

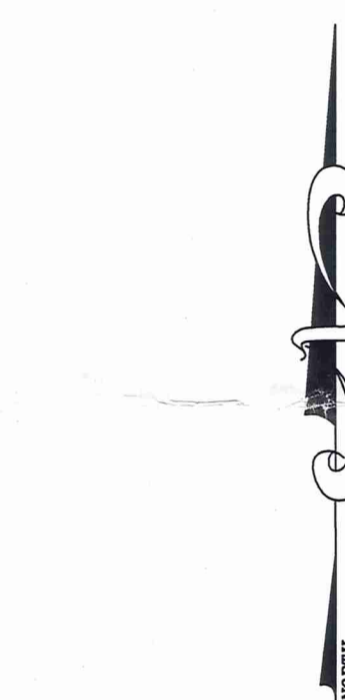
PLAT OF SURVEY, LOT SPLIT AND CONSOLIDATION FOR GARY KAUFMAN

Situated in the Township of Burton, County of Geauga and the State of Ohio and known as being a part of Original Burton Township Lot No. 7, 16 and 17, in said township.

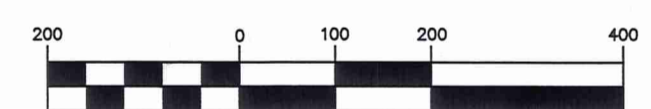
PREPARED FOR:
GARY KAUFMAN
14360 BUTTERNUT ROAD
BURTON, OHIO 44021

LEGEND

- Iron Pipe Set
- i.Pin Iron Pin
- i.Pipe Iron Pipe
- Mon. Monument
- Mon. Stone or Highway Monument
- Mag Mag Nail Set
- Fnd. Found
- D. Deed
- R/Rec Record
- M/Msd Measured
- O/Obs Observed
- C/Calc Calculated
- U. Used
- D.R. Deed Record
- O.R. Official Record
- C.L. C/L Centerline
- e/p Edge of Pavement



