

PLAT OF SURVEY PREPARED FOR: GEAUGA COUNTY PARK DISTRICT

LOCATED IN THE STATE OF OHIO, COUNTY OF
GEAUGA AND TOWNSHIP OF CHARDON AND
BEING KNOWN AS PART OF LOTS 12 AND 17
IN TRACT 1 OF SAID TOWNSHIP

CURVE DATA						
NUMBER	DELTA	CHORD BEARING	TANGENT	RADIUS	LENGTH	CHORD LENGTH
C-1	06°31'17"	N 15°54'13" W	544.03	9549.34	1086.89	1086.31
C-2	03°35'41"	S 14°29'24" E	298.40	9509.34	596.60	596.51
C-3	02°51'36"	S 17°44'04" E	237.13	9499.34	474.16	474.11
C-4	03°01'43"	N 17°39'00" W	253.75	9599.34	507.39	507.33
C-5	03°33'00"	N 14°20'39" W	297.79	9609.34	595.38	595.28
C-6	07°47'00"	N 12°45'25" W	1169.30	17188.73	2335.00	2333.21

SURVEY PLAT AND LEGAL
DESCRIPTION APPROVED
PER R.C. 315.251
R.S. 7, 29, 1997 Revised
GEAUGA COUNTY ENGINEER

S. STERLING McMILLAN, III, TRUSTEE
VOL. 720, PG. 1095

PARCEL 4	ACREAGE
DEED VOLUME 802, PG. 632	0.2276 AC.
DEED VOLUME 720, PG. 1095	1.9254 AC.
TOTAL	2.1530 AC.

Detail " A "
SCALE 1" = 40'

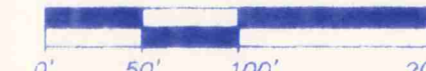


THE BEARINGS USED TO PREPARE THIS SURVEY
ARE BASED ON GRID NORTH, OHIO STATE PLANE
COORDINATE SYSTEM, NORTH ZONE, SAID BE.

ALL DIMENSIONS ON THIS PLAT ARE EXPRESSED IN
FEET AND DECIMAL PARTS THEREOF UNLESS
OTHERWISE NOTED. BEARINGS ARE REFERRED
TO AN ASSUMED MERIDIAN AND ARE USED TO
DENOTE ANGLES ONLY. MONUMENTS WERE
OR SET AT POINTS NOTED HEREON.

ROBERT A. DORNER, P.S.
PROFESSIONAL SURVEYOR NO. 6943

SCALE: 1" = 100'



DECEMBER 11, 1996
REV. JANUARY 17, 1996
REV. JULY 21, 1997

- DENOTES IRON PIN OR PIPE FOUND AS NOTED
- DENOTES IRON PIN SET UNLESS OTHERWISE NOTED

NOTE: ALL IRON PINS SET ARE 5/8" DIA. x 30" LENGTH REBAR WITH A PLASTIC CAP BEARING THE NAME OF THE COMPANY THAT PREPARED THIS PLAT.

2.153 ACRE PARCEL CALCULATIONS PROVIDED BY RICHLAND ENGINEERING PER JOB NO. 95096



NOTICE:
THIS SURVEY IS SUBJECT TO ANY
FACTS THAT MAY BE DISCLOSED BY
A FULL AND ACCURATE TITLE SEARCH.

MATCHLINE SEE SHEET 2 OF 2



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

Local: (330) 666-7578
Wats: (800) 787-8391
Fax: (330) 666-4229

R.S. 7/29/1997 Revised
GEAUGA COUNTY ENGINEER

*Geauga Park District
picked 7-29-1997
#06-120427*

CHA00034

**Client: Richland Engineering / Geauga County Park District
July 21, 1997**

**SURVEY DESCRIPTION
PARCEL 1 - 0.9660 ACRES**

Situated in the State of Ohio, County of Geauga, Township of Chardon, and known as being part of Lot 17, Tract 1 of said township, being part of a parcel of land, now or formerly in the name of S. Sterling McMillan, III, Trustee as recorded in Volume 720, Page 1095 of the Geauga County Records of Deeds, and more fully described as follows:

Commencing for Reference at the centerline intersection of S.R. 44 (125 feet wide) and Clark Road (50 feet wide) (an iron pin in a monument box bears South 89°00'27" West at 0.09');

Thence, **South 08°-51'-52" East**, along the centerline of S.R. 44, a distance of **2684.70 feet** to a point;

