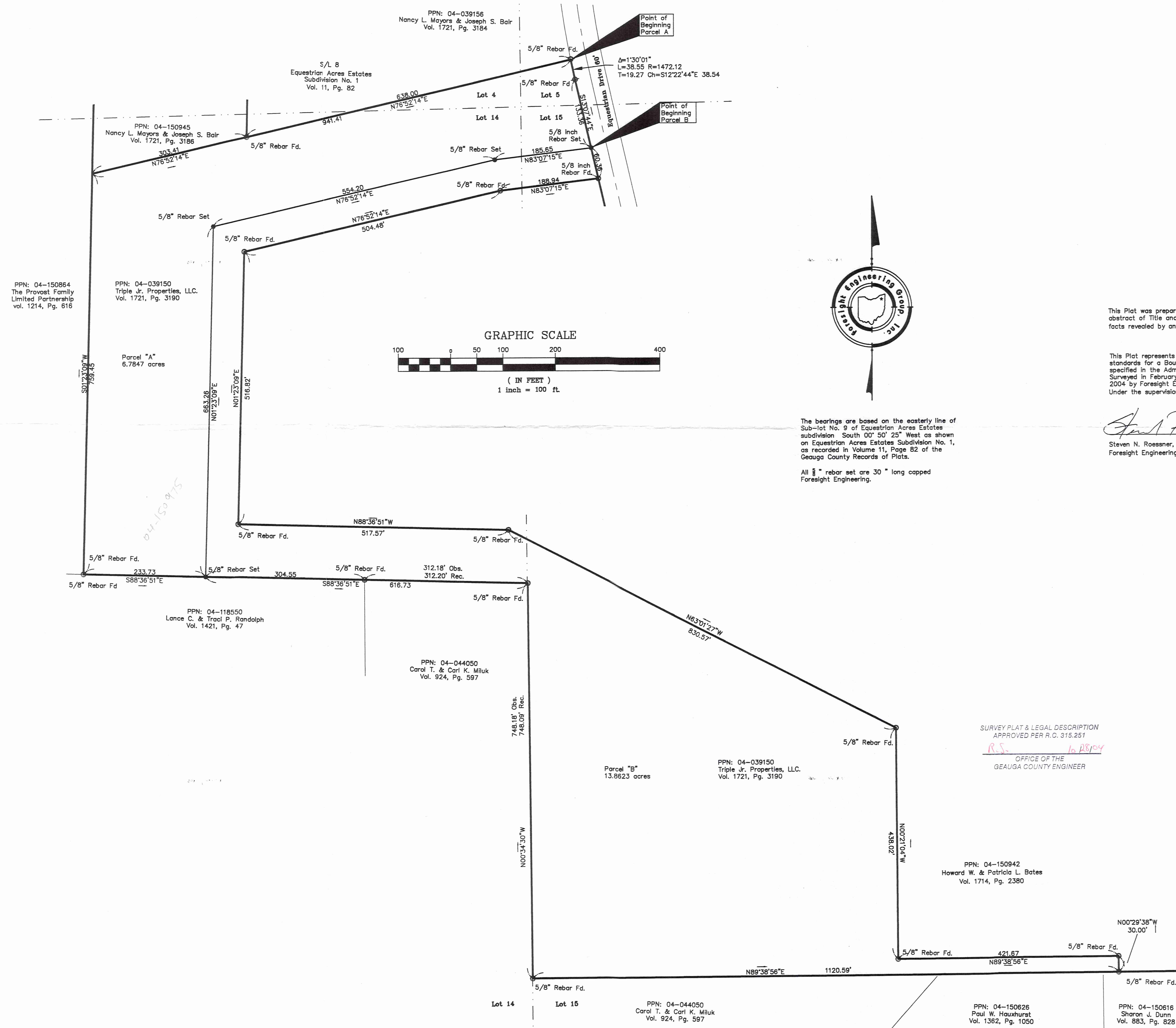


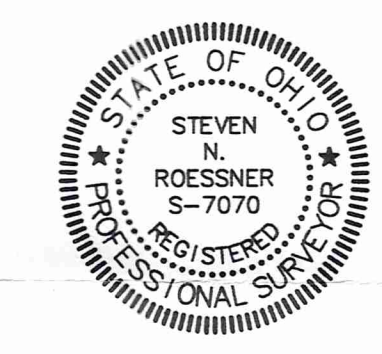
Situated in the Township of Burton, County of Geauga and State of Ohio,  
and known as being a part of Original Lot No. 4, 5, 14, & 15 in the  
Seventh Township of the Seventh Range of the Connecticut Western Reserve



This Plat was prepared without the benefit of an abstract of Title and is subject to any state of facts revealed by an examination of the same.

This Plat represents a Survey which meets the minimum standards for a Boundary Survey in The State of Ohio as specified in the Administrative Code Chapter 4733-37. Surveyed in February, 1997, updated in Dec, 2003 and August, 2004 by Foresight Engineering Group, Inc. Under the supervision of Steven N. Roessner, P.S. #7070

*Steven N. Roessner* 10/20/04  
Steven N. Roessner, P.S. #7070  
Foresight Engineering Group, Inc.  
Date



The bearings are based on the easterly line of Sub-lot No. 9 of Equestrian Acres Estates subdivision South 00° 50' 25" West as shown on Equestrian Acres Subdivision No. 1, as recorded in Volume 11, Page 82 of the Geauga County Records of Plats.  
All 5/8" rebar set are 30" long capped Foresight Engineering.

SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
*R.S. 10/20/04*  
