

COMBINATION AND PLAT OF RE-SURVEY PREPARED FOR: JOHN J. BECLAY

DEEDS OF RECORD: J.J. BECLAY VOLUME 1087, PAGE 377
 AND J.J. BECLAY VOLUME 892, PAGE 768

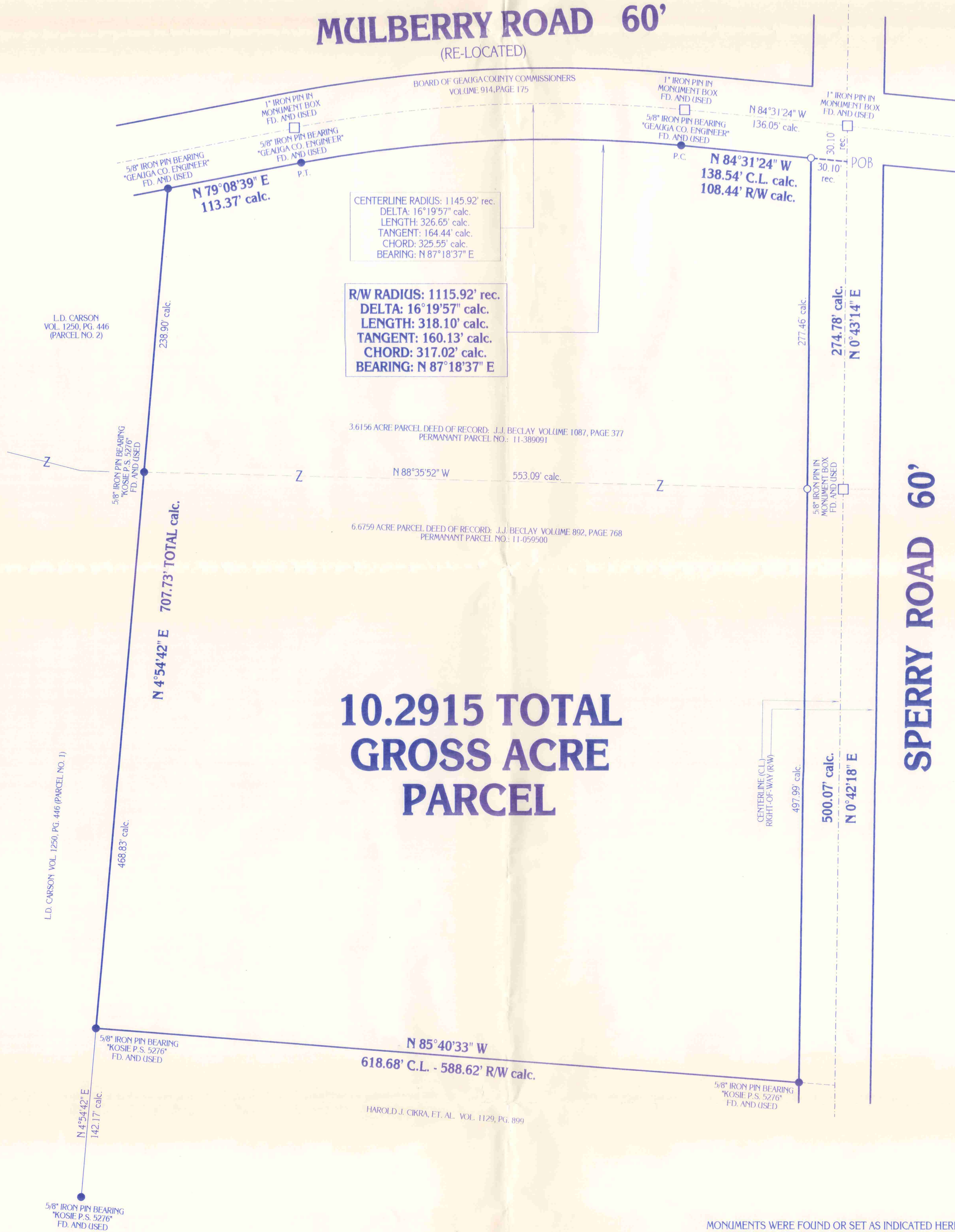


GRAPHIC SCALE: 1" = 50'

○ DENOTES 5/8" (DIAMETER) x 30" (LONG) IRON PIN WITH YELLOW PLASTIC CAP BEARING "KOSIE, P.S. 5276" SET

BASIS OF RESEARCH AND RECORDS
 ALL COUNTY OWNERSHIP RESEARCH DATA AND PREVIOUS SURVEY RECORDS WERE OBTAINED FROM THE COUNTY RECORDER'S OFFICE AND THE COUNTY MAP ROOM.
 ALL COUNTY CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED FROM THE GEauga COUNTY ENGINEER'S OFFICE.
 ALL STATE CENTERLINE AND RIGHT-OF-WAY DATA WAS OBTAINED FROM THE OHIO DEPARTMENT OF TRANSPORTATION (O.D.O.T.) RECORDS.

