

Revisions:

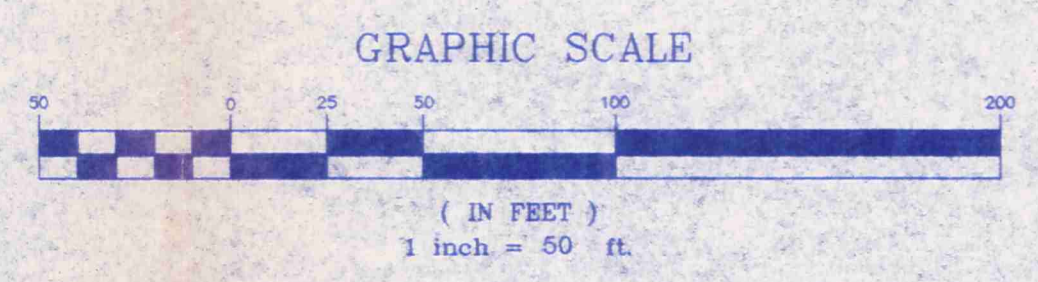
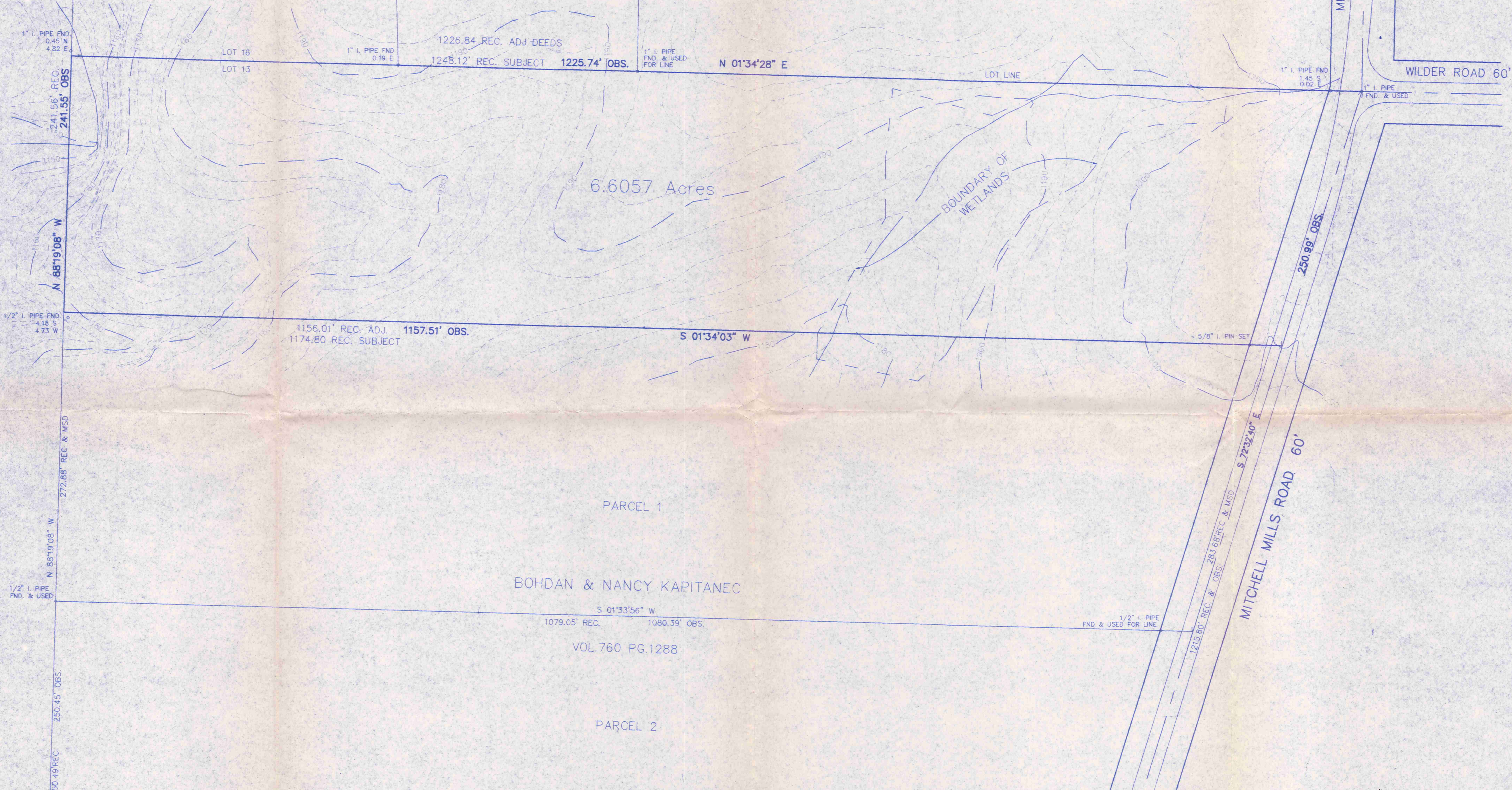
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PHILIP & KARENANNE PRICE  
VOL.678 PG.599