GRAPHIC SCALE

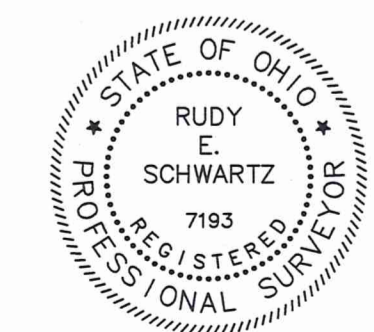


(IN FEET)
1 inch = 200 ft.
JUNE 29, 2017

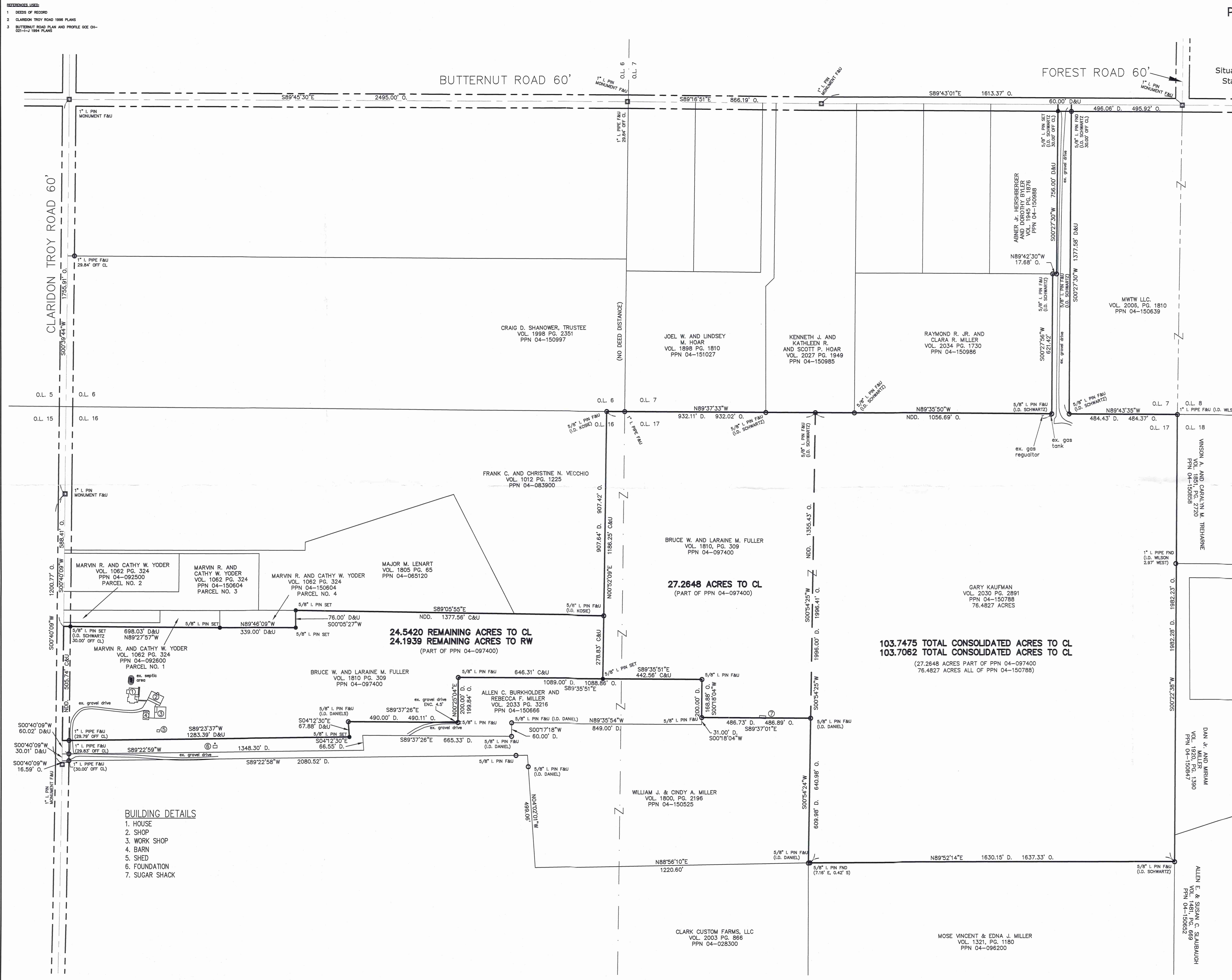
SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
Rudy Schwartz
GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

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 MERIDIAN 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 Schwartz
RUDY SCHWARTZ, P.S. #7193 Date



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



REFERENCES USED:
1. DEEDS OF RECORD
2. CLARIDON TROY ROAD 1998 PLANS
3. BUTTERNUT ROAD PLAN AND PROFILE GCE CH-021-1-1 1994 PLANS

- BUILDING DETAILS**
1. HOUSE
 2. SHOP
 3. WORK SHOP
 4. BARN
 5. SHED
 6. FOUNDATION
 7. SUGAR SHACK

CLARK CUSTOM FARMS, LLC
VOL. 2003 PG. 866
PPN 04-028300

MOSE VINCENT & EDNA J. MILLER
VOL. 1321, PG. 1180
PPN 04-098200

DAN JR. AND MIRIAM
VOL. 1920, PG. 1390
PPN 04-150847

ALLEN E. & SUSAN C. SAUBAUGH
VOL. 1920, PG. 1390
PPN 04-150852

BUR 00259
BUROO259

Fuller-Kaufman (17-088)
Picked Up 07/19/17
VOL. 2041 pg 1967
Pn# 04-151082

LEGAL DESCRIPTION
OF A
27.2648 ACRE PARCEL
FOR
GARY KAUFMAN

Situated in the Township of Burton, County of Geauga, and State of Ohio and known as being a part of Original Lot Nos. 16 and 17, and further being known as part of a parcel of land conveyed to Bruce W. and Laraine M. Fuller (PPN 04-097400) by deed recorded in Volume 1810, Page 309 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found in the centerline of Claridon Troy Road, 60 feet wide, said pin lying South 0° 39' 44" West along said centerline of Claridon Troy Road, a distance of 1755.91 feet from a monument box with a 1 inch iron pin found at its intersection with the centerline of Butternut Road, 60 feet wide;

Thence South 0° 40' 09" West, along centerline of Claridon Troy Road, a distance of 588.42 feet to a point at the Southwesterly corner of parcel No. 1 of lands so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-092600) by deed recorded in Volume 1062, Page 324 of Geauga County Deed Records;