Thence, **North 81°-08'-08" East**, a distance of **125.00 feet** to an iron pin set on the easterly right-of-way line of S.R. 44 and the **TRUE PLACE OF BEGINNING** of the parcel herein to be described;

Thence, **North 89°-18'-17" East**, a distance of **443.37 feet** to an iron pin set;

Thence, **North 35°-04'-12" East**, a distance of **87.67 feet** to an iron pin set on the westerly line of a parcel of land, now or formerly in the name of S. Sterling McMillan, III, Trustee, as recorded in Deed Volume 802 p. 632 (formerly the B & O Railroad);

Thence, **South 19°-09'-52" East**, along said westerly line, a distance of **154.07 feet** to an iron pin set;

Thence, **South 89°-18'-17" West**, a distance of **532.65 feet** to an iron pin set on the easterly right-of-way line of S.R. 44;

Thence, **North 08°-51'-52" West**, along said right-of-way line, a distance of **75.77 feet** to the place of beginning and containing **0.9660 acre** of land, more or less, as surveyed in December of 1996 by Steven W. Clutter, Registered Professional Surveyor No. S-7655 and July of 1997 by Robert A. Dorner, Registered Professional Surveyor No. S-6943 for and on behalf of Bock & Clark under Project No. 96310, and subject to all legal highways and easements of record.

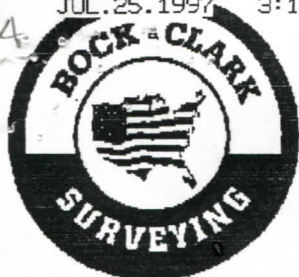
Note: All iron pins referred to as being set in this description are 5/8 inch diameter x 30 inch length rebars with a plastic cap bearing the name "Bock & Clark".

The bearings used to prepare this description are based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83.

Robert A. Dorner
Ohio Registered Professional Land Surveyor No.S-6943
for and on behalf of:
Bock & Clark
537 North Cleveland-Massillon Road
Akron, Ohio 44333
Project No. 96310



CHA
00-034



537 North Cleveland-Massillon Road, Akron, Ohio 44333

Local: (330) 666-7578
Wats: (800) 787-8391
Fax: (330) 666-4229

#06-120920

Client: Richland Engineering / Geauga County Park District
July 21, 1997

**SURVEY DESCRIPTION
PARCEL 2 - 6.8128 ACRES**

Situated in the State of Ohio, County of Geauga, Township of Chardon, and known as being part of Lot 12 and Lot 17, Tract 1 of said township, being part of a parcel of land, now or formerly in the name of Sterling McMillan, III, Trustee, as recorded in Volume 802, Page 632 of the Geauga County Records of Deeds, and more fully described as follows:

Commencing for Reference at the centerline Intersection of S.R. 44 (126 feet wide) and Clark Road (50 feet wide) (an iron pin in a monument box bears South 89°00'27" West, at 0.09 feet);

Thence, North 89°00'31" East, along the centerline of Clark Road, a distance of 208.61 feet, to the Northeast corner of a 1.44 acre parcel now or formerly owned by S. Sterling McMillan, III, Trustee, as recorded in Deed Volume 720 p. 1095 (Parcel 6A), said corner also being the TRUE PLACE OF BEGINNING of the parcel herein to be described;

Thence, North 89°00'31" East, continuing along the centerline of Clark Road, a distance of 102.10 feet to the Northwest corner of a 2.71 acre parcel now or formerly owned by The Mutual Security Company as recorded in Deed Volume 927 p. 994 (Parcel 2);

Thence southeasterly along the westerly line of said Mutual Security Company parcel, passing over an iron pin set at 25.54 feet on the southerly line of Clark Road, following the arc of a curve to the left having a central angle of 03°-35'-41", a radius of 9509.34 feet, a tangent of 298.40 feet, a chord of 596.51 feet, a chord bearing South 14°29'24" East, a distance of 596.60 feet to the southwest corner of said Mutual Security Company parcel (a 1" iron pipe was found North 89°-28'-18" East, at 0.89 feet);

Thence, North 89°-28'-18" East, along the southerly line of said Mutual Security Company parcel, a distance of 10.39 feet to an iron pin set at the northwest corner of a 15.20 acre parcel, now or formerly in the name of Anthony G. Campana as recorded in Deed Volume 611 Page. 476;

