

The Holden Arboretum  
Deed Vol. 661, Pg. 986  
P.P.N. 08-700100

The Holden Arboretum  
Deed Vol. 389, Pg. 207  
P.P.N. 06-703400

The Holden Arboretum  
Deed Vol. 423, Pg. 1005  
P.P.N. 08-705900

The Holden Arboretum  
Deed Vol. 578, Pg. 162  
P.P.N. 06-704500

The Holden Arboretum  
Deed Vol. 1777, Pg. 2944  
P.P.N. 08-002959

LOT SPLIT & CONSOLIDATION  
MADE FOR  
**Dennis Pietro, Deneen LaMonica Pietro,  
Daniel, Maria Ducca, & The Holden Arboretum**  
KNOWN AS BEING PART OF ORIGINAL CHARDON TOWNSHIP  
LOT NO. 1 AND 2, TRACT 2. NOW IN . . . .  
**CHARDON TOWNSHIP  
GEAUGA COUNTY, OHIO**  
SCALE: 1" = 50'  
JANUARY 2006

Revised Mar. 22, 2008 Per County Engineer  
Revised Apr. 16, 2008 Per Owner  
Re-issued July 3, 2008  
Revised - Preliminary Split/Consolidation June 2008  
Revised PER DENNIS PIETRO Preliminary July 2008  
Revised October 6, 2008 Per County Engineer

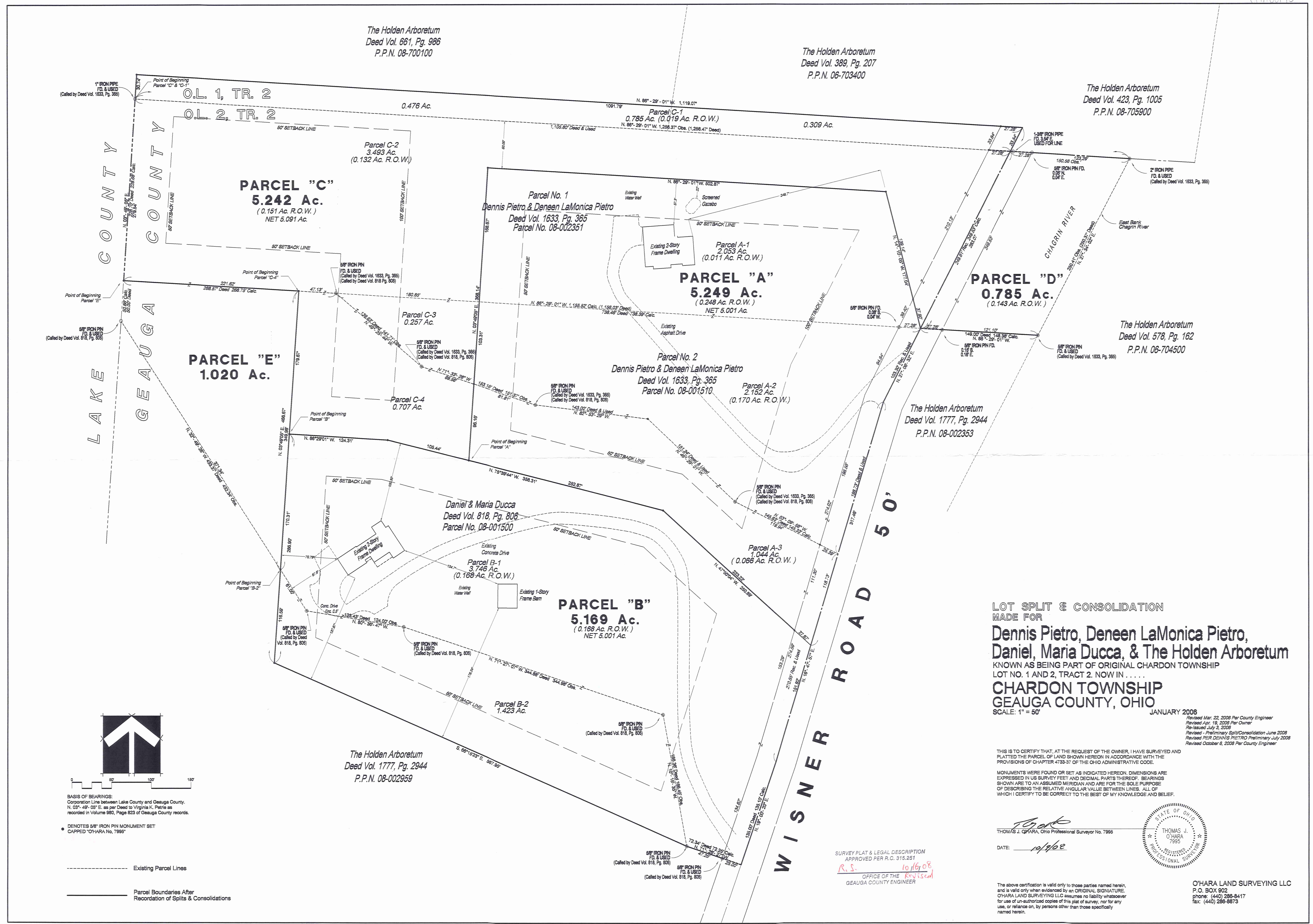
THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNER, I HAVE SURVEYED AND  
PLATTED THE PARCEL OF LAND SHOWN HEREON IN ACCORDANCE WITH THE  
PROVISIONS OF CHAPTER 4733-31 OF THE OHIO ADMINISTRATIVE CODE.  
MONUMENTS WERE FOUND OR SET AS INDICATED HEREON. DIMENSIONS ARE  
EXPRESSED IN US SURVEY FEET AND DECIMAL PARTS THEREOF. BEARINGS  
SHOWN ARE TO AN ASSUMED MERIDIAN AND ARE FOR THE SOLE PURPOSE  
OF DESCRIBING THE RELATIVE ANGULAR VALUE BETWEEN LINES. ALL OF  
WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THOMAS J. O'HARA, Ohio Professional Surveyor No. 7995  
DATE: 10/16/08



SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
R.S. 10/16/08  
OFFICE OF THE  
GEAUGA COUNTY ENGINEER

O'HARA LAND SURVEYING LLC  
P.O. BOX 902  
phone: (440) 286-8417  
fax: (440) 286-8873



1" IRON PIPE  
FD. & USED  
(Called by Deed Vol. 1833, Pg. 366)

1-3/8" IRON PIPE  
FD. & USED FOR LINE

2" IRON PIPE  
FD. & USED  
(Called by Deed Vol. 1833, Pg. 366)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 1833, Pg. 366)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 616, Pg. 808)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 1833, Pg. 366)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 1833, Pg. 366)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 818, Pg. 806)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 818, Pg. 806)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 818, Pg. 806)

5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 818, Pg. 806)

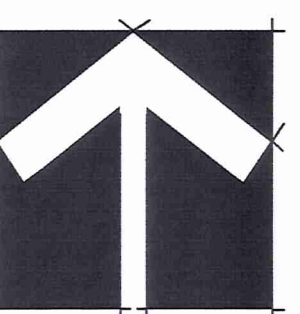
5/8" IRON PIN  
FD. & USED  
(Called by Deed Vol. 818, Pg. 806)

LAKE  
GEAUGA  
COUNTY

WISNER ROAD 50'

CHAGRIN RIVER

East Bank  
Chagrin River



0 50 100 150

BASIS OF BEARINGS:  
Corporation Line between Lake County and Geauga County.  
N. 03°-49'-00" E. as per Deed to Virginia K. Petrie as  
recorded in Volume 880, Page 823 of Geauga County records.

• DENOTES 5/8" IRON PIN MONUMENT SET  
CAPPED "O'HARA No. 7995"

--- Existing Parcel Lines  
--- Parcel Boundaries After  
Recordation of Splits & Consolidations

CHH00143  
CHA00143

Pietro (08-113)  
picked up  
10-16-08

**LEGAL DESCRIPTION  
WISNER ROAD PARCEL "A-3"  
1.044 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365, P.P.N. 08-002351 of Geauga County; Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet a 5/8" iron pin monument set, as called for by Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records, along said Corporation Line between Lake County and Geauga County, at the northwesterly corner of a parcel of land conveyed to Daniel and Maria Ducca by Deed as recorded in Volume 818, Page 806, P.P.N. 08-001500 of Geauga County records and the southwesterly corner of a parcel of land conveyed to Dennis Pietro and Deneen LaMonica Pietro Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records; Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro, Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 179.67 feet to a 5/8" iron pin monument set; Thence S. 86 deg. - 29 min. - 01 sec. E., a distance of 124.31 feet to an iron pin monument set; Thence S. 75 deg. - 39 min. - 44 sec. E., a distance of 105.44 feet to a 5/8" iron pin monument set, at the point of beginning of the parcel of land herein described;

