", and a chord of 401.38 feet that bears S 27°10'41" E to a monument found at the P.T. of a curve;

Thence S 41°22'17" E, along said centerline of relocated Chagrin Road, 97.76 feet to a point;

Thence N 48°37'43" E, 30.00 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence S 41°22'17" E, along said relocated right-of-way of Chagrin Road, 121.07 feet to an iron pin set;

Thence N 48°37'07" E, along said relocated right-of-way of said Chagrin Road, 6.59 feet to an iron pin set;

Thence S 32°29'09" E, along said relocated right-of-way of Chagrin Road, 6.76 feet to an iron pin set and the True place of beginning for the parcel intended to be described herein;

Thence N 72°16'33" E, 31.02 feet to an iron pin set on the former east right-of-way of said Chagrin Road;

Page 2  
July 28, 2000  
Parcel 8

Thence S  $32^{\circ}29'09''$  E, along said former east right-of-way of Chagrin Road, 60.61 feet to an iron pin set at the northwest corner of subplot No. 59 as shown in the Stone Ridge Colony Allotment recorded in Plat Book 7, page 49, Geauga County Records, and the same being the intersection of the existing right-of-way of said Chagrin Road with the relocated right-of-way of said Chagrin Road;

Thence N  $59^{\circ}35'04''$  W, along said relocated right-of-way of said Chagrin Road, 65.86 feet to an iron pin set;

Thence N  $32^{\circ}29'09''$  W, along said relocated right-of-way of Chagrin Road, 9.89 feet to the True place of beginning and containing 0.024 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped  $5/8''$  x 30" rebar stamped "Envir. Design Group".

Dead of Record

\*! need more description



Good  
Close

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July 28, 2000

PARCEL 9

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 202.45 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 14°10'18", and a chord of 201.94 feet that bears S 20°04'15" E to a point at its intersection with the centerline of former Arch Street (40 feet wide);

Thence S 02°10'19" W, along the former centerline of said Arch Street, 58.15 feet to an iron pin set on the relocated right-of-way of said Chagrin Road and the True place of beginning for the parcel intended to be described here;

Thence 35.80 feet along the relocated right-of-way of said Chagrin Road and the arc of a curve deflecting to the left having a radius of 848.51 feet, a delta of 02°25'03", and a chord of 35.80 feet that bears S 31°47'28" E to an iron pin set on the former east right-of-way of said Arch Street;

Thence S 02°10'19" W, along the former east right-of-way of Arch Street, 218.01 feet to an iron pin set on the relocated right-of-way of Pine Street (60 feet wide);

Thence N 41°22'17" W along the relocated right-of-way of Pine Street, 29.03 feet to a gear spike set on the former centerline of Arch Street;

Thence N 02°10'19" E, along said former centerline of Arch Street, 226.66 feet to the True place of beginning and containing 0.102 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

Page 2  
July 28, 2000  
Parcel 9

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\*: more description needed

*Good  
Lease*

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July 28, 2000

PARCEL 10

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 202.45 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 14°10'18", and a chord of 201.94 feet that bears S 20°04'15" E to a point at its intersection with the centerline of former Arch Street (40 feet wide);

Thence S 02°10'19" W, along the former centerline of said Arch Street, 58.15 feet to an iron pin set on the relocated right-of-way of said Chagrin Road and the True place of beginning for the parcel intended to be described herein;

Thence S 02°10'19" W, along the former centerline of said Arch Street, 131.19 feet to an iron pin set;

Thence S 89°12'39" W, 20.03 feet to a 1/2" iron pin found on the former right-of-way of said Arch Street;

Thence N 02°10'19" E, along the former right-of-way of said Arch Street, 164.92 feet to an iron pin set on the relocated right-of-way of said Chagrin Road;

Thence 38.32 feet along the relocated right-of-way of said Chagrin Road and the arc of a curve deflecting to the left having a radius of 848.51 feet, a delta of 02°35'16", and a chord of 38.32 feet that bears S 29°17'18" E to the True place of beginning and containing 0.068 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

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Parcel 10

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deed of Record

\*: more description



*Good  
closure*

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July 28, 2000

PARCEL 11

Situated in the Township of Bainbridge, County of Geauga, State of Ohio and known as being a part of Lot 48 of Tract 1 in said township, being more fully described as follows:

Beginning at a stone found at the northeast corner of said Lot 48;

Thence S 88°51'02" W, along the north line of said Lot 48 and the north line of said Geauga County, 1595.14 feet to a point in the centerline of relocated Chagrin Road;

Thence S 12°59'06" E along the centerline of said relocated Chagrin Road, 44.99 feet to a monument found at the P.C. of a curve;

Thence 202.45 feet along the centerline of said relocated Chagrin Road and the arc of a curve deflecting to the left having a radius of 818.51 feet, a delta of 14°10'18", and a chord of 201.94 feet that bears S 20°04'15" E to a point at its intersection with the centerline of former Arch Street (40 feet wide);

Thence S 02°10'19" W, along the former centerline of said Arch Street, 189.34 feet to an iron pin set and the True place of beginning for the parcel intended to be described here;

Thence S 02°10'19" W, along the former centerline of said Arch Street, 136.83 feet to a gear spike set on the relocated right-of-way of Pine Street;

Thence S 47°10'19" W along the relocated right-of-way of Pine Street, 28.28 feet to an iron pin set on the former right-of-way of said Arch Street;

Thence N 02°10'19" E, along said former right-of-way of Arch Street, 155.80 feet to a 1/2" pin found;

Thence N 89°12'39" E, 20.03 feet to the True place of beginning and containing 0.067 acres of land as surveyed by Robert J. Warner, P.S. #6931 for Environmental Design Group, Inc. in July, 2000, but subject to all legal highways, restrictions and easements of record;

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Parcel 11

Bearings are based on grid north, Ohio State Plane Coordinate System (NAD 83) using Geauga County Geodetic monuments. Iron pins set are capped 5/8" x 30" rebar stamped "Envir. Design Group".

Deal of Record

\*: need more descriptions.