



Gutoskey & Associates, Inc.

Civil Engineers, Surveyors, & Land Planners

Joseph Gutoskey, P.E., P.S.

Legal Description 6.1543 Acre Parcel 1

Situated in the Township of Burton, County of Geauga and State of Ohio and known as being part of Original Burton Township Lot Nos. 5 and 15 and is further bounded and described as follows:

Beginning at a 1" iron pin found in a monument box at the centerline intersection of Butternut Road (60 feet wide) and Claridon-Troy Road (60 feet wide);

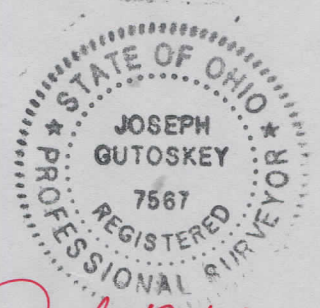
Thence **South 04° 45' 07" West**, along the centerline of said Claridon-Troy Road, **975.00 feet** to a PK nail set at the southeast corner of a parcel of land conveyed to Albert Laufer by deed recorded in Volume 1505, Page 537 of Geauga County Records and the Principal Place of beginning of the parcel of land herein intended to be described;

- Course I Thence **South 04° 45' 07" West**, along the centerline of said Claridon-Troy Road, **70.67 feet** to a PK nail set;
- Course II Thence **North 85° 14' 53" West**, **30.00 feet** to a point in the westerly line of said Claridon-Troy Road (witness a 2 inch iron pipe found bent 0.26 feet North and 0.17 feet West);
- Course III Thence **South 04° 45' 07" West**, along the westerly line of said Claridon-Troy Road, **322.41 feet** to a point at its intersection with the northerly line of a parcel of land conveyed to the Trustees of Burton Township by deed recorded in Volume 58, Page 315 of Geauga County Records, (witness a 1 inch iron pipe found 0.08 feet North);
- Course IV Thence **North 84° 47' 06" West**, along the northerly line of said Trustees of Burton Township, **231.00 feet** to a 5/8 inch iron pin found (ID Zaranac) at the northwest corner thereof, (witness a 1 inch iron pipe found 2.06 feet South and 0.36 feet East);
- Course V Thence **South 04° 45' 07" West**, along the westerly line of said Trustees of Burton Township, **115.50 feet** to a 5/8 inch iron pin found (ID Zaranac) at its intersection with the northerly line of a parcel of land conveyed to Clifford M. and Toni L. Bonner by deed recorded in Volume 732, Page 1122 of Geauga County Records, (witness a 1 inch iron pipe found 1.29 feet South and 0.35 feet West);

- Course VI Thence **North 84° 47' 06" West**, along the northerly line of said Bonner, **296.89 feet** to a 1 inch iron pipe found at the southeast corner of a parcel of land conveyed to Timothy J. and Rebecca A. Carroll by deed recorded in Volume 1023, Page 556 of Geauga County Records;
- Course VII Thence **North 04° 45' 44" East**, along the easterly line of said Carroll, **358.00 feet** to a 5/8 inch iron pin set;
- Course VIII Thence **South 85° 14' 16" East**, **100.00 feet** to a 5/8 inch iron pin set
- Course IX Thence **North 04° 45' 44" East**, **276.15 feet** to a 5/8 inch iron pin set;
- Course X Thence **South 85° 14' 53" East**, **307.76 feet** to a 5/8 inch iron pin set in said Laufer's west line;
- Course XI Thence **South 04° 45' 07" West**, along said Laufer's west line, **129.83 feet** to a 5/8" iron pin found (ID Zaranac);
- Course XII Thence **South 85° 14' 53" East**, **120.00 feet** passing through a 5/8 inch iron pin found (ID Zaranac) in the westerly line of said Claridon-Troy Road a total distance of **150.00 feet** to a PK nail set in the centerline of said Claridon-Troy Road and the Principal Place of Beginning and containing 268,080 square feet or 6.1543 Acres (265,960 square feet or 6.1056 Acres exclusive of Right-of Way) of land as surveyed and described in November, 2008 by Joseph Gutoskey, P.S. 7567, be the same more or less, but subject to all legal highways. Bearings used herein are based on an assumed meridian and are intended to indicate angles only.

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 Geauga County Engineer's Office

SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.C. 315.251
 PAV 12/1/08
 OFFICE OF THE
 GEAUGA COUNTY ENGINEER



Joseph Gutoskey P.S.
 11/24/08



Gutoskey & Associates, Inc.

Civil Engineers, Surveyors, & Land Planners

Joseph Gutoskey, P.E., P.S.

Legal Description 10.0000 Acre Parcel 2

Situated in the Township of Burton, County of Geauga and State of Ohio and known as being part of Original Burton Township Lot No. 5 and is further bounded and described as follows:

Beginning at a 1" iron pin found in a monument box at the centerline intersection of Butternut Road (60 feet wide) and Claridon-Troy Road (60 feet wide);

Thence **South 04° 45' 07" West**, along the centerline of said Claridon-Troy Road, **30.00 feet** to a point;

Thence **North 84° 47' 06" West**, **30.00 feet** to a 5/8 inch iron pin set at the intersection of the southerly line of Butternut Road with the westerly line of Claridon-Troy Road and the Principal Place of beginning of the parcel of land herein intended to be described;

Course I Thence **South 04° 45' 07" West**, along the westerly line of said Claridon-Troy Road, **620.24 feet** to a 5/8 inch iron pin found (ID Zaranac) at the northeast corner of a parcel of land conveyed to Albert Laufer by deed recorded in Volume 1505, Page 537 of Geauga County Records;

Course II Thence **North 85° 14' 53" West**, along said Laufer's north line, **120.00 feet** to a 5/8" iron pin found (ID Zaranac) at said Laufer's northwest corner;

Course III Thence **South 04° 45' 07" West**, along said Laufer's west line, **195.18 feet** to a 5/8" iron pin set;

Course IV Thence **North 85° 14' 53" West**, **307.76 feet** to a 5/8 inch iron pin set;

Course V Thence **South 04° 45' 44" West**, **276.15 feet** to a 5/8 inch iron pin set;

Course VI Thence **North 85° 14' 16" West**, **100.00 feet** to a 5/8 inch iron pin set in the east line of a parcel of land conveyed to Timothy J. and Rebecca A. Carroll by deed recorded in Volume 1023, Page 556 of Geauga County Records;

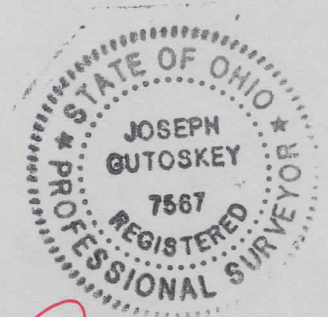
Course VII Thence **North 04° 45' 44" East**, along the easterly line of said Carroll, **1095.81 feet** to a point at its intersection with the southerly line of said Butternut Road, (witness a 1 inch iron pipe found 0.07 feet North and 0.28 feet East);

Course VIII Thence **South 84° 47' 06" East** along the southerly line of said Butternut Road, **527.63 feet** to the Principal Place of Beginning and containing 435,600 square feet or 10.0000 Acres of land as surveyed and described in November, 2008 by Joseph Gutoskey, P.S. 7567, be the same more or less, but subject to all legal highways. Bearings used herein are based on an assumed meridian and are intended to indicate angles only.

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