- Course No. 1 Thence continuing S. 75 deg. - 39 min. - 44 sec. E., a distance of 252.87 feet to a 5/8" iron pin monument set;
- Course No. 2 Thence S. 47 deg. - 50 min. - 04 sec. E, a distance of 223.22 feet passing through an iron pin monument set, a total distance of 250.89 feet to a point on the centerline of Wisner Road, 50 feet wide;
- Course No. 3 Thence N. 16 deg. - 47 min. - 57 sec. E., a distance of 118.73 feet to a point along the said centerline of Wisner Road. Said point being the southeasterly corner of Parcel No. 2 conveyed to Dennis Pietro and Deneen LaMonica Pietro by Deed as recorded in Volume 1633, Page 365, as P.P.N 08-001510, and the northeasterly corner of said parcel so conveyed to Daniel and Maria Ducca;
- Course No. 4 Thence N. 63deg. - 09 min. - 58 sec. W., a distance of 25.39 feet passing through an iron pin monument set, a total distance of 145.33 feet to a 5/8" iron pin monument found, along the southeasterly line of said parcel so conveyed to Dennis and Deneen LaMonica Pietro, and the northeasterly line of said parcel so conveyed to Daniel and Maria Ducca;
- Course No. 5 Thence N. 46 deg. - 29 min. - 01 sec. W, a distance of 151.24 feet to a 5/8" iron pin monument set, along the southerly line of said parcel so conveyed to Dennis and Deneen LaMonica Pietro, and the northerly line of said parcel so conveyed to Daniel and Maria Ducca;

- Course No. 6 Thence N. 82 deg. - 53 min. - 29 sec. W., a distance of 143.00 feet to a 5/8" iron pin monument found, along the southerly line of said parcel so conveyed to Dennis and Deneen LaMonica Pietro, and the northerly line of said parcel so conveyed to Daniel and Maria Ducca;
- Course No. 7 Thence N. 71 deg. - 33 min. - 28 sec. W., a distance of 81.81 feet to a 5/8" iron pin monument set, along the southerly line of said parcel so conveyed to Dennis and Deneen LaMonica Pietro, and the northerly line of said parcel so conveyed to Daniel and Maria Ducca;
- Course No. 8 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 96.16 feet to the point of beginning, along the southerly line of said parcel so conveyed to Dennis and Deneen LaMonica Pietro, and the northerly line of said parcel so conveyed to Daniel and Maria Ducca. Containing 1.044 acres of land, of which 0.066 acres lies within the right-of-way of Wisner Road. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

Deed of Record: Daniel and Maria Ducca  
 P.P.N. 08-001500  
 Volume 818, Page 806 Geauga County Record  
 1.044 Ac.

September 10, 2008  
 Revised October 6, 2008  
 Revised October 14, 2008

*THO*  
 10/5/08



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

R.S. 10/16/08  
 OFFICE OF THE *Revised*  
 GEAUGA COUNTY ENGINEER

**LEGAL DESCRIPTION  
WISNER ROAD PARCEL "A"  
5.249 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365, P.P.N. 08-002351 of Geauga County; Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet a 5/8" iron pin monument set, as called for by Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records, along said Corporation Line between Lake County and Geauga County, at the northwesterly corner of a parcel of land conveyed to Daniel and Maria Ducca by Deed as recorded in Volume 818, Page 806, P.P.N. 08-001500 of Geauga County records and the southwesterly corner of a parcel of land conveyed to Dennis Pietro and Deneen LaMonica Pietro Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records; Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro, Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 179.67 feet to a 5/8" iron pin monument set; Thence S. 86 deg. - 29 min. - 01 sec. E., a distance of 124.31 feet to an iron pin monument set; Thence S. 75 deg. - 39 min. - 44 sec. E., a distance of 105.44 feet to a 5/8" iron pin monument set, at the point of beginning of the parcel of land herein described;

- Course No. 1 Thence continuing S. 75 deg. - 39 min. - 44 sec. E., a distance of 252.87 feet to a 5/8" iron pin monument set;
- Course No. 2 Thence S. 47 deg. - 50 min. - 04 sec. E, a distance of 223.22 feet passing through a 5/8" iron pin monument set, a total distance of 250.89 feet to a point on the centerline of Wisner Road, 50 feet wide;
- Course No. 4 Thence N. 16 deg. - 47 min. - 57 sec. E., a distance of 317.46 feet to an angle point on the said centerline of Wisner Road;
- Course No. 6 Thence N. 27 deg. - 06 min. - 32 sec. E., a distance of 103.30 feet continuing along said centerline of Wisner Road to its intersection with the southerly line of Parcel No. 1 conveyed to Dennis Pietro and Deneen LaMonica Pietro by Deed recorded in Volume 1633, Page 365, P.P.N. 08-002351 of Geauga County records;
- Course No. 7 Thence N. 14 deg. - 10 min. - 05 sec. W., passing through a 5/8" iron pin monument set at 37.90 feet, a total distance of 177.04 feet to a 5/8" iron pin monument set;
- Course No. 8 Thence N. 86 deg. - 29 min. - 01 sec. W., a distance of 502.87 feet to a 5/8" iron pin monument set, parallel with the northerly line of Original Chardon Township Lot No. 2, Tract No. 2, and 60.00 feet southwest by perpendicular measurement thereto;

CHA00143

Course No. 9 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 368.14 feet to a 5/8" iron pin monument set; to the point of beginning. Containing 5.249 acres of land, of which 0.248 acres lies within the right-of-way of Wisner Road. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

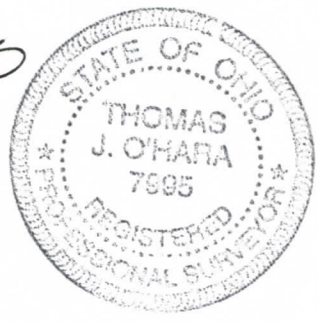
Deed of Record: Dennis and Deneen LaMonica Pietro  
Parcel No. 1, Volume 1633, Page 365  
P.P.N. 08-002531  
2.053 Ac.

