

LOT SPLIT OF DEED VOL. 979, P. 53 O.R.G.C. AND CONSOLIDATION TO DEEDS VOL. 308, P. 240, VOL. 629, P. 611 & VOL. 671, P. 9 C.C.D.R.

LEGEND
• = 5/8" IRON PIN SET
ACT. = ACTUAL
OBS. = OBSERVED
CALC. = CALCULATED
REC. = RECORD
FND. = FOUND
D. & U. = DEED & USED
MSD. = MEASURED
VOL. = VOLUME
P.P.N. = PERMANENT PARCEL NUMBER
G.C.D.R. = GEUGA COUNTY DEED RECORD
O.R.G.C. = OFFICIAL RECORD GEUGA COUNTY ORIGINAL LOT LINE
CENTERLINE

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEUGA AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL CHESTER TWP. LOTS 16 AND 26, TRACT 3.

APPROVALS

THIS PLAT IS APPROVED BY THE ZONING COMMISSION OF CHESTER TOWNSHIP THIS ___ DAY OF ___, 2001.

SECRETARY ZONING COMMISSION

ACCEPTANCE

I, ANTHONY M. PILLA, BISHOP OF CLEVELAND, THE OWNER OF THE LANDS SHOWN HEREON DO HEREBY ACKNOWLEDGE AND ACCEPT THE MAKING OF THIS SPLIT OF LANDS AS HERON PLATTED.

ANTHONY M. PILLA

COUNTY OF CUYAHOGA, S.S. BEFORE ME A NOTARY PUBLIC STATE OF OHIO IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED THE ABOVE SIGNED OWNER WHO ACKNOWLEDGE THE MAKING AND SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR FREE ACT AND DEED IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT OHIO THIS ___ DAY OF ___, 2001.

NOTARY PUBLIC

ACCEPTANCE

WE, DAVID A. AND MARCIA J. PARKER, THE OWNER OF THE LANDS SHOWN HEREON DO HEREBY ACKNOWLEDGE AND ACCEPT THE MAKING OF THIS SPLIT OF LANDS AS HERON PLATTED.

DAVID A. PARKER

MARCIA J. PARKER

COUNTY OF CUYAHOGA, S.S. BEFORE ME A NOTARY PUBLIC STATE OF OHIO IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED THE ABOVE SIGNED OWNER WHO ACKNOWLEDGE THE MAKING AND SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR FREE ACT AND DEED IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT OHIO THIS ___ DAY OF ___, 2001.

NOTARY PUBLIC

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

OFFICE OF THE REGISTERED GEUGA COUNTY ENGINEER

NOTE

ALL IRON PINS SET ARE 5/8" DIAMETER IRON PINS, 30" LONG WITH IDENTIFICATION CAP. NO OTHER SURVEY POINTS WERE FOUND OR USED OTHER THAN THOSE SHOWN HEREON.



Scale 1" = 60'

I HEREBY STATE THIS TO BE A TRUE AND ACCURATE SURVEY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Signature of John M. Zaranec, Jr.

JOHN M. ZARANEC, JR., P.S. 7126



ZARANEC SURVEYING CO.

