

MICHAEL B. & AUDREY H. DANZIG
VOL. 980 PG. 370
PARCEL No. 06-048000

"WARD NELSON"
VOL. 927 PG. 1179
PARCEL No. 06-120898
6.0000 ACRES

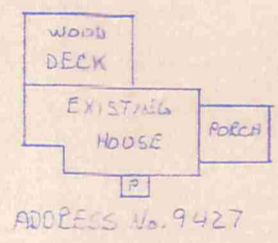
PARCEL "1"
HOUSE PARCEL
3.1915 ACRES TOTAL
0.1915 ACRES IN R/W

PARCEL "2"
VACANT PARCEL
2.8085 ACRES TOTAL
0.1685 ACRES IN R/W

LINH NGUYEN & DEENA TRUONG
VOL. 1395 PG. 534
PARCEL No. 06-120224

PARCEL "3"
VACANT PARCEL
0.3660 ACRES

JAMES A. & PATRICIA A. BENEDICT
VOL. 1285 PG. 1046
PARCEL No. 06-006300



RECEIVED
APR 28 2004
WILLARD F. SCHADE, JR.
REGISTERED SURVEYOR

THIS SURVEY SATISFIES THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO, AS CODIFIED IN CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

Willard F. Schade, Jr.
WILLARD F. SCHADE, JR. PROFESSIONAL SURVEYOR No. 6008 DATE 11/27/04



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 1/28/04
OFFICE OF THE
GAUGA COUNTY ENGINEER

SCHADE SURVEYING COMPANY		
4043 ERIE STREET WILLOUGHBY, OHIO 44094 440 957-6454		
SCALE: 1" = 40'	APPROVED BY	DRAWN BY FJM
DATE: 1-21-2004		FB 105 DISKINSON, ZAK
LOT SPLIT AND LOT CONSOLIDATION SURVEY FOR: WARD NELSON 9427 AUBURN ROAD CHARON TOWNSHIP GAUGA CO., OHIO		
PART OF LOT No. 16, TRACT No. 1		DRAWING NUMBER 04-1427

CHA00085
CHA00085

Nelson
picked up 2-4-04
OBSOLETE

Nelson Lot Split House Lot Parcel 1 3.1915 Acres File No 04-1427

Situated in the Township of Chardon, County of Geauga and State of Ohio: and known as being a part of Lot No. 16 in Tract No. 1 in said Township and is bounded and described as follows:

Beginning at a 5/8-inch iron pin monument found at the intersection of the centerlines of Hosford Road and Auburn Road;

Thence North 00° 17' 40" West along the centerline of Auburn Road a distance of 633.52 feet to the northwest corner of land conveyed to Linh Nguyen and Deena Truong as recorded in Volume 1395, Page 534 of Geauga County Records of Deeds;

Thence continuing along said centerline North 00° 17' 40" West a distance of 244.68 feet to a point and the principal place of beginning of this description;

Thence continuing along said centerline North 00° 17' 40" West a distance of 278.05 feet to the southwest corner of land conveyed to M. B. & A. H. Danzig as recorded in Volume 980, Page 390 of Geauga County Records of Deeds;

Thence South 89° 47' 10" East along the south line of said Danzig land and passing through a L. Wilson #5807 one inch iron pipe found at 32.00 feet, a total distance of 500.00 feet to a L. Wilson #5807 one inch iron pipe found at a southwest corner of said Danzig land;

Thence South 00° 18' 01" East along a west line of said Danzig land a distance of 278.05 feet to a one inch iron pipe set;

Thence North 89° 47' 10" West and passing through a one inch iron pipe set at 470.03 feet a total distance of 500.03 feet to the principal place of beginning of this description and contains 3.1915 acres of land of which 0.1905 acres are in the right of way, according to a survey in January, 2004 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 Auburn Road being North 00° 17' 40" West and are used to describe angles only. Previous Deed Volume 927, Page 1179 of Geauga County Records of Deeds.

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

R.S.

OFFICE OF THE
GEAUGA COUNTY ENGINEER



Willard F. Schade, Jr.

