

**SURVEY PLAT & LEGAL DESCRIPTION**  
 APPROVED PER P.L.C. 318.881  
 1999  
 OFFICE OF THE  
 GEauga COUNTY ENGINEER

**ACCEPTANCE**  
 WE, THE UNDERSIGNED, OFFICERS OF NATIONAL CITY BANK, TRUSTEES OF THE LAND SHOWN HEREON, HEREBY ACCEPT THIS PLAT OF LOT SPLIT THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 199\_\_.

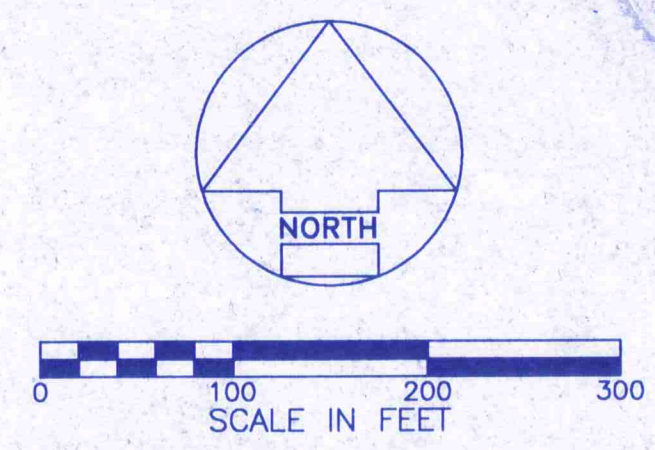
WITNESS \_\_\_\_\_ WITNESS \_\_\_\_\_  
 COUNTY OF CUYAHOGA S.S.  
 STATE OF OHIO BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED ABOVE OFFICERS OF NATIONAL CITY BANK, WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME WAS THEIR FREE ACT AND DEED. IN WITNESS WHEREOF I HAVE SET MY HAND AND OFFICIAL SEAL AT \_\_\_\_\_ OHIO, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 199\_\_.

**Basis of Bearings:**  
 Cleveland Regional Geodetic Survey D.M.856 located approx. 15 ft. E. of C of County Line Road and 29 ft. N. of Fairmount Road  
 N. 86°43'35" E. 17144.06'

Iron pin in Mon. Box on the C Fairmount Blvd. approx 435 ft. W. of C of County Line Rd. N. 86°42'10" E. 170964.65'  
 Bearing N 86°30'02" E