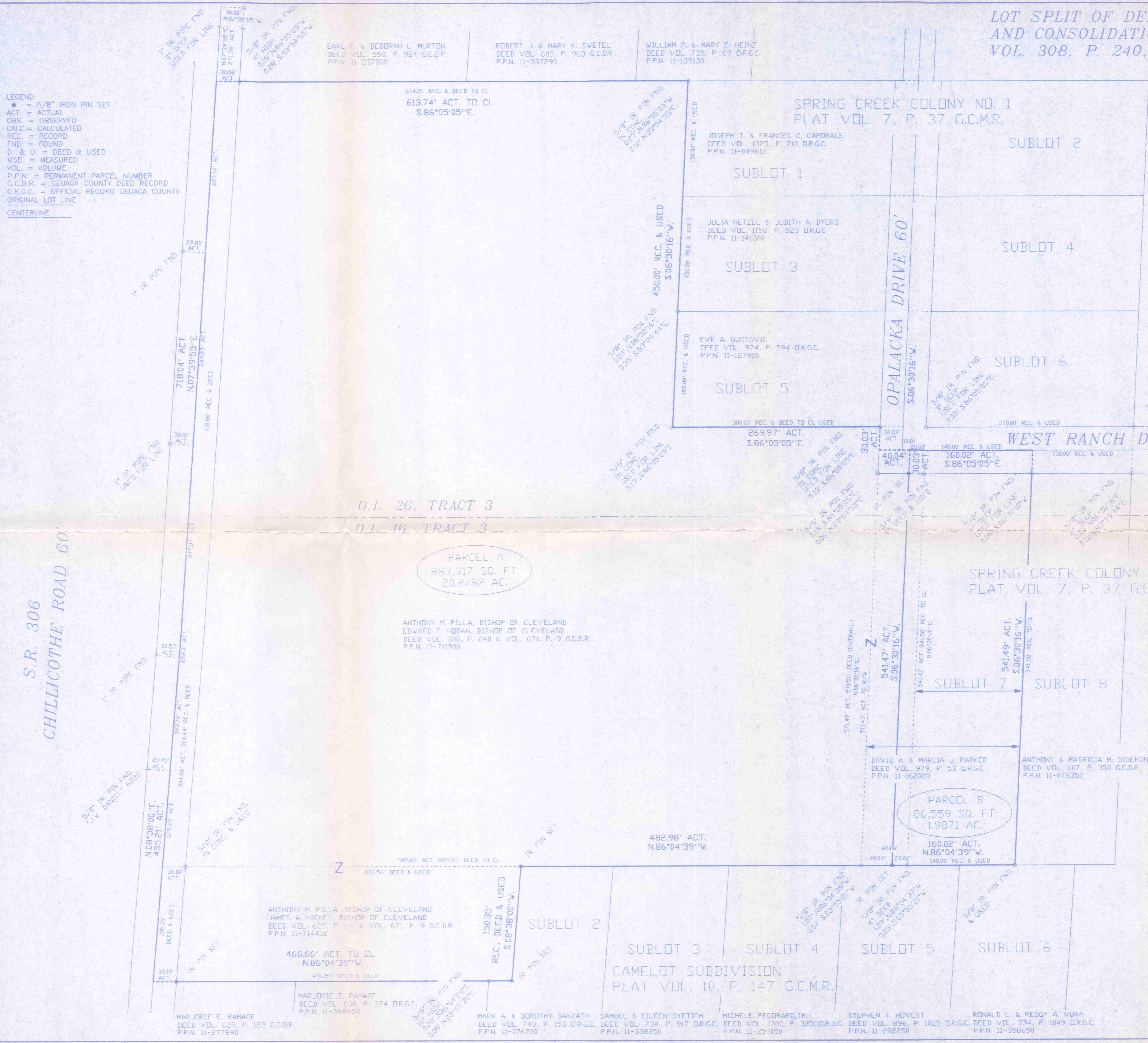
KNOWLES INDUSTRIAL PARK 16715 WEST PARK CIRCLE DR. CHAGRIN FALLS, OHIO 44023

(440) 543-1403

Plot date: 01/31/01

REVISED: 03/03/01

File name: GN2001Y1105Y1105.DWG



O.L. 26, TRACT 3
O.L. 16, TRACT 3

PARCEL A
883,317 SQ. FT.
20,2782 AC.

ANTHONY M. PILLA, BISHOP OF CLEVELAND
EDWARD F. HOBAN, BISHOP OF CLEVELAND
DEED VOL. 308, P. 240 & VOL. 671, P. 9 G.C.D.R.
P.P.N. 11-711900

PARCEL B
86,559 SQ. FT.
1,9871 AC.