Thence South 89° 27' 57" East, along the Southerly line of land so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-092600), and passing through a 5/8 inch iron pin set at 30.00 feet, a total distance of 698.03 feet to a 5/8 inch iron pin set at the Southwesterly corner of parcel No. 4 of lands conveyed to Marvin R. and Cathy W. Yoder (PPN 04-150604) by deed recorded in Volume 1062, Page 324 of Geauga County Deed Records;

Thence South 89° 46' 09" East, along the Southerly line of land so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-150604), a distance of 339.00 feet to a 5/8 inch iron pin set at the Southeasterly corner thereof;

Thence North 0° 05' 27" East, along the Easterly line of land so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-092600), a distance of 76.00 feet to a 5/8 inch iron pin set on the Southerly line of land conveyed to Major M. Lenart (PPN 04-150604) by deed recorded in Volume 1805, Page 65 of Geauga County Deed Records;

Thence South 89° 05' 55" East, along said Southerly line of land so conveyed to Major M. Lenart, and along the Southerly line of land conveyed to Frank C. and Christine N. Vecchio (PPN 04-083900) by deed recorded in Volume 1012, Page 1225 of Geauga County Deed Records, a distance of 1377.56 feet to a 5/8 inch iron pin found (I.D. Kosie) at the Principal Place of Beginning of the premises herein intended to be described;

COURSE I

Thence North 0° 52' 09" East, along the Easterly line of land so conveyed to Frank C. and Christine N. Vecchio, a distance of 907.42 feet to a 5/8 inch iron pin found (I.D. Kosie) at the Northeasterly corner thereof, said pin also being on the Southerly line of land conveyed to Craig D. Shanower, Trustee (PPN 04-150997) by deed recorded in Volume 1998, Page 2351 of Geauga County Deed records, also being the Shared line between Lot Nos. 6 and 16;

COURSE II Thence South 89° 37' 33" East, along said Southerly line of land so conveyed to Craig D. Shanower, Trustee, also being the Shared line between Lot Nos. 6 and 16, and along the Southerly line of land conveyed to Joel W. and Lindsey M. Hoar (PPN 04-151027) by deed recorded in Volume 1898, Page 1810 of Geauga County Deed Records, and along the Southerly line of land conveyed to Kenneth J. and Kathleen R. Hoar (PPN 04-150985) by deed recorded in Volume 2027, Page 1949 of Geauga County Deed Records, also being the Shared line between Lot Nos. 7 and 17, a distance of 932.02 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Northwesterly corner of land conveyed to Gary Kaufman (PPN 04-150788) by deed recorded in Volume 2030, Page 2891 of Geauga County Deed Records;

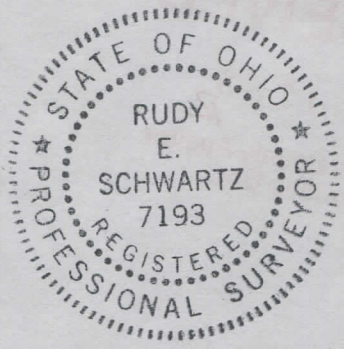
COURSE III Thence South 0° 54' 25" West, along the Westerly line of land so conveyed to Gary Kaufman, a distance of 1355.43 feet to a 5/8 inch iron pin found (I.D. Daniel) at the Northeasterly corner of land conveyed to William J. and Cindy A. Miller (PPN 04-150525) by deed recorded in Volume 1800, Page 2196 of Geauga County Deed Records;

COURSE IV Thence North 89° 37' 01" West, along a Northerly line of land so conveyed to William J. and Cindy A. Miller, a distance of 486.89 feet to a 5/8 inch iron pin found on the Easterly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller (PPN 04-150666) by deed recorded in Volume 2033, Page 3216 of Geauga County Deed Records;

COURSE V Thence North 0° 18' 04" East, along said Easterly line of land so conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 168.88 feet to a 5/8 inch iron pin found at the Northeasterly corner thereof;

COURSE VI Thence North 89° 35' 51" West, along the Northerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 442.56 feet to a 5/8 inch iron pin set;

COURSE VII Thence North 0° 52' 09" East (creating a new line) a distance of 278.83 feet to the Principal Place of Beginning and containing 27.2648 acres of land as surveyed, calculated and described, on June 28, 2017, 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7.14.17
DATE

[Signature]
RUDY E. SCHWARTZ, P.S. 7193

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Signature] 07/18/17
GAUGA COUNTY AUDITOR
TAX MAP DEPT.