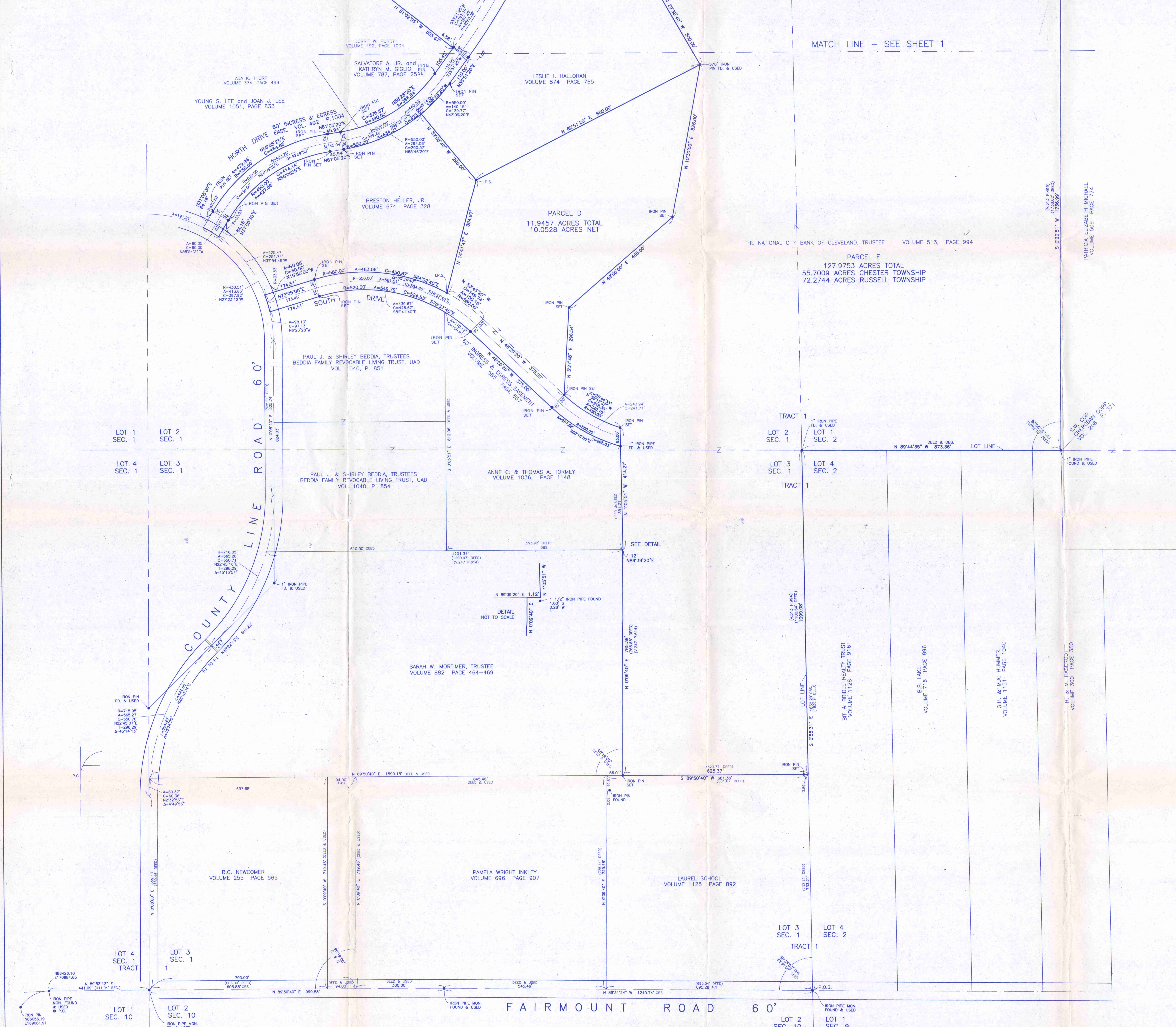
**CERTIFICATION:**  
 DISTANCES ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY.  
 \* \* \* INDICATES 5/8" IRON PIN WITH CAP SET UNLESS NOTED.

*Richard F. Hantel*  
 RICHARD F. HANTEL  
 REG. NO. S-5129



**PLAT OF SURVEY FOR LAUREL SCHOOL**  
 IN THE TOWNSHIP OF CHESTER AND THE TOWNSHIP OF RUSSELL, COUNTY OF GEauga AND STATE OF OHIO, BEING PART OF ORIGINAL CHESTER TOWNSHIP LOT NO. 2, TRACT 3, AND PART OF ORIGINAL RUSSELL TOWNSHIP LOTS NOS. 2 AND 3, SECTION 1, TRACT 1, AND LOT NO. 1, SECTION 2, TRACT 1.  
 SCALE: 1" = 100 FEET  
 NOVEMBER 23, 1998 P-73006  
 REVISED: JANUARY 11, 1999  
**BAUER SURVEYS CO.** SHEET 1 OF 2

MATCH LINE - SEE SHEET 1



ACCEPTANCE  
 WE, THE UNDERSIGNED, OFFICERS OF NATIONAL CITY BANK, TRUSTEES OF THE LAND SHOWN HEREON, HEREBY ACCEPT THIS PLAT OF LOT SPLIT THIS \_\_\_\_ DAY OF \_\_\_\_\_, 199\_\_

WITNESS  
 COUNTY OF CUYAHOGA  
 STATE OF OHIO  
 BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED ABOVE OFFICERS OF NATIONAL CITY BANK, WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME WAS THEIR FREE ACT AND DEED. IN WITNESS WHEREOF I HAVE SET MY HAND AND OFFICIAL SEAL AT OHIO, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 199\_\_