DAVID A. & MARCIA J. PARKER
DEED VOL. 979, P. 53 O.R.G.C.
P.P.N. 11-162080
ANTHONY & PATRICIA M. DIGERONIMO
DEED VOL. 607, P. 350 G.C.D.R.
P.P.N. 11-078350

ANTHONY M. PILLA, BISHOP OF CLEVELAND
JAMES & HICKEY, BISHOP OF CLEVELAND
DEED VOL. 629, P. 611 & VOL. 671, P. 9 G.C.D.R.
P.P.N. 11-714402

MARJORIE E. RAMAGE
DEED VOL. 629, P. 122 G.C.D.R.
P.P.N. 11-277890

MARJORIE E. RAMAGE
DEED VOL. 630, P. 374 O.R.G.C.
P.P.N. 11-388954

MARK A. & DOROTHY BAYZATH
DEED VOL. 743, P. 153 O.R.G.C.
P.P.N. 11-076700

SAMUEL & EILEEN SYETICH
DEED VOL. 734, P. 917 O.R.G.C.
P.P.N. 11-336250

MICHELE PECORARD, JR.
DEED VOL. 1300, P. 325 O.R.G.C.
P.P.N. 11-259150

STEPHEN T. HOVEST
DEED VOL. 896, P. 1025 O.R.G.C.
P.P.N. 11-282250

RONALD L. & PEGGY A. VURA
DEED VOL. 734, P. 1049 O.R.G.C.
P.P.N. 11-358650

JOSEPH T. & FRANCES C. CAPORALE
DEED VOL. 1325, P. 710 O.R.G.C.
P.P.N. 11-049810

JULIA HETZEL & JUDITH A. BYERS
DEED VOL. 1158, P. 523 O.R.G.C.
P.P.N. 11-141300

EVE A. GUSTOVIC
DEED VOL. 974, P. 594 O.R.G.C.
P.P.N. 11-127900

ANTHONY M. PILLA, BISHOP OF CLEVELAND
JAMES & HICKEY, BISHOP OF CLEVELAND
DEED VOL. 629, P. 611 & VOL. 671, P. 9 G.C.D.R.
P.P.N. 11-714402

MARJORIE E. RAMAGE
DEED VOL. 629, P. 122 G.C.D.R.
P.P.N. 11-277890

MARJORIE E. RAMAGE
DEED VOL. 630, P. 374 O.R.G.C.
P.P.N. 11-388954

MARK A. & DOROTHY BAYZATH
DEED VOL. 743, P. 153 O.R.G.C.
P.P.N. 11-076700

SAMUEL & EILEEN SYETICH
DEED VOL. 734, P. 917 O.R.G.C.
P.P.N. 11-336250

MICHELE PECORARD, JR.
DEED VOL. 1300, P. 325 O.R.G.C.
P.P.N. 11-259150

STEPHEN T. HOVEST
DEED VOL. 896, P. 1025 O.R.G.C.
P.P.N. 11-282250

RONALD L. & PEGGY A. VURA
DEED VOL. 734, P. 1049 O.R.G.C.
P.P.N. 11-358650

JOSEPH T. & FRANCES C. CAPORALE
DEED VOL. 1325, P. 710 O.R.G.C.
P.P.N. 11-049810

JULIA HETZEL & JUDITH A. BYERS
DEED VOL. 1158, P. 523 O.R.G.C.
P.P.N. 11-141300

EVE A. GUSTOVIC
DEED VOL. 974, P. 594 O.R.G.C.
P.P.N. 11-127900

ANTHONY M. PILLA, BISHOP OF CLEVELAND
JAMES & HICKEY, BISHOP OF CLEVELAND
DEED VOL. 629, P. 611 & VOL. 671, P. 9 G.C.D.R.
P.P.N. 11-714402

