

DESCRIPTION OF SURVEY of 5.009 acres on Tavern Road

SITUATED in the State of Ohio, County of Geauga, Township of Burton, in Lots 68 and 78, being part of property owned by D. & N. Miller (deed 593-604).

BEGINNING at a point, at the intersection of the common line of Lots 68 and 78, and the centerline of Tavern Road, also known as State Route 168;

THENCE North 34 degrees 23 minutes 40 seconds West, along the centerline of Tavern Road, a distance of 304.14 feet to a point bearing South 34 degrees 23 minutes 40 seconds East, 60.01 feet from the southeast corner of B. Popp (deed 459-818), and being the **TRUE PLACE OF BEGINNING**, for the parcel being described;

THENCE South 56 degrees 33 minutes 08 seconds West, parallel to and 60.00 feet distant from the southerly line of B. Popp (deed 459-818), and passing through a 5/8 inch reroed with I.D. Cap set at 30.00 feet, a distance of 171.92 feet to a 5/8 inch reroed with I.D. Cap set;

THENCE South 33 degrees 26 minutes 43 seconds East, a distance of 84.61 feet to a 5/8 inch reroed with I.D. Cap set;

THENCE South 44 degrees 33 minutes 12 seconds West, passing the common lot line between Lot 68 and Lot 78 at 77.80 feet, a distance of 131.06 feet to a 5/8 inch reroed with I. D. Cap set;

THENCE South 04 degrees 32 minutes 14 seconds West, a distance of 171.99 feet to a 5/8 inch reroed with I.D. Cap set;

THENCE North 85 degrees 14 minutes 00 seconds West, a distance of 445.00 feet to a 5/8 inch reroed with I.D. Cap set;

THENCE North 04 degrees 46 minutes 01 seconds East, passing the common lot line between Lot 78 and Lot 68 at 217.64 feet, a distance of 443.00 feet to a 5/8 inch reroed with I.D. Cap set on the south line of T. & C. George (deed 1052-15), common with the north line of D. & N. Miller;

THENCE South 85 degrees 14 minutes 00 seconds East, along the common line of George and Miller, and the determining line for the basis of bearing(deed 593-604), a distance of 194.14 feet to a 1-1/2 inch pipe found, 6 inches high at a deflection on the common line between T. & C. George and D. & N. Miller;

THENCE North 52 degrees 07 minutes 54 seconds East, and continuing along the common line of George and Miller, a distance of 102.36 feet to a 1-1/2 inch pipe found 6 inches high at the northwesterly corner of B. Popp (deed 459-818);

THENCE South 45 degrees 54 minutes 22 seconds East, along the westerly line of Popp, common with the easterly line of D. & N. Miller, a distance of 208.64 feet to a 2 inch pipe found 6 inches high, at the southwest corner of Popp;

THENCE North 56 degrees 33 minutes 08 seconds East, along the southerly line of Popp, common with the northerly line of D. & N. Miller, and passing through a 1/2 inch pin found flush, 24.62 feet from the centerline, a distance of 180.97 feet to a point in the centerline of Tavern Road, at the southeasterly corner of B. Popp, common with the northeasterly corner of D. & N. Miller;

THENCE South 34 degrees 23 minutes 40 seconds East, along the centerline of Tavern Road, a distance of 60.01 feet to the **TRUE PLACE OF BEGINNING**, containing **5.009** acres more or less, of which 2.790 acres lie in Lot 68, and 2.219 acres lie in Lot 78, as surveyed by John N. Francis, Professional Surveyor S-6916, in September, 1998. All pins, pipe, or reroed called for are made of para-magnetic material. All 5/8 inch reroes set are capped and I.D.'d, "J.N. FRANCIS S6916 3991281".