REMAINING LANDS
LEGAL DESCRIPTION
OF A
24.5420 ACRE PARCEL
FOR
BRUCE W. AND LARAIN M. FULLER

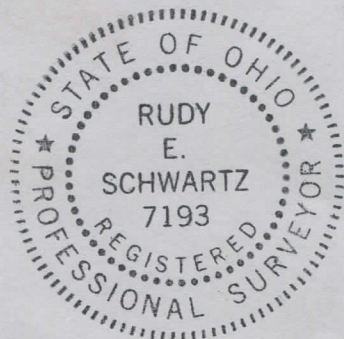
Situated in the Township of Burton, County of Geauga, and State of Ohio and known as being a part of Original Lot No. 16, and further being known as part of a parcel of land conveyed to Bruce W. and Laraine M. Fuller (PPN 04-097400) by deed recorded in Volume 1810, Page 309 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found in the centerline of Claridon Troy Road, 60 feet wide, said pin lying South 0° 39' 44" West along said centerline of Claridon Troy Road, a distance of 1755.91 feet from a monument box with a 1 inch iron pin found at its intersection with the centerline of Butternut Road, 60 feet wide;

Thence South 0° 40' 09" West, along centerline of Claridon Troy Road, a distance of 588.41 feet to a point at the Southwesterly corner of parcel No. 1 of lands so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-092600) by deed recorded in Volume 1062, Page 324 of Geauga County Deed Records and being the Principal Place of Beginning of the premises herein intended to be described;

- COURSE I Thence South 89° 27' 57" East, along the Southerly line of land so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-092600), and passing through a 5/8 inch iron pin set at 30.00 feet, a total distance of 698.03 feet to a 5/8 inch iron pin set at the Southwesterly corner of parcel No. 4 of lands conveyed to Marvin R. and Cathy W. Yoder (PPN 04-150604) by deed recorded in Volume 1062, Page 324 of Geauga County Deed Records;
- COURSE II Thence South 89° 46' 09" East, along the Southerly line of land so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-150604), a distance of 339.00 feet to a 5/8 inch iron pin set at the Southeasterly corner thereof;
- COURSE III Thence North 0° 05' 27" East, along the Easterly line of land so conveyed to Marvin R. and Cathy W. Yoder (PPN 04-150604), a distance of 76.00 feet to a 5/8 inch iron pin set on the Southerly line of land conveyed to Major M. Lenart (PPN 04-065120) by deed recorded in Volume 1805, Page 65 of Geauga County Deed Records;
- COURSE IV Thence South 89° 05' 55" East, along said Southerly line of land so conveyed to Major M. Lenart, and along the Southerly line of land conveyed to Frank C. and Christine N. Vecchio (PPN 04-083900) by deed recorded in Volume 1012, Page 1225 of Geauga County Deed Records, a distance of 1377.56 feet to a 5/8 inch iron pin found (I.D. Kosie);

- COURSE V Thence South 0° 52' 09" West (creating a new line) a distance of 278.83 feet to a 5/8 inch iron pin set on the Northerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller (PPN 04-150666) by deed recorded in Volume 2033, Page 3216 of Geauga County Deed Records;
- COURSE VI Thence North 89° 35' 51" West, along said Northerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 646.31 feet to a 5/8 inch iron pin found at a Northwesterly corner thereof;
- COURSE VII Thence South 0° 25' 04" West, along a Westerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 199.84 feet to a 5/8 inch iron pin found at an interior corner thereof;
- COURSE VIII Thence North 89° 37' 26" West, along a Northerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 490.11 feet to a 5/8 inch iron pin found (I.D. Daniels) at a Northwesterly corner thereof;
- COURSE IX Thence South 4° 12' 30" East, along a Westerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 67.88 feet to a 5/8 inch iron pin set at an interior corner thereof;
- COURSE X Thence South 89° 23' 37" West, along a Northerly line of land conveyed to Allen C. Burkholder and Rebecca F. Miller, and passing through a 1 inch iron pipe found at 1253.60 feet, a total distance of 1283.39 feet to a point in said centerline of Claridon Troy Road.;
- COURSE XI Thence North 0° 40' 09" East, along said centerline of Claridon Troy Road, a distance of 505.74 feet to the Principal Place of Beginning and containing 24.5420 acres of land (24.1939 acres excepting the area within the right-of-way of Claridon Troy Road) as surveyed, calculated and described, on June 28, 2017, 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7.14.17