Parcel No. 2, Volume 1633, Page 365  
P.P.N. 08-001510  
2.152 Ac.

Daniel and Maria Ducca  
Volume 818, Page 806 Geauga County Record  
P.P.N. 08-001500  
1.044 Ac.

September 10, 2008  
Revised October 6, 2008

*THO*  
*10/9/08*



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

*R.S.* 10/16/08  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

RECEIVED

10/16/08

10/16/08

**LEGAL DESCRIPTION  
WISNER ROAD PARCEL "B-2"  
1.423 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365, P.P.N. 08-002351 of Geauga County; Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet a 5/8" iron pin monument set, as called for by Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records, along said Corporation Line between Lake County and Geauga County, at the northwesterly corner of a parcel of land conveyed to Daniel and Maria Ducca by Deed as recorded in Volume 818, Page 806, P.P.N. 08-001500 of Geauga County records and the southwesterly corner of a parcel of land conveyed to Dennis Pietro and Deneen LaMonica Pietro Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records; Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro, Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 179.67 feet to a 5/8" iron pin monument set; thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 170.31 feet to a 5/8" iron pin monument set, at the point of beginning of the parcel of land herein described. Said point is on the southwesterly line of said parcel so conveyed to Daniel and Maria Ducca, and the northwesterly line of a parcel conveyed by Deed to the Holden Arboretum in Volume 1777, Page 2944, P.P.N 08-002959 of the Geauga County records;

- Course No. 1 Thence continuing S. 03 deg. - 49 min. - 05 sec. W., a distance of 116.59 feet to a 5/8" iron pin monument set;
- Course No. 2 Thence S. 66 deg. - 15 min. - 23 sec. E, a distance of 567.95 feet to a 5/8" iron pin monument found, being the southeasterly line of said parcel of land so conveyed to Daniel and Maria Ducca and the northeasterly line of said parcel so conveyed to the Holden Arboretum;
- Course No. 3 Thence N. 10 deg. - 15 min. - 35 sec. W., a distance of 166.45 feet to a 5/8" iron pin monument found, along the southerly line of the aforesaid parcel of land so conveyed to Daniel and Maria Ducca and the northerly line of said parcel so conveyed to the Holden Arboretum;
- Course No. 4 Thence N. 71 deg. - 27 min. - 07 sec. W., a distance of 344.98 feet to a 5/8" iron pin monument found, along the southerly line of the aforesaid parcel of land so conveyed to Daniel and Maria Ducca and the northerly line of said parcel so conveyed to the Holden Arboretum;
- Course No. 5 Thence N. 80 deg. - 36 min. - 47 sec. W., a distance of 124.00 feet to a 5/8" iron pin monument found, along the southerly line of the aforesaid parcel of land so conveyed to Daniel and Maria Ducca and the northerly line of said parcel so conveyed to the Holden Arboretum;

CHA 00143

Course No. 6 Thence N. 32 deg. - 49 min. - 26 sec. W., a distance of 61.00 feet to a 5/8" iron pin monument set at the point of beginning, continuing along the southerly line conveyed to Daniel and Maria Ducca, and the northwesterly line conveyed to the Holden Arboretum. Containing 1.423 acres of land. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

The intent of this description is to describe a parcel of land conveyed from The Holden Arboretum containing 1.423 Acres from Deed Volume 1777, Page 2944 - P.P.N. 08-002959 to Daniel and Maria Ducca.

September 10, 2008  
Revised October 6, 2008

*THO*  
*10/9/08*



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

*R.S.* 10/16/08  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

RECEIVED

11 10 08

Seal of Geauga County

**LEGAL DESCRIPTION**  
**WISNER ROAD PARCEL "B"**  
**5.169 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365, P.P.N. 08-002351 of Geauga County; Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet to a 5/8" iron pin monument set, as called for by Deed as recorded in Volume 1633, Page 365, as P.P.N. 08-002351 of Geauga County records, along said Corporation Line between Lake County and Geauga County, at the northwesterly corner of a parcel of land conveyed to Daniel and Maria Ducca by Deed as recorded in Volume 818, Page 806, P.P.N. 08-001500 of Geauga County records and the southwesterly corner of a parcel of land conveyed to Dennis Pietro and Deneen LaMonica Pietro Deed as recorded in Volume 1633, Page 365, as P.P.N. 08-002351 of Geauga County records; Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro, Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 179.67 feet to a 5/8" iron pin monument set; at the point of beginning of the parcel of land herein described;