Thence southeasterly along the westerly line of said Anthony G. Campana parcel following the arc of a curve to the left having a central angle of 02°-51'-36", a radius of 9499.34 feet, a tangent of 237.13 feet, a chord of 474.11 feet, a chord bearing of South 17°-44'-04" East, a distance of 474.16 feet to an iron pin set at a point of tangency;

Thence, South 19°-09'-52" East, continuing along said westerly line, a distance of 730.02 feet to the southwesterly corner of the Anthony G. Campana parcel and the northerly line of a 70 acre parcel, now or formerly in the name of Artie P., Jr. & Mary J. Pritt as recorded in Deed Volume 733 Page 698 (a 1" iron pipe was found South 30°-19'-31" West, at 0.90 feet);

Thence, South 89°-15'-42" West, along said northerly line, a distance of 10.54 feet to an iron pin set at the northwesterly corner of said Artie P., Jr. & Mary J. Pritt parcel;

Thence, South 19°-09'-52" East, along the westerly line of said Artie P., Jr. & Mary J. Pritt parcel and the westerly line of a parcel of land now or formerly in the name of S. Sterling McMillan, III, Trustee, as recorded in Deed Volume 720, Page 1095, a distance of 999.24 feet to an iron pin set;

Thence, South 00°-54'-47" East, along the westerly line of Sublot 9 and the northerly projection thereof, of the proposed Rory Glen Subdivision, a distance of 319.30 feet to a pin set on the easterly line of a parcel now or formerly owned by S. Sterling McMillan, III, Trustee, as recorded in Deed Volume 720 Page 1095;

Thence, North 19°-09'-52" West, along said easterly line a distance of 1335.79 feet to an iron pin set on the southerly line of a 6.565 acre parcel, now or formerly owned by the Geauga County Park District as recorded in Deed Volume 988 Page 813;

Thence, North 89°-15'-42" East, along said southerly line, a distance of 10.54 feet to an iron pin set at the southeasterly corner of said Geauga County Park District parcel;

Thence, North 19°-09'-52" West, along the easterly line of said Geauga County Park District parcel, a distance of 696.70 feet to an iron pin set at a point of curvature;

Thence, northwesterly continuing along said easterly line following the arc of a curve to the right having a central angle of 03°-01'-43", a radius of 9699.34 feet, a tangent of 253.75 feet, a chord of 507.33 feet, a chord bearing North 17°-39'-00" West, a distance of 507.39 feet to an iron pin set at the northeasterly corner of said Geauga County Park District parcel;

Thence, South 89°-28'-18" West, along the northerly line of said Geauga County Park District parcel, a distance of 10.38 feet to an iron pin set at the southeasterly corner of aforesaid 1.44 acre parcel now or formerly in the name of S. Sterling McMillan, III, Trustee, as recorded in Deed Volume 720 Page. 1095 (Parcel 6A);

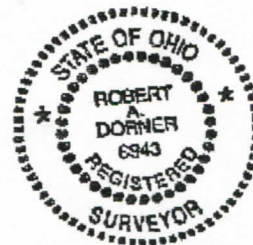
Thence, northwesterly along the easterly line of said Parcel 6A following the arc of a curve to the right having a central angle of 03°-33'-00", a radius of 9609.34 feet, a tangent of 297.79 feet, a chord of 595.28 feet, a chord bearing North 14°-20'-39" West, passing over an iron pin set at 569.84 feet on the southerly line of Clark Road, a distance of 595.38 feet to the place of beginning and containing 6.8128 acres of land, more or less, as surveyed in December of 1996 by Steven W. Clutter, Registered Professional Surveyor No. S-7655 and July of 1997 by Robert A. Dorner, Registered Professional Surveyor No. S-6943 for and on behalf of Bock & Clark under Project No. 96310, and subject to all legal highways and easements of record.

Note: All iron pins referred to as being set in this description are 5/8 inch diameter x 30 inch length rebars with a plastic cap bearing the name "Bock & Clark".

The bearings used to prepare this description are based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83.