MARJORIE E. RAMAGE
DEED VOL. 629, P. 122 G.C.D.R.
P.P.N. 11-277890

MARJORIE E. RAMAGE
DEED VOL. 630, P. 374 O.R.G.C.
P.P.N. 11-388954

MARK A. & DOROTHY BAYZATH
DEED VOL. 743, P. 153 O.R.G.C.
P.P.N. 11-076700

SAMUEL & EILEEN SYETICH
DEED VOL. 734, P. 917 O.R.G.C.
P.P.N. 11-336250

MICHELE PECORARD, JR.
DEED VOL. 1300, P. 325 O.R.G.C.
P.P.N. 11-259150

STEPHEN T. HOVEST
DEED VOL. 896, P. 1025 O.R.G.C.
P.P.N. 11-282250

RONALD L. & PEGGY A. VURA
DEED VOL. 734, P. 1049 O.R.G.C.
P.P.N. 11-358650

CHE00121

Pilla
picked up 3-15-01

CHE00121

11-711900



ZARANEC SURVEYING CO.

Professional Land Surveyors

PARCEL "A"

**CONSOLIDATION OF VOL. 308, P. 240 , VOL.629, P. 611 AND VOL. 671, P. 9 G.C.D.R. AND
40.00 FOOT STRIP OF LOT SPLIT OF DEED VOL. 979, P. 53 O.R.G.C.**

Page 1

Situated in the Township of Chester, County of Geauga and State of Ohio and known as being part of Original Chester Township Lots 16 and 26, Tract 3 and bounded and described as follows:

Beginning at the intersection of the centerline of Opalacka Drive, 60.00 feet wide, with the centerline of West Ranch Drive, 60.00 feet wide, as shown by Plat Volume 7, Page 37 Geauga County Map Records-Spring Creek Colony No. 1;

Thence South 86 degrees 05 minutes 05 seconds East along the centerline of said West Ranch Drive, 10.01 feet to a point therein and being the principal place of beginning of the parcel herein described;

Thence South 06 degrees 30 minutes 16 seconds West 30.03 feet to a 5/8 inch pin with cap set in the southerly line of said West Ranch Drive, a total distance of 541.47 feet to a 5/8 inch iron pin with cap set at its intersection with the northerly line of Camelot Subdivision as shown by Plat Volume 10, Page 147 Geauga County Map Records;

Thence North 86 degrees 04 minutes 39 seconds West along the northerly line of said Camelot Subdivision, 482.98 feet to a 5/8 inch iron pin with cap set at the Northwest corner of Sublot 2 of said Camelot Subdivision;

Thence South 08 degrees 38 minutes 00 seconds West along a westerly line of said Sublot 2 of said Camelot Subdivision, 150.35 feet to a 5/8 inch iron pin with cap set at a corner thereof;

Thence North 86 degrees 04 minutes 39 seconds West along a northerly line of said Sublot 2 of said Camelot Subdivision, and the northerly line of a parcel a land conveyed to Marjorie E. Ramage by Deed Volume 830, Page 374 Official Records Geauga County and the northerly line of a parcel a land conveyed to Marjorie E. Ramage by Volume 629, Page 122 Geauga County Deed Records, 436.56 feet passing through a 5/8 inch iron pin with cap set at its intersection with the easterly line of Chillicothe Road, 60.00 feet wide, a total distance of 466.66 feet to its intersection with the centerline of said Chillicothe Road;

Thence North 08 degrees 38 minutes 00 seconds East along the centerline of said Chillicothe Road 455.21 feet to an angle point therein;

Thence North 07 degrees 39 minutes 55 seconds East continuing along the centerline of said Chillicothe Road 718.04 feet to its intersection with the southerly line of a parcel of land conveyed to Earl F. and Deborah L. Murton by Volume 558, Page 924 Geauga County Deed Records;

