

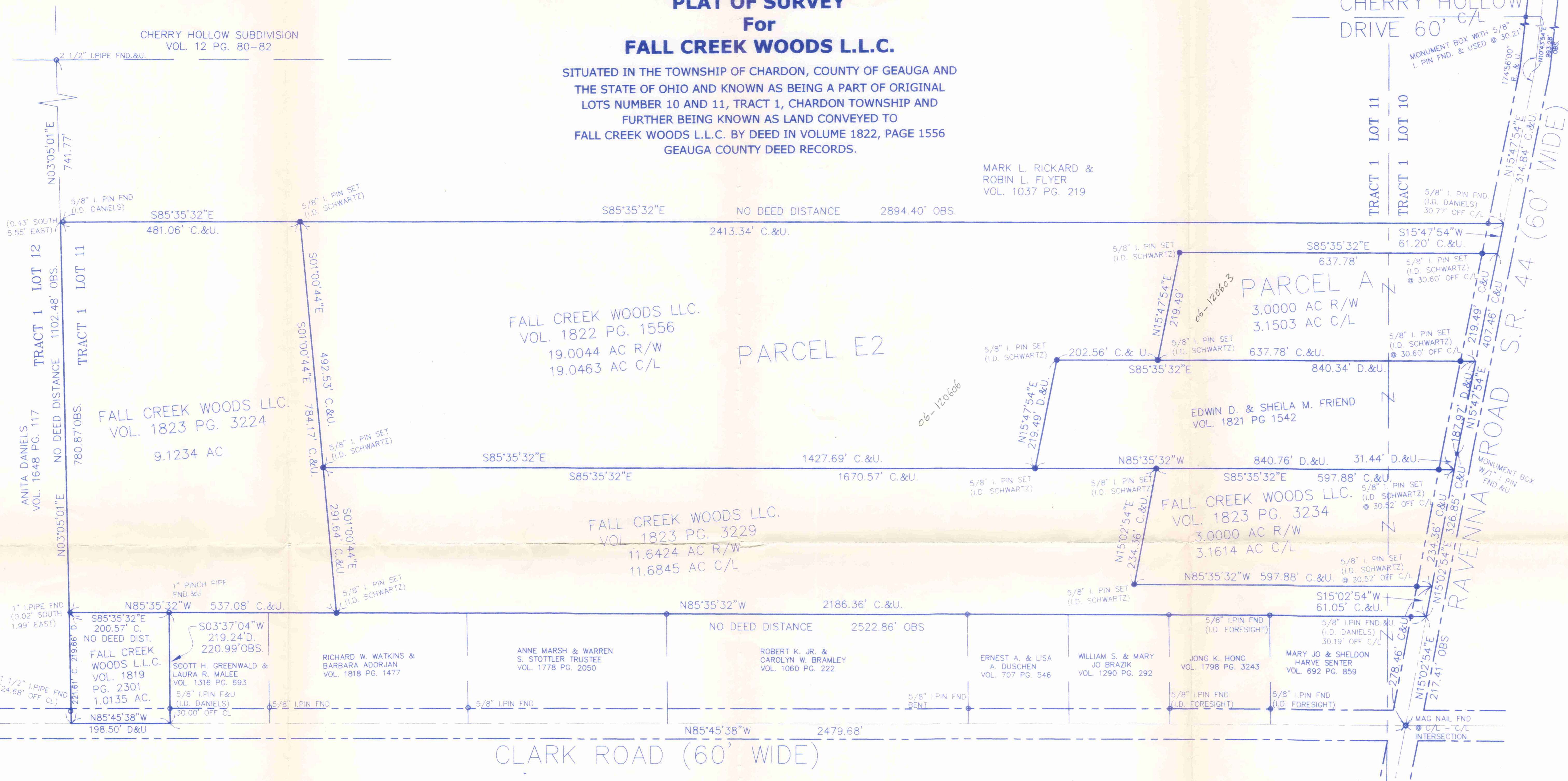
# PLAT OF SURVEY For FALL CREEK WOODS L.L.C.

SITUATED IN THE TOWNSHIP OF CHARDON, COUNTY OF GEauga AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL LOTS NUMBER 10 AND 11, TRACT 1, CHARDON TOWNSHIP AND FURTHER BEING KNOWN AS LAND CONVEYED TO FALL CREEK WOODS L.L.C. BY DEED IN VOLUME 1822, PAGE 1556 GEAGA COUNTY DEED RECORDS.