- Course No. 1 Thence continuing S. 03 deg. - 49 min. - 05 sec. W., a total distance of 286.90 feet to a 5/8" iron pin monument set, passing through a 5/8" iron pin monument set, a distance of 170.31 feet, along the southwesterly line of said parcel of land so conveyed to Daniel and Maria Ducca and the northwesterly line of a parcel of land so conveyed to the Holden Arboretum by Deed recorded in Volume 1777, Page 2944, P.P.N. 08-002959 of the Geauga County records;
- Course No. 2 Thence S. 66 deg. - 15 min. - 23 sec. E, a distance of 567.95 feet to a 5/8" iron pin monument found, along the southeasterly line of said parcel of land so conveyed to Daniel and Maria Ducca and the northeasterly line of said parcel so conveyed to the Holden Arboretum;
- Course No. 3 Thence S. 71 deg. - 26 min. - 27 sec. E., and passing through a 5/8" iron pin monument found at 47.25 feet, a total distance of 72.25 feet to a point on the centerline of Wisner Road, 50 feet wide, said point also being the northeasterly corner of the aforesaid parcel of land so conveyed to The Holden Arboretum;
- Course No. 4 Thence N. 19 deg. - 00 min. - 20 sec. E., 135.10 feet to an angle point along said centerline of Wisner Road;
- Course No. 5 Thence N. 16 deg. - 47 min. - 57 sec. E., a distance of 151.92 feet to a point along said centerline of Wisner Road;
- Course No. 6 Thence N. 47 deg. - 50 min. - 04 sec. W. passing through a 5/8" iron pin monument set at a distance of 27.67 feet, a total distance of 250.89 feet to a 5/8" iron pin monument set;

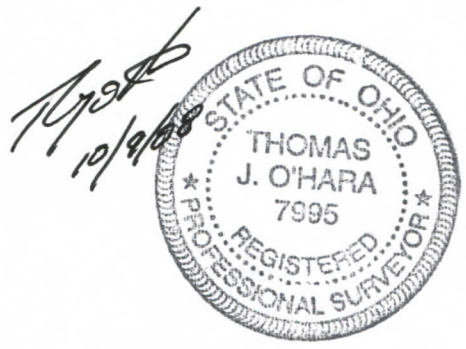
Course No. 7 Thence N. 75 deg. - 39 min. - 44 sec. W. passing through a 5/8" iron pin monument set at a distance of 252.87 feet, a total distance of 358.31 feet to a 5/8" iron pin monument set;

Course No. 8 Thence N. 86 deg. - 29 min. - 01 sec. W., a distance of 124.31 feet to the point of beginning. Containing 5.169 acres of land, of which 0.168 acres lies within the right-of-way of Wisner Road. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

Deed of Record: Daniel and Maria Ducca  
Volume 818, Page 806 Geauga County Record  
P.P.N. 08-001500  
3.746 Ac.

The Holden Arboretum  
Volume 1777, Page 2944  
P.P.N. 08-002959  
1.423 Ac.



September 10, 2008  
Revised October 6, 2008

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

R.S. 10/16/08  
OFFICE OF THE Revised  
GEAUGA COUNTY ENGINEER

RECEIVED

**LEGAL DESCRIPTION  
WISNER ROAD PARCEL "C-1"  
0.785 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 1, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed as recorded in Volume 1633, Page 365 - P.P.N. 08-002351 of Geauga County records;

Course No. 1 Thence S. 86 deg. - 29 min. - 01 sec. E. a distance of 1078.52 feet to a 5/8" iron pin monument set, a total distance of 1105.80 feet, along said northerly line of said Original Chardon Township Lot No. 2, Tract No. 2, being the southerly lines of parcels of land conveyed to The Holden Arboretum by Deeds recorded in Volume 661, Page 986 - P.P.N. 08-700100, Volume 389, Page 207 - P.P.N. 06-703400, of Geauga County records to a point at the centerline of Wisner Road, 50 feet wide;

Course No. 2 Thence, N. 27 deg. - 06 min. - 32 sec. E., a distance of 33.54 feet to a point along said centerline of Wisner Road, 50 feet wide;

Course No. 3 Thence N. 86 deg. - 29 min. - 01 sec. W. a distance of 27.28 feet, to a 5/8" iron pin monument set, a total distance of 1,119.07 feet to a 5/8" iron pin monument set on the Corporation Line between Lake County and Geauga County, on the westerly line of said parcel of land so conveyed to The Holden Arboretum called for by Deed as recorded in Volume 661, Page 986 - P.P.N 08-700100 of Geauga County records;

Course No. 4 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 30.74 feet, along the Corporation Line between Lake County and Geauga County at the to the point of beginning. Containing 0.785 acres of land, of which 0.019 acres lies within the right-of-way of Wisner Road. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated August 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

The intent of this description is to describe a parcel of land conveyed from The Holden Arboretum containing 0.309 Acres from Deed Volume 389, Page 207 - P.P.N. 06-703400 plus 0.476 Acres in Deed Volume 661, Page 986 - P.P.N. 08-700100 to Dennis Pietro and Deneen LaMonica Pietro.