OFFICE OF THE  
GEAUGA COUNTY ENGINEER

**Foresight Engineering Group**  
Engineers & Surveyors  
216.288-1010  
216.288-1024 fax  
320 Center Street, Unit F  
Cleveland, Ohio 44124

SCALE: Horiz. 1" = 100'  
Vert. None  
FILE NAME: i:\Blu19701\Ronysok Split  
DATE: Oct. 27, 2004

REVISIONS:

Triple Jr. Properties, LLC.  
Equestrian Drive - Lots 4, 5, 14 & 15  
Burton Twp. - Geauga County - Ohio  
Lot Splits

SHEET NO.  
1 / 1

BUR00165  
BUR165

Triple Jr.  
picked up 10/29/04  
04-150975  
Vol. 1751 - Pg. 1981

Survey Description  
For  
Parcel A  
6.7847 acres  
October 27, 2004

Situated in the Township of Burton, County of Geauga, State of Ohio and known as being part of Original Lot No's 4, 5, 14 and 15, Range 7, Township 7 of the Connecticut Western Reserve and being further bounded and described as follows:

Commencing at a 5/8-inch iron rebar found at a southeasterly corner of Sub lot # 8 as shown on Equestrian Acres Estates Subdivision No. 1 recorded in Volume 11, Page 82 of the Geauga County Records of Plats, said sub lot # 8 also being know as parcel 04-039156 owned by Nancy L. Mayors and Joseph S. Bair by Deed recorded in Volume 1721, Page 3184 of the Geauga County Records of Deeds, said point being the beginning;