MARK L. RICKARD &  
ROBIN L. FLYER  
VOL. 1037 PG. 219

CHERRY HOLLOW  
DRIVE 60' C/L

TRACT 1 LOT 11  
TRACT 1 LOT 10



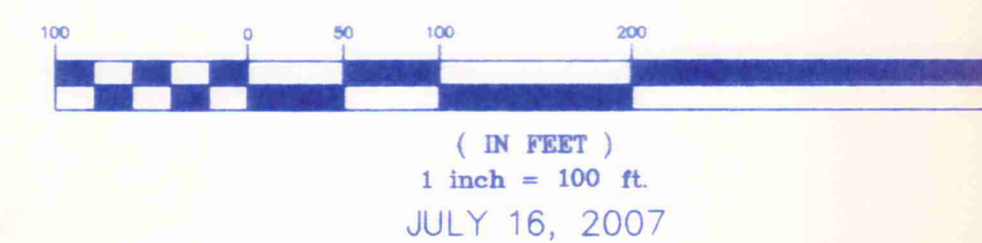
CLARK ROAD (60' WIDE)

### LEGEND

- i/p 5/8" x 30" Iron Pin Set (I.D. SCHWARTZ)
- i/Pin Iron Pin
- i/Pipe Iron Pipe
- Mon. Monument
- ⊕ Fe Fence post
- ⊕ Mag Nail
- 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
- P Plot record information

SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
R.S. 07/16/07  
OFFICE OF THE  
GEAGA COUNTY ENGINEER

GRAPHIC SCALE



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 E. Schwartz* 7.16.07  
RUDY SCHWARTZ, P.S. #7193 Date



PREPARED FOR:  
RYAN SOMMERS  
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CHARDON, OHIO 44024

PREPARED BY:  
**SCHWARTZ LAND SURVEYING INC.**

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

CHA00135

CHA-00135

Fall Creek Woods (07-111)

Picked up 07-17-07

06-120603

Vol. 1825- Pg. 3048

LEGAL DESCRIPTION  
OF A  
3.1503 ACRE PARCEL  
FOR  
FALL CREEK WOODS L.L.C.  
PARCEL "A"

Situated in the Township of Chardon, County of Geauga and State of Ohio and known as being a part of Original Lot Nos. 10 and 11, Tract No. 1 and further being known as part of a parcel of land conveyed to Fall Creek Wood L.L.C. by deed recorded in Volume 1822, Page 1556 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a point in the centerline of Ravenna Road (S.R. 44), 60 feet wide, at the Northeasterly corner of land conveyed to Mary Jo and Sheldon Harve Senter by deed recorded in Volume 692, Page 859 of Geauga County Deed Records, said point lying North 15° 02' 54" East a distance of 217.41 feet from a Mag Nail found at its intersection with the centerline of Clark Road, 60 feet wide;

Thence North 15° 02' 54" East, along said centerline of Ravenna Road (S.R. 44), a distance of 326.85 feet to a monument box with a 1 inch iron pin found at an angle point therein;

Thence North 15° 47' 54" East, continuing along said centerline of Ravenna Road (S.R. 44), a distance of 187.97 feet to the Northeasterly corner of land conveyed to Edwin D. & Sheila M. Friend by deed recorded in Volume 1821, Page 1542 of Geauga County Deed Records and the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence North 85° 35' 32" West, along the Northerly line of land so conveyed to Edwin D. & Sheila M. Friend, and passing through a 5/8 inch iron pin set at 30.60 feet, a total distance of 637.78 feet to a 5/8 inch iron pin set;

COURSE II Thence North 15° 47' 54" East a distance of 219.49 feet to a 5/8 inch iron pin set;

COURSE III Thence South 85° 35' 32" East, passing through a 5/8 inch iron pin set at 607.18 feet, a total distance of 637.78 feet to a point in said centerline of Ravenna Road;

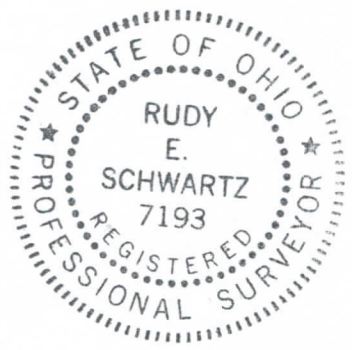
COURSE IV Thence South 15° 47' 54" West, along said centerline of Ravenna Road, a distance of 219.49 feet to the Principal Place of Beginning

and containing 3.1503 acres of land (3.0000 acres of land excluding the area within the right-of-way of Ravenna Road) as surveyed, calculated and described on July 9, 2007 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 iron pins set are I.D. Schwartz 7193