September 10, 2008  
Revised October 6, 2008

*THOR*  
*10/9/08*



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

*R.S.* 10/16/08  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

**LEGAL DESCRIPTION  
WISNER ROAD PARCEL "C-4"  
0.707 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365, P.P.N. 08-002351 of Geauga County; Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet a 5/8" iron pin monument set, as called for by Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records, along said Corporation Line between Lake County and Geauga County, at the northwesterly corner of a parcel of land conveyed to Daniel and Maria Ducca by Deed as recorded in Volume 818, Page 806, P.P.N. 08-001500 of Geauga County records and the southwesterly corner of a parcel of land conveyed to Dennis Pietro and Deneen LaMonica Pietro Deed as recorded in Volume 1633, Page 365, as P.P.N 08-002351 of Geauga County records; Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro, at the point of beginning of the parcel of land herein described;

- Course No. 1 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 179.67 feet to a 5/8" iron pin monument set;
- Course No. 2 Thence S. 86 deg. - 29 min. - 01 sec. E., a distance of 124.31 feet to 5/8" iron pin monument set;
- Course No. 3 Thence S. 75 deg. - 39 min. - 44 sec. E., a distance of 105.44 feet to a 5/8" iron pin monument set;
- Course No. 4 Thence N. 03 deg. - 49' - 05 sec. E., a distance of 96.16 feet to a 5/8" iron pin monument set point on the southwesterly line of a parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro by Deed as recorded in Volume 1633, Page 365, P.P.N 08-001510 of the Geauga County Records, and the northerly line of said parcel so conveyed to Daniel and Maria Ducca by Deed of Geauga County records;
- Course No. 5 Thence N. 71 deg. - 33 min. - 28 sec. W., a distance of 69.56 feet to a 5/8" iron pin monument found, along the southwesterly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro, and the northerly line of said parcel so conveyed to Daniel and Maria Ducca;
- Course No. 6 Thence N. 49 deg. - 25 min. - 44 sec. W., a distance of 141.71 feet to a 5/8" iron pin monument found, the northwesterly corner of said land so conveyed to Dennis Pietro and Deneen LaMonica Pietro by Deed as recorded in Volume 1633, Page 365, P.P.N.08-001510 of the Geauga County records, being on the southerly line of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro by Deed as recorded in Volume 1633, Page 365, P.P.N.08-002351 of the Geauga County Records, being the northeasterly line of said land so conveyed to Daniel and Maria Ducca;

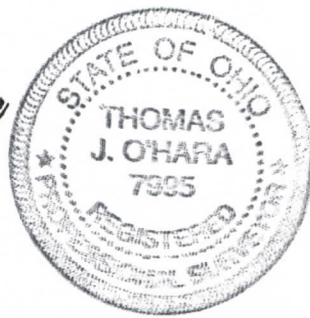
Course No. 7 Thence N. 86 deg. - 29 min. - 01 sec. W., a distance of 47.13 feet to the point of beginning. Containing 0.707 acres of land. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

The intent of this description is to describe a parcel of land conveyed from Daniel and Maria Ducca containing 0.707 Acres from Deed Volume 818, Page 806 - P.P.N. 08-001500 to Dennis Pietro and Deneen LaMonica Pietro.

September 10, 2008  
Revised October 6, 2008  
Revised October 14, 2008

*TJO*  
*10/5/08*



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

*R.S.* \_\_\_\_\_ *10/16/08*  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

RECEIVED

**LEGAL DESCRIPTION  
WISNER ROAD PARCEL "C"  
5.242 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 1 and 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365 - P.P.N. 08-002351 of Geauga County;