- Course I Thence South 76°52'14" West along a southerly line of said parcel 04-039156 and parcel 04-150945 owned by Nancy L. Mayors and Joseph S. Bair by Deed recorded in Volume 1721, Page 3186 of the Geauga County Records of Deeds, a distance of 941.41 passing through a 5/8 inch rebar found at a distance of 638.00 feet;
- Course II Thence South 01°23'09" West along an easterly line of parcel 04-150864 owned by The Provost Family Limited Partnership by Deed recorded in Volume 1214, Page 616 of the Geauga County Records of Deeds, a distance of 759.45 feet to a 5/8 inch rebar found along a northerly line of parcel 04-118550 owned by Lance C. and Traci P. Randolph by deed recorded in Volume 1421, Page 47 of the Geauga County Records of Deeds;
- Course III Thence South 88°36'51" East along a northerly line of said parcel 04-118550 a distance of 233.73 feet to a 5/8 inch rebar set;
- Course IV Thence North 01°23'09" East along a new division line a distance of 663.26 feet to a 5/8 inch rebar set;
- Course V Thence North 76°52'14" East along a new division line a distance of 554.20 feet to a 5/8 inch rebar set;
- Course VI Thence North 83°07'15" East along a new division line a distance of 185.65 feet to a 5/8 inch rebar set along the westerly right of way of said Equestrian Drive, 60 feet wide;
- Course VII Thence North 13°07'44" West along the westerly right of way of said Equestrian Drive, a distance of 133.36 feet to a 5/8 inch rebar found;
- Course VIII Thence along the arc of a curve deflecting to the right, along the westerly right of way of said Equestrian Drive, having a delta of 1°30'01", a length of 38.55 feet, a radius of 1472.12 feet, a tangent of 19.27 feet, and a chord which bears North 12°22'44" West a distance of 38.54 feet to a 5/8 inch rebar found along the westerly right of way of said Equestrian Drive, and the place of beginning containing 6.7847 acres as surveyed in February 1997, updated in December, 2003 and August, 2004 by Foresight Engineering Group under supervision of Steven N. Roessner, P.S. 7070. Bearings are based upon an assumed meridian and are used to denote angles only. All 5/8 inch rebar set are 30 inches long and capped "Foresight Engineering". The previous instrument reference is volume 1721, page 3190 of the Geauga County Records.

*Steven N. Roessner*  
STEVEN N. ROESSNER, P.S. #7070  
FORESIGHT ENGINEERING GROUP, INC.

10/28/04  
DATE



SURVEY PLAT & LEGAL DESCRIPTION  
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OCT 28 2004  
GEAUGA COUNTY  
ENGINEER



BUR-00165

- Course VIII Thence South 89°38'56" West along a southerly line of said parcel 04-150942 a distance of 421.67 feet to a 5/8 inch rebar found;
- Course IX Thence North 00°21'04" West along a westerly line of said parcel 04-150942 a distance of 438.02 feet to a 5/8 inch rebar found;
- Course X Thence North 63°01'27" West along a southwesterly line of said parcel 04-150942 a distance of 830.57 feet to a 5/8 inch rebar found;
- Course XI Thence North 88°36'51" West along a southerly line of said parcel 04-150942 a distance of 517.57 feet to a 5/8 inch rebar found;
- Course XII Thence North 01°23'09" East along a westerly line of said parcel 04-150942 a distance of 516.82 feet to a 5/8 inch rebar found;
- Course XIII Thence North 76°52'14" East along a northerly line of said parcel 04-150942 a distance of 504.48 feet to a 5/8 inch rebar found;
- Course XIV Thence North 83°07'15" East along a northerly line of said parcel 04-150942 a distance of 188.94 feet to a 5/8 inch rebar found along the westerly right of way of Equestrian Drive, 60 feet wide;
- Course XV Thence North 13°07'44" West along the westerly right of way of said Equestrian Drive a distance of 60.36 feet to a 5/8 inch rebar set and the place of beginning containing 13.8623 acres as surveyed in February 1997, updated in December, 2003 and August, 2004 by Foresight Engineering Group under supervision of Steven N. Roessner, P.S. 7070. Bearings are based upon an assumed meridian and are used to denote angles only. All 5/8 inch rebar set are 30 inches long and capped "Foresight Engineering". The previous instrument reference is volume 1721, page 3190 of the Geauga County Records.

*Steven N. Roessner*  
 STEVEN N. ROESSNER, P.S. #7070  
 FORESIGHT ENGINEERING GROUP, INC.

10/28/04  
 DATE



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

*R.S.* \_\_\_\_\_ *10/28/04*

OFFICE OF THE  
 GEAUGA COUNTY ENGINEER

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 OCT 28 2004  
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