JAMES L. & ELISA J.  
RHYAND  
VOL.643, PG. 1059

DENNIS & LOLA MEEK  
VOL.764 PG.983

CRIST & BARBARA MULLET  
VOL.772 PG.414



DIMENSIONS SHOWN ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE SHOWN TO AN ASSUMED MERIDIAN AND ARE INTENDED TO INDICATE ANGLES ONLY. ALL OF WHICH I HEREBY CERTIFY TO BE CORRECT TO THE BEST OF MY KNOWLEDGE.

*Joseph Gutoskey*  
JOSEPH GUTOSKEY, P.S. NO. 7567

DATE 6/20/96

SURVEY PLAT AND LEGAL DESCRIPTION APPROVED PER R.C. 315.251  
R.S. 7, 2, 1996  
GEAUGA COUNTY ENGINEER

TOPOGRAPHIC INFO TAKEN FROM:  
GEAUGA COUNTY TOPO MAPS

PREPARED FOR:  
**DOMINIC DURANTE**

**GUTOSKEY & ASSOCIATES INC.**  
Civil Engineers and Surveyors  
3227 E. WASHINGTON ST.  
CHAGRIN FALLS, OHIO 44023  
Tel: (216) 543-6900  
Fax: (216) 543-7776

**PLAT OF SURVEY**  
PART OF LOT NO. 13, TRACT NO. 2  
TOWNSHIP OF CHARDON  
GEAUGA COUNTY, OHIO

Date: MAY 1996  
Scale: Hor: 1"=50'  
Vert:  
Filename:  
Checked By: J. GUTOSKEY  
F.B. #:  
Sheet 1 of 1  
CONTRACT No. 96-772

**GUTOSKEY & ASSOCIATES, INC.**

Civil Engineers and Surveyors

Durante  
picked up 7-2-96Legal Description  
Mitchell Mills Road

Situated in the Township of Chardon, County of Geauga and State of Ohio and known as being part of Original Lot No. 13, Tract No. 2 in said Township and is further bounded and described as follows;

Beginning at the southeast corner of said Lot No. 13 at a 1" iron pipe found, said pipe being at an angle point in the centerline of Mitchell Mills Road (60 feet wide) at its centerline intersection with Wilder Road (60 feet wide);

- Course I Thence **North 01° 34' 28" East**, along the East line of said Lot No. 13 and along the West line of a parcels of land conveyed to Crist and Barbara Mullet by deed recorded in Volume 772, Page 414, Denn's and Lola Meek by deed recorded in Volume 764, Page 983 and James L. and Elisa J. Rhyand by deed recorded in Volume 643, Page 1059 all of Geauga County Records, **1225.74 feet** to a point in the South line of a parcel of land conveyed to Philip and Karenanne Price by deed recorded in Volume 678, Page 599 of Geauga County Records, (witness a 1" iron pipe found 0.45 feet North and 4.82 feet East);
- Course II Thence **North 88° 19' 08" West**, along said Price's South line, **241.55 feet** to a point at the northeast corner of parcel Number 1 of lands conveyed to Bohdan and Nancy Kapitanec by deed recorded in Volume 760, Page 1288 of Geauga County Records (witness a 1/2" iron pipe found 4.18 feet South and 4.73 feet West);
- Course III Thence **South 01° 34' 03" West**, along said Kapitanec's East line, **1157.51 feet** to a point in the centerline of said Mitchell Mills Road, (passing through a 5/8" iron pin set at 1126.32 feet in the northerly right-of-way line of said Mitchell Mills Road);
- Course IV Thence **South 72° 32' 40" East**, along said centerline, **250.99 feet** to the Place of Beginning and containing 6.6057 Acres of land as surveyed and described in May, 1996 by Joseph Gutoskey P.S. 7567, be the same, more or less, but subject to all legal highways and easements of record. Bearings used herein are to an assumed meridian and are intended to indicate angles only.

Deed of Record 1247-29

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

**R.S. 7/2/1996**  
**GEAUGA COUNTY ENGINEER**

96-772101 June 21, 1996