Thence South 86 degrees 05 minutes 05 seconds East along the southerly line of said parcel of land conveyed to Earl F. and Deborah L. Murton 30.06 feet to its intersection with the easterly line of Chillicothe Road from which point a 5/8 inch iron pin 4 inches high found bears North 86 degrees 05 minutes 05 seconds West, 0.18 feet and South 03 degrees 54 minutes 55 seconds West, 0.28 feet and along the southerly line of a parcel of land conveyed to Robert J. and Mary K. Swetel by Volume 603, Page 963 Geauga County Deed Records and a parcel of land conveyed to William P. and Mary E. Heinz by Deed Volume 735, Page 69 Official Records Geauga County a total distance of 613.74 feet to its

(440) 543-1403

Fax: (440) 543-8798
Knowles Industrial Park
16715 W. Park Circle Drive
Chagrin Falls, Ohio 44023

*Joseph H. Weiss Jr.
by Gene Beatty*

John M. Zaranec, Jr.
President



ZARANEC SURVEYING CO.

Professional Land Surveyors

PARCEL "A"

**CONSOLIDATION OF VOL. 308, P. 240 AND VOL. 629, P. 611 G.C.D.R. AND
40.00 FOOT STRIP OF LOT SPLIT OF DEED VOL. 979, P. 53 O.R.G.C.**

Page 2

intersection with the westerly line of said Spring Creek Colony No. 1 from which point a 5/8 inch iron pin in concrete found bears North 86 degrees 05 minutes 05 seconds West, 0.29 feet and North 03 degrees 54 minutes 55 seconds East, 0.12 feet;

Thence South 06 degrees 30 minutes 16 seconds West along the westerly line of said Spring Creek Colony 450.00 feet to the Southwest corner of Sublot 5 in said Spring Creek Colony No. 1 from which point a 5/8 inch iron pin in concrete found bears South 86 degrees 05 minutes 05 seconds East, 0.13 feet;

Thence South 86 degrees 05 minutes 05 seconds East along the southerly line of said Sublot 5 in said Spring Creek Colony 269.97 feet to its intersection with the westerly line of said Opalacka Drive from which point a 5/8 inch iron pin in concrete found bears South 86 degrees 05 minutes 05 seconds East, 0.13 feet;

Thence South 06 degrees 30 minutes 16 seconds West along the westerly line of said Opalacka Drive 30.03 feet to its intersection with the prolongation of the centerline of said West Ranch Drive;

Thence South 86 degrees 05 minutes 05 seconds East along the prolongation of and the centerline of said West Ranch Drive 40.04 feet to the principal place of beginning and containing 883,317 square feet or 20.2782 acres of land according to a survey by John M. Zaranec, Jr. P.S. 7126 for Zaranec Surveying Co. dated January 31, 2001.

The courses used in this description are to an assumed meridian and are intended to indicate angles only.

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

R.J. 3/2/2001
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER

(440) 543-1403

Fax: (440) 543-8798

Knowles Industrial Park
16715 W. Park Circle Drive
Chagrin Falls, Ohio 44023

John M. Zaranec, Jr.
President

CHE 00121



ZARANEC SURVEYING CO.

Professional Land Surveyors

PARCEL "B" LOT SPLIT OF DEED VOL. 979, P. 53 O.R.G.C.

Situated in the Township of Chester, County of Geauga and State of Ohio and known as being part of Original Chester Township Lots 16 and 26, Tract 3 and bounded and described as follows:

Beginning at the intersection of the centerline of Opalacka Drive, 60.00 feet wide, with the centerline of West Ranch Drive, 60.00 feet wide, as shown by Plat Volume 7, Page 37 Geauga County Map Records-Spring Creek Colony No. 1;

Thence South 86 degrees 05 minutes 05 seconds East along the centerline of said West Ranch Drive, 10.01 feet to the principal place of beginning of the parcel herein described;

Thence South 86 degrees 05 minutes 05 seconds East continuing along the centerline of said West Ranch Drive, 160.02 feet to the Northwest corner of Sublot 8 in said Spring Creek Colony No. 1;