- Course No. 1 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet, to a 5/8" iron pin monument set, along said Corporation Line between Lake County and Geauga County, at the southwesterly corner of a parcel of land as conveyed to Dennis Pietro and Deneen LaMonica Pietro by Deed recorded in Volume 1633, Page 365 - P.P.N. 08-002351 of Geauga County records, and the northwesterly corner of a parcel of land as conveyed to Daniel and Maria Ducca by Deed recorded in Volume 818, Page 806 - P.P.N. 08-001500 of Geauga County records;
- Course No. 2 Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro
- Course No. 3 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 179.67 feet to a 5/8" iron pin monument set;
- Course No. 4 Thence S. 86 deg. - 29 min. - 01 sec. E., a distance of 124.31 feet to an iron pin monument set;
- Course No. 5 Thence S. 75 deg. - 39 min. - 44 sec. E., a distance of 105.44 feet to a 5/8" iron pin monument set;
- Course No. 6 Thence N. 03 deg. - 49 min. - 05 sec. E., a distance of 368.14 feet to a a 5/8" iron pin monument set;
- Course No. 7 Thence S. 86 deg. - 29 min. - 01 sec. E., a distance of 502.87 feet to a 5/8" iron pin monument set;
- Course No. 8 Thence S. 14 deg. - 10 min. - 05 sec. E., a distance of 139.14 feet passing through a 5/8" iron pin monument set, a total disatnce of 177.04 feet to a point on the centerline of Wisner Road, 50 feet wide. Said point being the northwesterly corner of a parcel of land conveyed to The Holden Arboretum by Deed recorded in Volume 1777, Page 2944 - P.P.N. 08-002353 of Geauga County records;
- Course No. 9 Thence N. 27 deg. - 06 min. - 32 sec. E., a distance of 283.07 feet to a point on the centerline of Wisner Road, 50 feet wide;

Course No. 10 Thence N. 86 deg. - 29 min. - 01 sec. W. a distance of 27.28 feet, to a 5/8" iron pin monument set, a total distance of 1,119.07 feet to a 5/8" iron pin monument set on the Corporation Line between Lake County and Geauga County, on the westerly line of said parcel of land so conveyed to The Holden Arboretum called for by Deed recorded in Volume 661, Page 986 - P.P.N 08-700100 of Geauga County records;

Course No. 11 Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 30.74 feet, along the Corporation Line between Lake County and Geauga County to the point of beginning. Containing 5.242 acres of land, of which 0.151 acres lies within the right-of-way of Wisner Road. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated August 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

Deed of Record: Dennis Pietro and Deneen LaMonica Pietro  
3.493 Ac. PPN. 08-002351 + 0.257 Ac. PPN. 08-001510  
Volume 1633, Page 365 Geauga County Records

Daniel and Maria Ducca  
0.707 Ac. PPN. 08-001500  
Volume 818, Page 806 Geauga County Record

The Holden Arboretum  
0.309 Ac. P.P.N. 06-703400  
Volume 389, Page 207 Geauga County Record  
0.476 Ac. P.P.N. 08-700100  
Volume 661, Page 986 Geauga County Record

September 10, 2008  
Revised October 6, 2008



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

R.S. 10/16/08  
OFFICE OF THE Revised  
GEAUGA COUNTY ENGINEER

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**LEGAL DESCRIPTION**  
**WISNER ROAD PARCEL "D"**  
**0.785 Acres**

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365 of Geauga County records, Thence S. 86 deg. - 29 min. - 01 sec. E., a distance of 1105.80 feet to the point beginning of the parcel of land herein described, said point on the centerline of Wisner Road (50 feet Wide), on the said northerly line of said Original Chardon Township Lot No. 2, Tract No. 2, being the southerly lines of parcels of land conveyed to The Holden Arboretum by Deeds recorded in, Volume 661, Page 986 - P.P.N. 08-700100 and Volume 389, Page 207 - P.P.N. 06-703400 of Geauga County records;

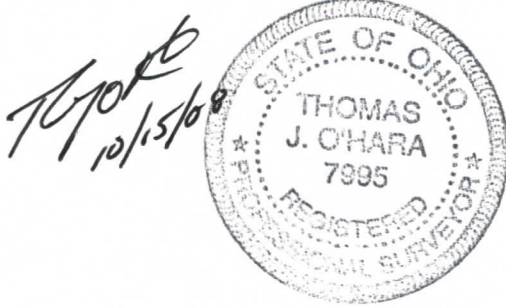
- Course No. 1 Thence S. 27 deg. - 06 min. - 32 sec. W., a distance of 249.53 feet to a point along the said centerline of Wisner Road;
- Course No. 2 Thence S. 86 deg. - 29 min. - 01 sec. E, a distance of 27.28 feet, passing through a 5/8" iron pin monument found (0.15' S, 0.18' E), a total distance of 148.38 feet to a 5/8" iron pin found on the northerly line of a parcel of land so conveyed to the Holden Arboretum as recorded by Deed in Volume 1777, Page 2944 - P.P.N. 08-002353, on the east bank of the Chagrin River. Said monument being the northeasterly corner of parcel so conveyed by Deed to the Holden Arboretum, Volume 1777, Page 2944 - P.P.N. 08-002353, and on the westerly line of a parcel so conveyed by Deed to the Holden Arboretum Volume 578, Page 162 - P.P.N. 06-704500, being the southeasterly corner of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro;
- Course No. 3 Thence N. 27 deg. - 34 min. - 02 sec. E., a distance of 250.41 feet to a 2" iron pipe monument found, along said east bank of the Chagrin River, being the aforesaid westerly line of land so conveyed to The Holden Arboretum - P.P.N. 08-705900, on the southerly line of the aforesaid parcel of land so conveyed to the Holden Arboretum - P.P.N. 08-704500, and the northeasterly corner of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro;