SURVEY PLAT & LEGAL DESCRIPTION
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[Signature]
OFFICE OF THE
GEAUGA COUNTY ENGINEER

CHA00085

Nelson

Dagniz to Nelson Parcel 3 0.3660 Acres

File No. 04-1427

Situated in the Township of Chardon, County of Geauga and State of Ohio: and known as being a part of Lot No. 16 in Tract No. 1 in said Township and is bounded and described as follows:

Beginning at a 5/8-inch iron pin monument found at the intersection of the centerlines of Hosford Road and Auburn Road;

Thence North 00° 17' 40" West along the centerline of Auburn Road a distance of 633.52 feet to the northwest corner of land conveyed to Linh Nguyen and Deena Truong as recorded in Volume 1395, Page 534 of Geauga County Records of Deeds;

Thence South 89° 47' 18" East along the north line of said Nguyen land and the north line of land conveyed to J. & P. Benedict as recorded in Volume 1285, Page 1040 of Geauga County Records of Deeds and passing through a one inch iron pipe found at 32.69 feet a total distance of 500.05 feet to a L. Wilson #5807 one inch iron pipe found at a southwest corner of land conveyed to M. B. & A. H. Danzig as recorded in Volume 980, Page 390 and the principal place of beginning of this description;

Thence North 00° 18' 01" West along a west line of said Danzig land and passing through a one inch iron pipe set at 244.66 feet, a total distance of 522.71 feet to a L. Wilson #5807 one inch iron pipe found;

Thence South 06° 56' 58" East a distance of 526.80 feet to a one inch iron pipe set on the north line of said Benedict land;

Thence North 89° 47' 18" West along said north line a distance of 61.00 to the principal place of beginning of this description and contains 0.3660 acres of land according to a survey in January, 2004 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 Auburn Road being North 00° 17' 40" West and are used to describe angles only. Previous Deed Volume 980, Page 390 of Geauga County Records of Deeds.

RECEIVED
JAN 28 2004
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SURVEY PLAT & LEGAL DESCRIPTION
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R.S. 1/28/04
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GEAUGA COUNTY ENGINEER

Nelson Lot Consolidation Parcels 2 and 3 3.1745 Acres

File No. 04-1427

Situated in the Township of Chardon, County of Geauga and State of Ohio: and known as being a part of Lot No. 16 in Tract No. 1 in said Township and is bounded and described as follows:

Beginning at a 5/8-inch iron pin monument found at the intersection of the centerlines of Hosford Road and Auburn Road;

Thence North 00° 17' 40" West along the centerline of Auburn Road a distance of 633.52 feet to the northwest corner of land conveyed to Linh Nguyen and Deena Truong as recorded in Volume 1395, Page 534 of Geauga County Records of Deeds and the principal place of beginning of this description;

Thence continuing along said centerline North 00° 17' 40" West a distance of 244.68 to a point;

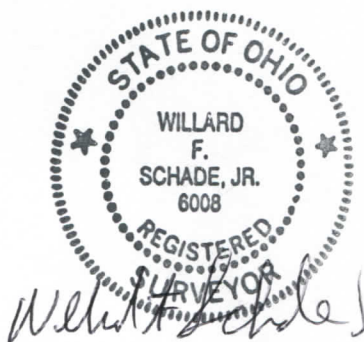
Thence South 89° 47' 10" East and passing through a one inch iron pipe set at 30.00 feet a total distance of 500.03 feet to a one inch iron pipe set;

Thence North 00° 18' 01" West along the east line of land conveyed to W. Nelson as recorded in volume 927, Page 1179 of Geauga County Records of Deeds, a distance of 278.05 feet to a L. Wilson #5807 one inch iron pipe found at a southwest corner of said Danzig land;

Thence South 06° 56' 58" East a distance of 526.80 feet to a one inch iron pipe set on the north line of land conveyed to J.A. & P. A. Benedict as recorded in Volume 1285, Page 1040 of Geauga County Records of Deeds

Thence North 89° 47' 18" West along said north line and the north line of said Nguyen land and passing through a L. Wilson #5807 one inch iron pipe found at 61.00 feet and a one inch iron pipe found at 528.36 feet a total distance of 561.05 feet to the principal place of beginning of this description and contains 3.1745 acres of land of which 0.1685 acres are in the right of way, according to a survey in January, 2004 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 Auburn Road being North 00° 17' 40" West and are used to describe angles only. Previous Deed Volume 927, Page 1179 (2.8085 acres) and Volume 980, Page 390 (0.3660 acres) of Geauga County Records of Deeds.

RECEIVED
JAN 8 2004
GEAUGA COUNTY ENGINEERS



SURVEY PLAT & LEGAL DESCRIPTION
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R.S. 1/28/04
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