



SURVEY PLAT AND LEGAL DESCRIPTION APPROVED PER R.C. 315.251  
*P.S. 7,17,1996*  
 GEAUGA COUNTY ENGINEER

I, WILLARD F. SCHADE JR. DO HEREBY CERTIFY THAT I DID SURVEY THE PREMISES AND PREPARED THIS SURVEY MAP IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4783-37 OF THE OHIO ADMINISTRATIVE CODE.  
 THE SURVEY WAS PERFORMED 6-27-96  
 BY *Willard F. Schade, Jr.* 6008  
 PROFESSIONAL SURVEYOR NO. 6008



REVISED 7-10-96  
 7-12-96

SCHADE SURVEYING COMPANY		
9516454	4043 ERIE ST.	WILLOUGHBY, OHIO
SCALE: 1"=100'	APPROVED BY	DRAWN BY FJM
DATE: 6-27-96		FB 76 DISK 5328
LOT SPLIT SURVEY FOR: T. DORSETT		
HOSFORD ROAD CHARDON, OHIO		
ORIGINAL LOT NO. 20, TRACT NO. 2	DRAWING NUMBER	
GEAUGA COUNTY	96-1112	

Parcel "A"            3.0000 Acres            File No. 96-1112

Situated in the Township of Chardon, County of Geauga and State of Ohio: and known as being a part of Lot 20 in Tract No. 2 of said Township and is bounded and described as follows:

Beginning at an iron pin monument found at the intersection of Auburn Road and Hosford Road;

Thence South 85 degrees 17' 08" East along the centerline of Hosford Road a distance of 1167.35 feet to a point;

Thence South 04 degrees 14' 30" West a distance of 30.00 feet to a iron pipe found on the south margin of Hosford Road at the northeast corner of land conveyed to T. Dorsett in Volume 742, Page 573 of Geauga County Records of Deeds;

Thence South 85 degrees 17' 08" East along said south margin a distance of 149.83 feet to a one inch iron pipe set and the principal place of beginning of this description;

Thence South 85 degrees 17' 08" East along the south margin of Hosford Road a distance of 150.00 feet to a one inch iron pipe set at the northwest corner of land conveyed to A. & K. Chongris as recorded in Volume 667, Page 242 of Geauga County Records of Deeds;

Thence South 04 degrees 15' 24" West along the west line of said Chongris land and passing through an iron pipe found as 17.53 feet a total distance of 689.60 feet to a one inch iron pipe set;

Thence North 85 degrees 17' 08" West a distance of 200.00 feet to a one inch iron pipe set;

Thence North 04 degrees 15' 24" East a distance of 400.09 feet to a one inch iron pipe set;

Thence North 14 degrees 04' 05" East a distance of 293.41 feet to the principal place of beginning of this description and contains 3.0000 acres of land according to a survey in June, 1996 by Schade Surveying Company, Willard F. Schade Jr., Professional Surveyor 6008, be the same, more or less but subject to all legal highways. Bearings are based on the centerline of Hosford Road being South 85 degrees 17' 08" East and are used to describe angles only. Previous deed Volume 515, Page 858 of Geauga County Records of Deeds.

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Parcel "B"            6.1206 Acres            File No. 96-1112

Situated in the Township of Chardon, County of Geauga and State of Ohio: and known as being a part of lot 20 in Tract No. 2 of said Township and is bounded and described as follows:

Beginning at an iron pin monument found at the intersection of Auburn Road and Hosford Road;

Thence South 85 degrees 17' 08" East along the centerline of Hosford Road a distance of 1167.35 feet to a point;

Thence South 04 degrees 14' 30" West a distance of 30.00 feet to a iron pipe found on the south margin of Hosford Road at the northeast corner of land conveyed to T. Dorsett in Volume 742, Page 573 of Geauga County Records of Deeds and the principal place of beginning of this description;

Thence South 85 degrees 17' 08" East along said south margin a distance of 149.83 feet to a one inch iron pipe set;

Thence South 14 degrees 04' 05" West a distance of 293.41 feet to a one inch iron pipe set;

Thence South 04 degrees 15' 24" West a distance of 400.09 feet to a one inch iron pipe set;

Thence South 85 degrees 17' 08" East a distance of 200.00 feet to a one inch iron pipe set on the west line of land conveyed to A. & K Chongris as recorded in Volume 667, Page 242 of Geauga County Records of Deeds;

Thence South 04 degrees 15' 24" West along the west line of said Chongris land and the west line of land conveyed to CWK Investments, Inc. as recorded in Volume 908 Page 721 of Geauga County Records of Deeds a distance of 636.92 feet to an iron pipe found on the north line of Hampton Ridge Subdivision as recorded in Volume 19 Page 92 of Geauga County Record of Plats;

Thence North 85 degrees 02' 45" West along the north line of said subdivision a distance of 299.49 feet to an iron pin found at the southeast corner of land conveyed to T. Dorsett as recorded in Volume 791 Page 1282 of Geauga County Records of deeds;

Thence North 04 degrees 14' 30" East along the east line of said Dorsett land a distance of 1325.27 feet to the principal place of beginning of this description and

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contains 6.1206 acres of land according to a survey in June, 1996 by Schade Surveying Company, Willard F. Schade Jr., Professional Surveyor 6008, be the same, more or less but subject to all legal highways. Bearings are based on the centerline of Hosford Road being South 85 degrees 17' 08" East and are used to describe angles only. Previous deed Volume 515, Page 858 of Geauga County Records of Deeds.