Course No. 4 Thence N. 86 deg. - 29 min. - 01 sec. W., a distance of 150.56 feet to the point of beginning, passing through a 5/8" iron pin monument found (0.05' N, 0.04'E) at a distance of 27.28 feet and a 1 3/8" iron pipe found 3.54' therefrom, along said northerly line of said Original Chardon Township Lot No. 2, Tract No. 2, being the southerly lines of parcels of land conveyed to The Holden Arboretum by Deeds recorded in Volume 423, Page 1005 - P.P.N. 08-705900 of Geauga County records. Containing 0.785 acres of land, of which 0.143 acres lies within the right-of-way of Wisner Road. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

The intent of this description is to describe a parcel of land conveyed from Dennis and Deneen LaMonica Pietro containing 0.785 Acres from Deed Parcel No. 1 - Volume 1633, Page 365 - P.P.N. 08-002351 to The Holden Arboretum.

September 10, 2008  
Revised October 6, 2008  
Revised October 14, 2008



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

R.S. 10/16/08  
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GEAUGA COUNTY ENGINEER

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(08-113)

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

**LEGAL DESCRIPTION**  
**WISNER ROAD PARCEL "E"**  
**1.020 Acres**

*R.S.*  
*to 1/16/08*  
*Revised*  
OFFICE OF THE  
GEAUGA COUNTY ENGINEER

Situated in the Township of Chardon, County of Geauga, and State of Ohio, and known as being part of Original Chardon Township Lot No. 2, Tract No. 2, further bounded and described as follows: Beginning at a 1" iron pipe monument found on the Corporation Line between Lake County and Geauga County at the northwesterly corner of Original Chardon Township Lot No. 2, Tract No. 2. Said 1" iron pipe monument called for by Deed recorded in Volume 1633, Page 365 - P.P.N. 08-002351 of Geauga County; Thence S. 03 deg. - 49 min. - 05 sec. W., a distance of 228.68 feet a 5/8" iron pin monument set, as called for by Deed as recorded in Volume 1633, Page 365 - P.P.N. 08-002351 of Geauga County records, along said Corporation Line between Lake County and Geauga County, at the northwesterly corner of a parcel of land conveyed to Daniel and Maria Ducca by Deed as recorded in Volume 818, Page 806 - P.P.N. 08-001500 of Geauga County records and the southwesterly corner of a parcel of land conveyed to Dennis Pietro and Deneen LaMonica Pietro Deed as recorded in Volume 1633, Page 365, - P.P.N. 08-002351 of Geauga County records at the point of beginning of the parcel of land herein described;

- Course No. 1 Thence S. 86 deg. - 29 min. - 01" E., a distance of 221.62 feet to a 5/8" iron pin monument set, along the northerly line of said parcel of land so conveyed to Daniel and Maria Ducca and the southerly line of said parcel of land so conveyed to Dennis Pietro and Deneen LaMonica Pietro;
- Course No. 2 Thence S. 03 deg. - 49 min. - 05 sec. W., passing through a 5/8" iron pin monument set at a distance of 179.67, a total distance of 349.98 to a 5/8" iron pin monument set on the southerly line of said parcel so conveyed to Daniel and Maria Ducca, and the northwesterly line of a parcel of land conveyed by Deed to The Holden Arboretum as recorded in Volume 1777, Page 2944 - P.P.N. - 08-002959 of the Geauga County records;
- Course No. 3 Thence N. 32 deg. - 49 min. - 26 sec. W., a distance of 371.34 feet to a 5/8" iron pin monument found, on the said Corporation Line between Lake County and Geauga County, along the southerly line of the aforesaid parcel of land so conveyed to Daniel and Maria Ducca and the northerly line of said parcel so conveyed to the Holden Arboretum;
- Course No. 4 Thence N. 03 deg. - 49 min. - 05 sec. E., a distance of 50.86 feet to the point of beginning, along the said Corporation Line between Lake County and Geauga County, along the said westerly parcel of land so conveyed to Daniel and Maria Ducca. Containing 1.020 acres of land. Be the same more or less, but subject to all legal highways and easements of record.

Above description is based upon a survey dated September 3, 2008, by Thomas J. O'Hara, Ohio Professional Surveyor No. 7995. Bearings indicated are to an assumed meridian and are for the sole purpose of describing the relative angular value between lines.

The intent of this description is to describe a parcel of land conveyed from Daniel and Maria Ducca containing 1.020 Acres from Deed Volume 818, Page 806 - P.P.N. 08-001500 to The Holden Arboretum.

September 10, 2008

*THJ*  
*10/9/08*