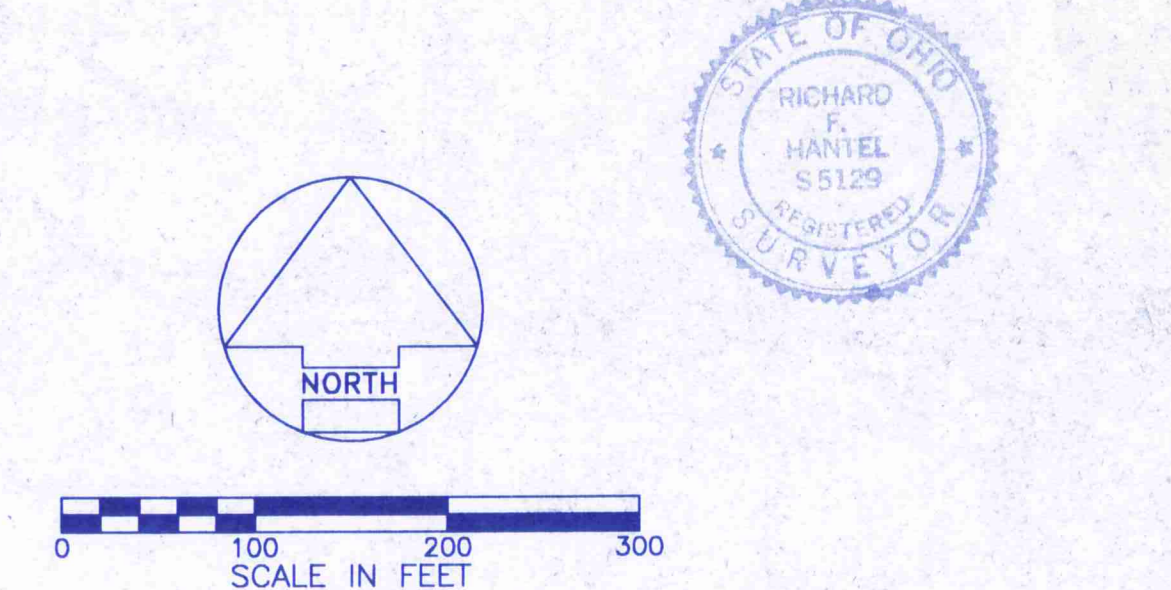
NOTARY PUBLIC  
 MY COMMISSION EXPIRES

Basis of Bearing:  
 Cleveland Regional Geodetic Survey O.M.858 located approx. 15 ft. E. of C of County Line Road and 29 ft. N. of Fairmount Road N. B6453.95, E. 171440.06

Iron pin in Mon. Box on the C Fairmount Blvd. approx 435 ft. W. of C of County Line Rd. N. B6428.10, E. 1770984.65 Bearing N 89°30'02" E

CERTIFICATION:  
 DISTANCES ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY.  
 \* INDICATES 5/8" IRON PIN WITH CAP SET UNLESS NOTED.

*R.F. Hantel*  
 RICHARD F. HANTEL  
 REG. NO. 5-5129



PLAT OF SURVEY FOR  
**LAUREL SCHOOL**

IN THE TOWNSHIP OF CHESTER AND THE TOWNSHIP OF RUSSELL COUNTY OF GAUGA AND STATE OF OHIO, BEING PART OF ORIGINAL CHESTER TOWNSHIP LOT NO. 2, TRACT 3 AND PART OF ORIGINAL RUSSELL TOWNSHIP LOTS NOS. 2 AND 3, SECTION 1, TRACT 1, AND LOT NO. 1, SECTION 2, TRACT 1.

SCALE: 1" = 100 FEET  
 NOVEMBER 23, 1998  
 REVISED JANUARY 11, 1999 P-73006

BAUER SURVEYS CO. SHEET 2 OF 2

750 ALPHA DRIVE SUITE B HIGHLAND HEIGHTS, OHIO 44143  
 PHONE: (440) 461-4140

CHE00079  
CHE00079

# BAUER SURVEYS COMPANY

Founded in 1925  
Phone: (440) 461-4140  
Fax: (440) 461-4141

PROFESSIONAL LAND SURVEYORS

750 ALPHA DRIVE, SUITE B  
CLEVELAND, OHIO 44143

*Laurel School*  
*picked up 1-27-1999*

B-73006  
October 9, 1998

## LAUREL SCHOOL PARCEL

Situated in the Township of Chester and the Township of Russell, County of Geauga and State of Ohio and known as being part of Original Chester Township Lot No. 2, Tract 3 and parts of, Original Russell Township Lots Nos. 2 and 3, Section 1, Tract 1, and Lot No. 1, Section 2, Tract 1, being part of land conveyed to The National City Bank of Cleveland, Trustee, by deed recorded in Volume 513 of Deeds, Page 994 of Geauga County Records, and more particularly bounded and described as follows:

Beginning at an iron pipe monument in the centerline of Fairmount Road, 60 feet wide, at the Southeasterly corner of said Russell Township Lot No. 3;

Thence North 0°-55'-31" West along the Easterly line of said Township Lot No. 3, being also along the Easterly line of land conveyed to Laurel School by deed recorded in Volume 1128, Page 892 of Geauga County Official Records, a distance of 733.21 feet to the Northeasterly corner of land conveyed to Laurel School by deed recorded in Volume 1128, Page 892 of Geauga County Official Records and the principal place of beginning of the parcel of land herein described, said corner marked by a 5/8" iron pin with cap set, which bears South 89°-50'-40" West, 3.89 feet;

Course No. 1: Thence South 89°-50'-40" West along the Northerly line of land so conveyed to Laurel School, passing through a 5/8" iron pin with cap set at 3.89 feet, a total distance of 625.37 feet to the Southeasterly corner of land conveyed to S.W. Mortimer, Trustee, by deed recorded in Volume 882 of Deeds, Pages 464 to 469 of Geauga County Records, marked by a 5/8" iron pin with cap set;

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Course No. 2: Thence North 0°-09'-40" East along the Easterly line of land so conveyed to S.W. Mortimer, Trustee, a distance of 765.39 feet to the Southerly line of land conveyed to A.C. and T.A. Tormey by deed recorded in Volume 1036 of Deeds, Page 1148 of Geauga County Records from which corner a 1½" iron pipe found bears 1.00 feet South and 0.84 feet East;

Course No. 3: Thence North 89°-39'-20" East along the Southerly line of land so conveyed to A.C. and T.A. Tormey, a distance of 1.12 feet to the Southeast corner thereof, from which corner the previous 1½" iron pipe found bears 1.00 feet South and 0.28 feet West;

\* Found

Course No. 4: Thence North 1°-05'-51" West along the Easterly line of land so conveyed to A.C. and T.A. Tormey and along its Northerly prolongation, passing through a 1" iron pipe\* at 351.21 feet, a total distance of 414.27 feet to the Northeast corner of South Drive (a private easement), 60 feet wide, recorded in Volume 585 of Deeds, Page 857 of Geauga County Records, marked by a 5/8" iron pin with cap set;

Course No. 5: Thence Northwesterly along a Northeasterly line of said South Drive, being along the arc of a circle deflecting to the right, having a radius of 490.00 feet, Delta = 25°-44'-33", an arc distance of 220.15 feet to a point of tangency marked by a 5/8" iron pin with cap set, the chord of which arc bears North 59°-12'-37" West 218.30 feet;

Course No. 6: Thence North 3°-27'-48" East, a distance of 296.54 feet to an angle, marked by a 5/8" iron pin with cap set;

Course No. 7: Thence North 49°-00'-00" East, a distance of 465.00 feet to an angle, marked by a 5/8" iron pin with cap set;

Course No. 8: Thence North 10°-30'-00" East, a distance of 525.00 feet to the most Easterly corner of land conveyed to Leslie I. Halloran by deed recorded in Volume 874 of Deeds, Page 765 of Geauga County Records, marked by a 5/8" iron pin found;

Course No. 9: Thence North 29°-38'-40" West, along a Northeasterly line of land so conveyed to Leslie I. Halloran, a distance of 500.00 feet to an angle therein, marked by a 5/8" iron pin found;

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Course No. 10: Thence North 51°-53'-11" West, along a Northeasterly line of land so conveyed to Leslie I. Halloran, a distance of 241.51 feet to the most Northerly corner thereof, marked by a 5/8" iron pin found;

Course No. 11: Thence South 30°-51'-20" West, along a Northwesterly line of land so conveyed to Leslie I. Halloran, a distance of 112.90 feet, marked by a 5/8" iron pin with cap set;