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

R.S. 07/17/07

OFFICE OF THE  
GEAUGA COUNTY ENGINEER



7-16-07  
DATE

*R. E. Schwartz*  
RUDY E. SCHWARTZ, P.S. 7193

LEGAL DESCRIPTION  
OF A  
19.0463 ACRE PARCEL  
FOR  
FALL CREEK WOODS L.L.C.  
PARCEL "E2"

Situated in the Township of Chardon, County of Geauga and State of Ohio and known as being a part of Original Lot Nos. 10 and 11, Tract No. 1 and further being known as part of a parcel of land conveyed to Fall Creek Wood L.L.C. by deed recorded in Volume 1822, Page 1556 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a point in the centerline of Ravenna Road (S.R. 44), 60 feet wide, at the Northeasterly corner of land conveyed to Mary Jo and Sheldon Harve Senter by deed recorded in Volume 692, Page 859 of Geauga County Deed Records, said point lying North 15° 02' 54" East a distance of 217.41 feet from a Mag Nail found at its intersection with the centerline of Clark Road, 60 feet wide;

Thence North 15° 02' 54" East, along said centerline of Ravenna Road (S.R. 44), a distance of 326.85 feet to a monument box with a 1 inch iron pin found at an angle point therein;

Thence North 15° 47' 54" East, continuing along said centerline of Ravenna Road (S.R. 44), a distance of 407.46 feet to the Principal Place of Beginning of the premises herein intended to be described;

COURSE I            Thence North 85° 35' 32" West, passing through a 5/8 inch iron pin set at 30.60 feet, a total distance of 637.78 feet to a 5/8 inch iron pin set;

COURSE II           Thence South 15° 47' 54" West a distance of 219.49 feet to a 5/8 inch iron pin set on the Northerly line of land conveyed to Edwin D. & Sheila M. Friend by deed recorded in Volume 1821, Page 1542 of Geauga County Deed Records;

COURSE III           Thence North 85° 35' 32" West, along said Northerly line of land so conveyed to Edwin D. & Sheila M. Friend, a distance of 202.56 feet to a 5/8 inch iron pin set at the Northwesterly corner thereof;

COURSE IV           Thence South 15° 47' 54" West, along the Westerly line of land so conveyed to Edwin D. & Sheila M. Friend, a distance of 219.49 feet to a 5/8 inch iron pin set on the Northerly line of land

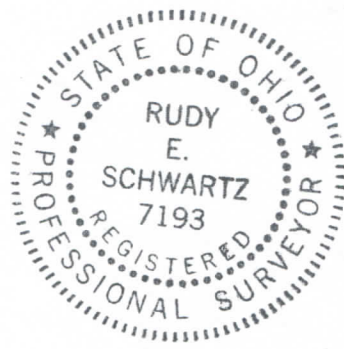
conveyed to Fall Creek Woods L.L.C. by deed recorded in Volume 1823, Page 3229 of Geauga County Deed Records;

COURSE V Thence North 85° 35' 32" West, along said Northerly line of land so conveyed to Fall Creek Woods L.L.C., a distance of 1427.69 feet to a 5/8 inch iron pin set at the Northwesterly corner thereof, also being on the Easterly line of land conveyed to Fall Creek Woods L.L.C. by deed recorded in Volume 1823, Page 3224 of Geauga Count Deed Records;

COURSE VI Thence North 1° 00' 44" West, along the Easterly line of land so conveyed to Fall Creek Woods L.L.C., a distance of 492.53 feet to a 5/8 inch iron pin set on the Southerly line of land conveyed to Mark L. Rickard and Robin L. Flyer by deed recorded in Volume 1037, Page 219 of Geauga County Deed Records;

COURSE VII Thence South 85° 35' 32" East, along said Southerly line of land so conveyed to Mark L. Rickard and Robin L. Flyer and passing through a 5/8 inch iron pin found (I.D. Daniels) at 2382.57, a total distance of 2413.34 feet to a point in said centerline of Ravenna Road;

COURSE VIII Thence South 15° 47' 54" West, along said centerline of Ravenna Road (S.R. 44), a distance of 61.20 feet to the Principal Place of Beginning and containing 19.0463 acres of land (19.0044 acres of land excluding the area within the right-of-way of Ravenna Road) as surveyed, calculated and described on July 9, 2007 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 iron pins set are I.D. Schwartz 7193.



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