DATE

[Handwritten Signature]

RUDY E. SCHWARTZ, P.S. 7193

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

[Handwritten Signature] 07/18/17

**GAUGA COUNTY AUDITOR
TAX MAP DEPT.**

CONSOLIDATION
LEGAL DESCRIPTION
OF A
103.7475 ACRE PARCEL
FOR
GARY KAUFMAN

Situated in the Township of Burton, County of Geauga, and State of Ohio and known as being a part of Original Lot Nos. 7, 16 and 17, and further being known as part of a parcel of land conveyed to Bruce W. and Laraine M. Fuller (PPN 04-097400) by deed recorded in Volume 1810, Page 309 of Geauga County Deed Records, and also being all of a parcel of land conveyed to Gary Kaufman (PPN 04-150788) by deed recorded in Volume 2030, Page 2891 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found in the centerline of Butternut Road, 60 feet wide, at its intersection with the centerline of Forest Road, 60 feet wide, said pin lying South 89° 43' 01" East along said centerline of Butternut Road, a distance of 1613.37 feet from a monument box with a 1 inch iron pin found;

Thence North 89° 43' 01" West, along said centerline of Butternut Road, a distance of 495.92 feet to a point at the Northwesterly corner of land conveyed to MWTW LLC. (PPN 04-150639) by deed recorded in Volume 2006, Page 1810 of Geauga County Deed Records and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence South 0° 27' 30" West, along the Westerly line of land so conveyed to MWTW LLC. , and passing through a 5/8 inch iron pin found (I.D. Schwartz) at 30.00 feet, a total distance of 1377.58 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Southwesterly corner thereof, said pin also being on the Shared line between Lot Nos. 7 and 17;

COURSE II Thence South 89° 43' 35" East, along the Southerly line of land so conveyed to MWTW LLC. , also being said shared line between Lot Nos. 7 and 17, a distance of 484.37 feet to a 1 inch iron pipe found (I.D. Wilson) at the Northwesterly corner of land conveyed to Wilson A. and Caralyn M. Treharne (PPN 04-150858) by deed recorded in Volume 1851, Page 2720 of Geauga County Deed Records, said point also being at the shared corner of Lot Nos. 7, 8, 17, and 18;

COURSE III Thence South 0° 22' 38" West, along the Westerly line of land so conveyed to Wilson A. and Caralyn M. Treharne, and along the Westerly line of land conveyed to Dan Jr. and Miriam Miller (PPN 04-150847) by deed recorded in Volume 1920, Page 1390 of Geauga County Deed Records, and along the Westerly line of land conveyed to Allen E. and Susan C. Slaubaugh (PPN 04-150652) by deed recorded in Volume 1481, Page 669 of Geauga County Deed Records, also being the shared line between Lot Nos. 17 and 18, a distance of 1982.23 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Northeasterly

corner of land conveyed to Mose Vincent and Edna J. Miller (PPN 04-096200) by deed recorded in Volume 1321, Page 1180 of Geauga County Deed Records;