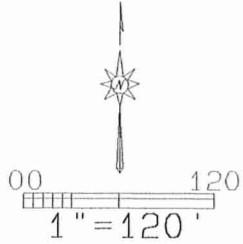
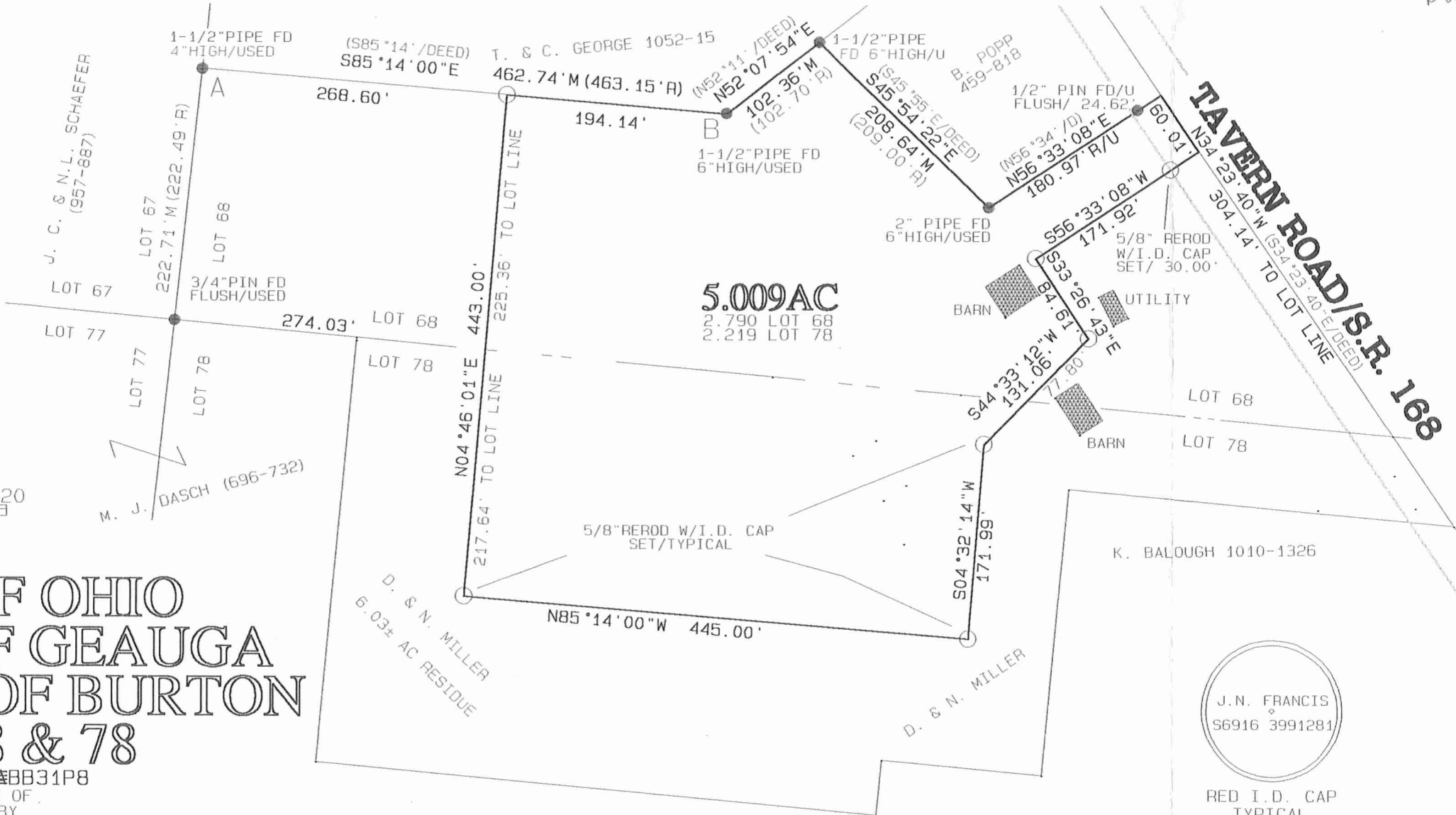
Job # G23C272AB31P8

REV 9/25/98 G23C272BB31P8

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

R.S. 10/14/98

OFFICE OF THE
GEAUGA COUNTY ENGINEER



STATE OF OHIO
 COUNTY OF GEAUGA
 TOWNSHIP OF BURTON
 LOTS 68 & 78

JOB# G23C272#BB31P8
 A SUBDIVISION OF
 LANDS OWNED BY
 D. & N. MILLER
 593-604
 REVISED 9/25/98-B

I HEREBY CERTIFY THAT THIS MAP IS AN ACCURATE REPRESENTATION OF AN ACTUAL SURVEY PERFORMED BY ME IN SEPTEMBER, 1998, AND IS AN OPINION BASED ON A COMPARISON OF AVAILABLE INFORMATION AND THE PHYSICAL POSITION OF EVIDENCE LOCATED IN ACCORDANCE TO OHIO ADMINISTRATIVE CODE 4733-37. BEARINGS ARE BASED ON DEED 600-700, USING PIPES (A-B). ALL PINS/PIPES OR REROD FOUND OR SET, ARE MADE OF PARA-MAGNETIC MATERIAL, NO EXISTING BUILDINGS LIE LESS THAN 15 FEET FROM NEW BOUNDARIES.



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