Robert A. Dorner

Robert A. Dorner
Ohio Registered Professional Land Surveyor No. S-6943
for and on behalf of:
Bock & Clark
537 North Cleveland-Massillon Road
Akron, Ohio 44333
Project No. 96310



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

R.S. 7/29/1997 Revised
GEAUGA COUNTY ENGINEER



537 North Cleveland-Massillon Road, Akron, Ohio 44333

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#06-120428

Client: Richland Engineering / Geauga County Park District
July 21, 1997

**SURVEY DESCRIPTION
PARCEL 3 - 0.0038 ACRES**

Situated in the State of Ohio, County of Geauga, Township of Chardon, and known as being part of Lot 17, Tract 1 of said township, being part of a parcel of land, now or formerly in the name of S. Sterling McMillan, III, Trustee as recorded in Volume 720, Page 1095 of the Geauga County Records of Deeds, and more fully described as follows:

Commencing for Reference at the centerline intersection of S.R. 44 (125 feet wide) and Clark Road (50 feet wide) (an iron pin in a monument box bears South 89°-00'-27" West at 0.09 feet;

Thence, South 08°-51'-52" East, along the centerline of S.R. 44, a distance of 2684.70 feet to a point;

Thence, North 81°-08'-08" East, a distance of 125.00 feet to an iron pin set on the Easterly right-of-way of S.R. 44;

Thence, North 89°-18'-17" East, a distance of 623.80 feet to a point on the Easterly line of a parcel of land (formerly the B & O Railroad), now or formerly in the name of Sterling McMillan, III, Trustee, as recorded in Deed Volume 802 page 632 and the TRUE PLACE OF BEGINNING of the parcel herein to be described (a 1 inch iron pipe was found South 89°-51'-57" West at 0.76 feet);

Thence, North 89°-18'-17" East, along the northerly line of aforesaid Deed Volume 720, Page 1095 and the southerly line of a parcel of land now or formerly in the name of Artie P., Jr. and Mary J. Pritt as recorded in Deed Volume 733, Page 698, a distance of 10.41 feet to an iron pin set;

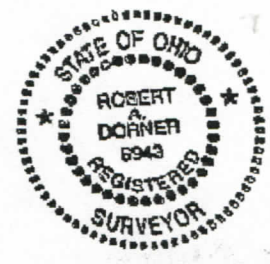
Thence, South 00°-54'-47" East, a distance of 31.52 feet to an iron pin set on the easterly line of aforesaid Deed Volume 802, Page 632;

Thence, North 19°-09'-52" West, along said easterly line a distance of 33.23 feet, to the place of beginning and containing 0.0038 acre of land, more or less, as surveyed in December of 1996 by Steven W. Clutter, Registered Professional Surveyor No. S-7655, and July of 1997 by Robert A. Domer, Registered Professional Surveyor No. S-6943 for and on behalf of Bock & Clark under Project No. 96310, and subject to all legal highways and easements of record.

Note: All iron pins referred to as being set in this description are 5/8 inch diameter x 30 inch length rebars with a plastic cap bearing the name "Bock & Clark".

The bearings used to prepare this description are based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83.

Robert A. Domer
Ohio Registered Professional Land Surveyor No.S-6943
for and on behalf of:
Bock & Clark
537 North Cleveland-Massillon Road
Akron, Ohio 44333
Project No. 96310



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

R.S. 7/29/1997 Revised
GEAUGA COUNTY ENGINEER

CHA-0003A

EXHIBIT C

EASEMENT DESCRIPTION
0.0696 ACRES (3031 sq. ft.)

Situated in the State of Ohio, County of Geauga, Township of Chardon, and known as being part of Lot 17, Tract 1 of said township and further bounded and described as follows:

Commencing at the intersection of the centerlines of S.R. 44 (125') and Clark Road (50') from which an iron pin in a monument box bears South 89°00'27" West, 0.09';

Thence, South 08°51'52" East, along the centerline of S.R. 44, 2684.70 feet to a point;

Thence, North 81°08'08" East, 125.00 feet to a pin set on the East right-of-way of S.R. 44 and the "TRUE PLACE OF BEGINNING" of the easement herein described;

Thence, North 89°18'17" East, a calculated distance of 40.41 feet to a point;

Thence, South 08°51'52" East, calculated distance of 75.77 feet to a point;

Thence, South 89°18'17" West, a distance of 40.41 feet to a point on the East right-of-way of S.R. 44;

Thence, North 08°51'52" West, along the East right-of-way of S.R. 44, a distance of 75.77 feet, to the "TRUE PLACE OF BEGINNING" and containing 0.0696 acres (3031 sq. ft.) of land, more or less, as calculated by the above courses by Steven W. Clutter, Ohio Registered Surveyor No. 7655, for and on behalf of Bock & Clark under Project No. 96310, and subject to all legal highways and easements of record.

Easement
good
closure