Thence South 06 degrees 30 minutes 16 seconds West along the west line of said Sublot 8, 30.03 feet to the southerly line of said West Ranch Drive from which point a 5/8 inch iron pin found 4 inches deep bears South 06 degrees 30 minutes 16 seconds West, 0.26 feet, a total distance of 541.49 feet to a 5/8 inch iron pin found at its intersection with the northerly line of Camelot Subdivision as shown by Plat Volume 10, Page 147 Geauga County Map Records;

Thence North 86 degrees 04 minutes 39 seconds West along the northerly line of said Camelot Subdivision, 160.02 feet to a 5/8 inch iron pin with cap set therein;

Thence North 06 degrees 30 minutes 16 seconds East 511.44 feet passing through a 5/8 inch iron pin set in the southerly line of said West Ranch Drive, a total distance of 541.47 feet to the principal place of beginning and containing 86,559 square feet or 1.9871 acres of land according to a survey by John M. Zaranec, Jr. P.S. 7126 for Zaranec Surveying Co. dated January 31, 2001.

The courses used in this description are to an assumed meridian and are intended to indicate angles only.

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

R.S. 3/12/2001
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER

(440) 543-1403
Fax: (440) 543-8798
Knowles Industrial Park
16715 W. Park Circle Drive
Chagrin Falls, Ohio 44023

John M. Zaranec, Jr.
President



ZARANEC SURVEYING CO.

Professional Land Surveyors

40.00 FOOT STRIP LOT SPLIT OF DEED VOL. 979, P. 53 O.R.G.C.

Situated in the Township of Chester, County of Geauga and State of Ohio and known as being part of Original Chester Township Lots 16 and 26, Tract 3 and bounded and described as follows:

Beginning at the intersection of the centerline of Opalacka Drive, 60.00 feet wide, with the centerline of West Ranch Drive, 60.00 feet wide, as shown by Plat Volume 7, Page 37 Geauga County Map Records-Spring Creek Colony No. 1;

Thence South 86 degrees 05 minutes 05 seconds East along the centerline of said West Ranch Drive, 10.01 feet to a point therein;

Thence South 06 degrees 30 minutes 16 seconds West 30.03 feet to a 5/8 inch pin with cap set in the southerly line of said West Ranch Drive, a total distance of 541.47 feet to a 5/8 inch iron pin with cap set at its intersection with the northerly line of Camelot Subdivision as shown by Plat Volume 10, Page 147 Geauga County Map Records;

Thence North 86 degrees 04 minutes 39 seconds West 40.04 feet along the northerly line of said Camelot Subdivision to its intersection with the easterly line of a parcel of land conveyed to Edward F. Hoban, Bishop of Cleveland by Volume 308, Page 240 and later conveyed to Anthony M. Pilla, Bishop of Cleveland by Volume 671, Page 9 Geauga County Deed Records;

Thence North 06 degrees 30 minutes 16 seconds East 511.43 feet to its intersection with the southerly line of said West Ranch Drive, from which point a 5/8 inch iron pin found bears South 86 degrees 05 minutes 05 seconds East, 0.18 feet and North 03 degrees 54 minutes 55 seconds East, 0.06 feet, a total distance of 541.46 feet to its intersection with the prolongation of the centerline of said West Ranch Drive;

Thence South 86 degrees 05 minutes 05 seconds East along the prolongation of the centerline of said West Ranch Drive, 30.03 feet to the place of beginning and containing 21,659 square feet or 0.4972 acres of land according to a survey by John M. Zaranec, Jr. P.S. 7126 for Zaranec Surveying Co. dated January 31, 2001.

The courses used in this description are to an assumed meridian and are intended to indicate angles only.

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

R.S. 3/12/2001
OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER

(440) 543-1403
Fax: (440) 543-8798
Knowles Industrial Park
16715 W. Park Circle Drive
Chagrin Falls, Ohio 44023

John M. Zaranec, Jr.
President