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEauga AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL LOT NO. 19, IN TRACT NO. 1, WITHIN SAID TOWNSHIP.



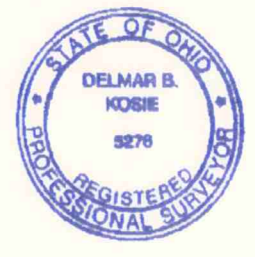
**10.2915 TOTAL
 GROSS ACRE
 PARCEL**

MONUMENTS WERE FOUND OR SET AS INDICATED HEREON.
 DISTANCES ARE IN U.S. FEET WITH DECIMAL PARTS.
 BEARINGS ARE TO AN ASSUMED MERIDIAN AND INDICATE ANGLES ONLY.

I HEREBY CERTIFY THAT I HAVE SURVEYED THESE PREMISES AND PREPARED THIS PLAT OF SURVEY IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO REVISED CODE.

Delmar B. Kosie

DELMAR B. KOSIE
 REGISTERED PROFESSIONAL SURVEYOR
 REGISTRATION NO. 5276



PLAT OF SURVEY PREPARED BY
DELMAR B. KOSIE & ASSOCIATES
 REGISTERED LAND SURVEYORS
 202 SOUTH STREET
 CHARDON, OHIO 44024
 (440) 286-2131

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

CRB 8/31/01
 OFFICE OF THE REGISTERED
 GEauga COUNTY ENGINEER

DBK PLAT NO.: 548 2001

CHE00013

CHE00013

DELMAR B. KOSIE & ASSOCIATES

REGISTERED LAND SURVEYORS



200 SOUTH STREET
CHARDON, OHIO 44024
(440) 286-2131

<http://www.alltel.net/~dbkads/home.htm>

BECLAY
Pickup 8-31-01
11-059500

10.2915 TOTAL GROSS ACRE PARCEL

DEEDS OF RECORD: J.J. BECLAY VOLUME 1087, PAGE 377
AND J.J. BECLAY VOLUME 892, PAGE 768

—Date: August 31, 2001—

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEAUGA AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL LOT NO. 19, IN TRACT NO. 1, WITHIN SAID TOWNSHIP AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A 1" IRON PIN IN A MONUMENT BOX FOUND AT THE INTERSECTION OF MULBERRY ROAD (60 FEET WIDE) AND SPERRY ROAD (60 FEET WIDE).

THENCE S00°43'14"W ALONG THE CENTERLINE OF SAID SPERRY ROAD A DISTANCE OF 30.10 FEET TO A POINT. SAID POINT BEING THE NORTHEASTERLY CORNER OF THE PARCEL HEREIN DESCRIBED AND **THE PRINCIPLE PLACE OF BEGINNING OF THIS SURVEY.**

THENCE N84°31'24"W ALONG A NORTHERLY LINE OF THE PARCEL HEREIN DESCRIBED AND ALONG THE SOUTHERLY MARGIN OF SAID MULBERRY ROAD, BEING A SOUTHERLY LINE OF A PARCEL OF LAND CONVEYED TO THE BOARD OF GEAUGA COUNTY COMMISSIONERS AS RECORDED IN VOL. 914, PG. 175 OF GEAUGA COUNTY RECORDS AND DEEDS AND PASSING THROUGH A 5/8" (DIAMETER) x 30" (LONG) IRON PIN WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 5276" SET AT 30.10 FEET A TOTAL DISTANCE OF 138.54 FEET TO A 5/8" IRON PIN WITH CAP BEARING "GEAUGA CO. ENGINEER" FOUND AT A P.C. OF A CURVE.

THENCE S87°18'37"W ALONG SAID CURVE, BEING THE SOUTHERLY MARGIN OF SAID MULBERRY ROAD, A SOUTHERLY LINE OF THE SAID BOARD OF GEAUGA COUNTY COMMISSIONERS PARCEL, AND A NORTHERLY LINE OF THE PARCEL HEREIN DESCRIBED, DEFLECTING TO THE LEFT, HAVING A RADIUS OF 1115.92 FEET, A DELTA OF 16°-19'-57", AN ARC DISTANCE OF 318.10 FEET, A CHORD DISTANCE OF 317.02 FEET TO A 5/8" IRON PIN WITH CAP BEARING "GEAUGA CO. ENGINEER" FOUND AT THE P.T. OF SAID CURVE.

CHE 00013

DELMAR B. KOSIE & ASSOCIATES

REGISTERED LAND SURVEYORS



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CHARDON, OHIO 44024

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<http://www.alltel.net/~dbkads1/home.htm>

10.2915 TOTAL GROSS ACRE PARCEL

(Continued)

THENCE S79°08'39"W ALONG THE SOUTHERLY MARGIN OF SAID MULBERRY ROAD, BEING A SOUTHERLY LINE OF THE SAID BOARD OF GEAUGA COUNTY COMMISSIONERS PARCEL AND A NORTHERLY LINE OF THE PARCEL HEREIN DESCRIBED, A DISTANCE OF 113.37 FEET TO A 5/8" IRON PIN WITH CAP BEARING "GEAUGA CO. ENGINEER" FOUND. SAID POINT BEING A NORTHEASTERLY CORNER OF A PARCEL OF LAND CONVEYED TO L.D. CARSON AS RECORDED IN VOL. 1250, PG. 446 (PARCEL NO. 2) OF GEAUGA COUNTY RECORDS AND DEEDS. SAID POINT ALSO BEING THE NORTHWESTERLY CORNER OF THE PARCEL HEREIN DESCRIBED.

THENCE S04°54'42"W ALONG AN EASTERLY LINE OF SAID CARSON'S LAND AND ALSO ALONG AN EASTERLY LINE OF ANOTHER PARCEL OF LAND CONVEYED TO L.D. CARSON AS RECORDED IN VOL. 1250, PG. 446 (PARCEL NO. 1) OF GEAUGA COUNTY RECORDS AND DEEDS AND PASSING THROUGH A 5/8" (DIAMETER) x 30" (LONG) IRON PIN WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 5276" FOUND AT 238.90 FEET A TOTAL DISTANCE OF 707.73 FEET TO A 5/8" (DIAMETER) x 30" (LONG) IRON PIN WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 5276" FOUND. SAID POINT BEING A NORTHWESTERLY CORNER OF A PARCEL OF LAND CONVEYED TO HAROLD J. CIKRA, ET. AL. AS RECORDED IN VOL. 1129, PG. 899 OF GEAUGA COUNTY RECORDS AND DEEDS. SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF THE PARCEL HEREIN DESCRIBED.

THENCE S85°40'33"E ALONG A NORTHERLY LINE OF THE SAID HAROLD J. CIKRA, ET. AL. PARCEL AND PASSING THROUGH A 5/8" (DIAMETER) x 30" (LONG) IRON PIN WITH YELLOW PLASTIC CAP BEARING "KOSIE P.S. 5276" FOUND AT 588.62 FEET A TOTAL DISTANCE OF 618.68 FEET TO A POINT ON THE CENTERLINE OF THE AFORESAID SPERRY ROAD.

THENCE N00°42'18"E ALONG SAID CENTERLINE A DISTANCE OF 500.07 FEET TO A 5/8" IRON PIN IN A MONUMENT BOX FOUND AT AN ANGLE POINT THEREIN.

THENCE N00°43'14"E CONTINUING ALONG SAID CENTERLINE A DISTANCE OF 274.78 FEET TO **THE PRINCIPAL PLACE OF BEGINNING OF THIS SURVEY** AND CONTAINING 10.2915 ACRES OF LAND AS SURVEYED BY DELMAR B. KOSIE AND ASSOCIATES (DELMAR B. KOSIE, REGISTERED SURVEYOR NO. 5276). BEARINGS ARE TO AN ASSUMED MERIDIAN AND INDICATE ANGLES ONLY. BE THE SAME, MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

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

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CRB

8/31/01

OFFICE OF THE *REVISED*
GEAUGA COUNTY ENGINEER