Course No. 12: Thence North 39°-10'-00" West, a distance of 300.00 feet to an angle therein, marked by a 5/8" iron pin with cap set;

Course No. 13: Thence North 16°-55'-48" West, a distance of 509.09 feet to its intersection with a Northerly line of land conveyed to The National City Bank of Cleveland, Trustee, by deed recorded in Volume 513 of Deeds, Page 994 of Geauga County Records, marked by a 5/8" iron pin with cap set;

Course No. 14: Thence South 89°-23'-57" East along said Northerly line, being also a Southerly line of Foxmoor Estates Subdivision as shown by the recorded plat in Volume 16 of Maps, Page 95 of Geauga County Records, a distance of 975.89 feet to the Southeasterly corner thereof from which a 5/8" iron pin found bears South 89°-23'-57" East, 0.13 feet;

Course No. 15: Thence North 0°-04'-23" West along the Westerly line of land conveyed to The National City Bank of Cleveland, Trustee, as aforesaid, being also an Easterly line of said Foxmoor Estates Subdivision, and along the Easterly line of land conveyed to Vincent and Lucille Pizzino by deed recorded in Volume 775 of Deeds, Page 1292 of Geauga County Records, a distance of 1171.48 feet to a point which is South 0°-04'-23" East 489.00 feet from the Southwest corner of land conveyed to Joseph V. and Betty V. Kaucic, by deed recorded in Volume 469 of Deeds, Page 399 of Geauga County Records, which point is marked by a 5/8" iron pin with cap set;

Course No. 16: Thence South 89°-23'-57" East, parallel with the centerline of Cedar Road a distance of 928.65 feet to its intersection with the Easterly line of said Original Chester Township Lot No. 2, Tract 3, said intersection bears South 0°-26'-17" East 489.05 feet from the Southeast corner of land conveyed to Steven and Florence Casper by deed recorded in Volume 486 of Deeds, Page 670 of Geauga County Records, said intersection marked by a 5/8" iron pin with cap set;

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Course No. 17: Thence South 0°-26'-17" East along said Easterly line, a distance of 1931.23 feet to the Southeast corner of said Original Chester Township Lot No. 2; Tract 3, being also the Southwest corner of the Hunter's Glen Subdivision as shown by the recorded plat in Volume 16 of Maps, Page 127 of Geauga County Records, said corner marked by a 1" iron pipe found;

Course No. 18: Thence South 89°-19'-13" East along the Southerly line of Original Chester Township Lot No. 3, Tract 3, being also along the Southerly line of said Hunters Glen Subdivision, a distance of 134.43 feet to a Northeasterly corner of land conveyed to The National City Bank of Cleveland, Trustee, as aforesaid, and also being the Northwesterly corner of land conveyed to Patricia Elizabeth Michael by deed recorded in Volume 509 of Deeds, Page 774 of Geauga County Records, said corner marked by a 1" iron pipe found;

Course No. 19: Thence South 0°-20'-51" West along the Easterly line of land so conveyed to The National City Bank of Cleveland, Trustee, being also along the Westerly line of land so conveyed to Patricia Elizabeth Michael a distance of 1736.99 feet to its intersection with the Southerly line of said Original Russell Township Lot No. 1, Section No. 2, Tract 1, said intersection marked by a 1" iron pipe found;

Course No. 20: Thence North 89°-44'-35" West along the Southerly line of said Original Russell Township Lot No. 1, a distance of 873.36 feet to the Southwesterly corner of said Lot No. 1, being also the Northeasterly corner of said Russell Township Lot No. 3, marked by an iron pipe found;

Course No. 21: Thence South 0°-55'-31" East along the Easterly line of said Lot No. 3, a distance of 1099.08 feet to the principal place of beginning of the parcel of land herein described, and containing 127.9753 acres of land, of which 55.7009 acres are in Chester Township and 72.2744 acres are in Russell Township, according to a survey by Bauer Surveys Company dated October 9, 1998 per Richard F. Hantel, Registered Professional Land Surveyor No. S-5129.

Bearings shown hereon are based upon ties to Cleveland Regional Geodetic Survey.

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

R.S. 1/26/99  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER