

BOUNDARY SURVEY (LOT CONSOLIDATION PLAT)

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEauga AND STATE OF OHIO
AND KNOWN AS BEING PART OF ORIGINAL CHESTER TOWNSHIP LOT NO. 8, TRACT 2.
DEED REFERENCE: VOLUME 1170, PAGE 365

FOR: MICHAEL COLAGIOVANNI AND LAURIE COLAGIOVANNI
7906 SHERMAN ROAD
CHESTERLAND, OHIO 44026

T.P. EDDY
VOL. 854 PG. 740

C.B. EDDY JR. TRUSTEE
VOL. 257 PG. 633

J. & J. MARX
VOL. 702 PG. 1169

S86°28'22"E 625.26'

PARCEL "A"
17,4325 Ac

S/L 23

K.A. & M.A. CLARK
VOL. 1056 PG. 425

S.B. REESE
VOL. 1175 PG. 252

S86°28'22"E 636.00'
575.00'

61.00'

S86°33'00"E 575.00'
545.00'

61.00'

B. FRANKS
VOL. 910 PG. 1275

PARCEL NO. 2

M. & L. COLAGIOVANNI
VOL. 1170 PG. 365

S/L 24

A. & M. PUGEL
VOL. 822 PG. 846

D. & L. MIKUS
VOL. 708 PG. 425

N85°49'45"W 385.96'

G.F. & C.A. OWENS
VOL. 732 PG. 434

B.D. GOODMAN
VOL. 858 PG. 795

L.M. & N. BELL
VOL. 858 PG. 799

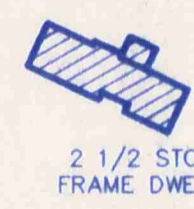
PARCEL NO. 1
5.000 Ac

PARCEL "B"
3.2210 Ac

S/L 1

D.A. & S.S. HENDERSON
VOL. 865 PG. 276

G.F. & C.A. OWENS
VOL. 858 PG. 797



THE WEDGEFIELD
SUBDIVISION NO. 1
VOL. 17 PG. 35

CAVES ROAD 60'

SHERMAN ROAD 60'

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

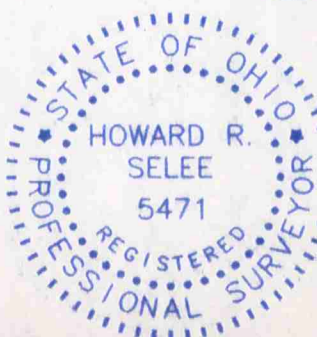
R.S. 8/7/98

OFFICE OF THE
GEAUGA COUNTY ENGINEER

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.



DIMENSIONS SHOWN ARE HEREON EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. MONUMENTS WERE FOUND OR SET AS INDICATED HEREON. 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.

HOWARD R. SELEE, REGISTERED SURVEYOR #5471



HOWARD R. SELEE & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS

9701 BROOKPARK ROAD • SUITE 231 • CLEVELAND, OH 44129 • (216)398-0280

JULY 27, 1998

REVISED: AUGUST 4, 1998

FILE NO. 98082-1s

CHE 00025
CHE00025

COLAGIOVANNI
picked up 3-10-1999

HOWARD R. SELEE & ASSOCIATES, INC.

PROFESSIONAL LAND SURVEYORS

9701 BROOKPARK RD. • #231 • CLEVELAND, OHIO 44129
TELEPHONE (216) 398-0280
FAX (216) 351-0920

July 25, 1998
File No. 98082-3
Revised August 4, 1998

LEGAL DESCRIPTION 3.2210 ACRES – SHERMAN ROAD

Situated in the Township of Chester, County of Geauga and State of Ohio and known as being part of Original Chester Township Lot No. 8, Tract 2, bounded and described as follows:

Beginning at a point in the centerline of Sherman Road, 60.00 feet wide, distant South $85^{\circ} 53' 00''$ East, 1272.48 feet from a 1" iron pin monument found at the intersection of said centerline of Sherman Road and the centerline of Caves Road, 60.00 feet wide, said beginning point being also the southwest corner of The Wedgefield Subdivision No. 1, as shown by the recorded Plat in Volume 17, Page 35 of Geauga County Plat Records;

Thence North $85^{\circ} 53' 00''$ West, along the said centerline of Sherman Road, a distance of 272.48 feet to the southeast corner of Parcel No. 2 of land conveyed to Michael Colagiovanni and Laurie Colagiovanni by deed recorded in Volume 1170, Page 365 of Geauga County Deed Records;

Thence North $03^{\circ} 08' 09''$ East, along a east line of land so conveyed to Michael Colagiovanni and Laurie Colagiovanni, passing thru a $5/8''$ iron pin set at a distance of 30.00 feet in the north line of said Sherman Road, a total distance of 515.00 feet to a $5/8''$ iron pin set;

Thence South $85^{\circ} 53' 00''$ East, parallel with the said centerline of Sherman Road, a distance of 272.48 feet to a $5/8''$ iron pin set in the west line of said Wedgefield Subdivision No. 1;

Thence South $03^{\circ} 08' 09''$ West, along the said west line of Wedgefield Subdivision No. 1, passing thru a $5/8''$ iron pin found in the north line of said Sherman Road, at a distance of 485.00 feet, a total distance of 515.00 feet to the place of beginning and containing 3.2210 acres of land as surveyed by HOWARD R. SELEE, Registered Surveyor No. 5471, dated July 27, 1998, be the same more or less, but subject to all legal highways. Bearings used herein refer to an assumed meridian and are intended to indicate angles only.

Deed reference: Volume 1170, Page 365

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

R.S. 8/7/98

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GEAUGA COUNTY ENGINEER