- COURSE IV Thence South $89^{\circ} 52' 14''$ West, along the Northerly line of land so conveyed to Mose Vincent and Edna J. Miller, a distance of 1637.33 feet to a 5/8 inch iron pin found (I.D. Daniel) at the Southeasterly corner of land conveyed to William J. and Cindy A. Miller (PPN 04-150525) by deed recorded in Volume 1800, Page 2196 of Geauga County Deed Records;
- COURSE V Thence North $0^{\circ} 54' 24''$ East, along said Easterly line of land so conveyed to William J. and Cindy A. Miller, a distance of 640.98 feet to a 5/8 inch iron pin found (I.D. Daniel) at the Northeasterly corner thereof;
- COURSE VI Thence North $89^{\circ} 37' 01''$ West, along a Northerly line of land so conveyed to William J. and Cindy A. Miller, a distance of 486.89 feet to a 5/8 inch iron pin found on the Easterly line of land conveyed to (PPN 04-150666) by deed recorded in Volume 2033, Page 3216 of Geauga County Deed Records;
*Allen C. Burkholder and Rebecca F. Miller
- COURSE VII Thence North $0^{\circ} 18' 04''$ East, along said Easterly line of land so conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 168.88 feet to a 5/8 inch iron pin found at the Northeasterly corner thereof;
- COURSE VIII Thence North $89^{\circ} 35' 51''$ West, along a Northerly line of land so conveyed to Allen C. Burkholder and Rebecca F. Miller, a distance of 442.56 feet to a 5/8 inch iron pin set;
- COURSE IX Thence North $0^{\circ} 52' 09''$ East, along the Southerly prolongation of the Easterly line, and the Easterly line of land conveyed to Frank C. and Christine N. Vecchio (PPN 04-083900) by deed recorded in Volume 1012, Page 1225 of Geauga County Deed records, a distance of 1186.25 feet to a 5/8 inch iron pin found (I.D. Kosie) on the Southerly line of land conveyed to Craig D. Shanower, Trustee (PPN 04-150997) by deed recorded in Volume 1998, Page 2351 of Geauga County Deed Records, said pin also being on the shared line between Lot Nos. 6 and 16;
- COURSE X Thence South $89^{\circ} 37' 33''$ East, along said Southerly line of land so conveyed to Craig D. Shanower, Trustee, also being the Shared line between Lot Nos. 6 and 16, and along the Southerly line of land conveyed to Joel W. and Lindsey M. Hoar (PPN 04-151027) by deed recorded in Volume 1898, Page 1810 of Geauga County Deed Records, and along the Southerly line of land conveyed to Kenneth J. and Kathleen R. Hoar, and Scott P. Hoar (PPN 04-150985) by deed recorded in Volume 2027, Page 1949 of Geauga County Deed Records, also being the Shared line between Lot Nos. 7 and 17, a distance of 932.02 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Northwesterly corner of land conveyed to Gary Kaufman (PPN 04-150788) by deed recorded in Volume 2030, Page 2891 of Geauga County Deed Records
- COURSE XI Thence South $89^{\circ} 35' 50''$ East, along said Southerly line of land so conveyed to Kenneth J. and Kathleen R. Hoar, and Scott P. Hoar, and along the Southerly line of land conveyed to Raymond R. Jr. and Clara R. Miller (PPN 04-150986) by deed recorded in Volume 2027, Page 3138 of Geauga County Deed Records,

also being the shared line between Lot Nos. 7 and 17, a distance of 1056.69 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Southeasterly corner thereof;

COURSE XII Thence North 0° 27' 56" East, along the Easterly line of land so conveyed to Raymond R. Jr. and Clara R. Miller, a distance of 621.42 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Northeasterly corner thereof, said pin also being on the Southerly line of land conveyed to Abner Jr. Hershberger and Dorothy Blyer (PPN 04-150988) by deed recorded in Volume 1945, Page 1876 of Geauga County Deed Records;

COURSE XIII Thence South 89° 42' 30" East, along said Southerly line of land so conveyed to Abner Jr. Hershberger and Dorothy Blyer, a distance of 17.68 feet to a 5/8 inch iron pin found (I.D. Schwartz) at the Southeasterly corner thereof;

COURSE XIV Thence North 0° 27' 30" East, along the Easterly line of land conveyed to Abner Jr. Hershberger and Dorothy Blyer, and passing through a 5/8 inch iron pin found (I.D. Schwartz) at 726.00 feet, a total distance of 756.00 feet to a point in the centerline of said Butternut Road;

COURSE XV Thence South 89° 43' 01" East, along said centerline of Butternut Road, a distance of 60.00 feet to the Principal Place of Beginning and containing 103.7475 acres of land (103.7062 acres excepting the area within the right-of-way of Butternut Road) as surveyed, calculated and described, on June 28, 2017, by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. The intent is to consolidate 76.4827 acres (all of PPN 04-150788) with 27.2648 acres (from part of PPN 04-097400) Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch by 30 inch iron pins set are I.D. Schwartz 7193.



7.14.17
DATE

[Signature]
RUDY E. SCHWARTZ, P.S. 7193

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

[Signature] 07/18/17

GEAUGA COUNTY AUDITOR
TAX MAP DEPT.