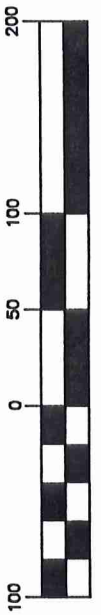


# REX ESTATE

CHESTER TOWNSHIP  
GEAUGA COUNTY, OHIO  
LOT #17, TRACT TWO



GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft

16.4710 ACRES  
-3.0710 ACRES  

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REMAINDER 13.400 ACRES

G. S. POE and M. R. POE  
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NANCY REX MORITZ  
VOL. 919 PAGE 102

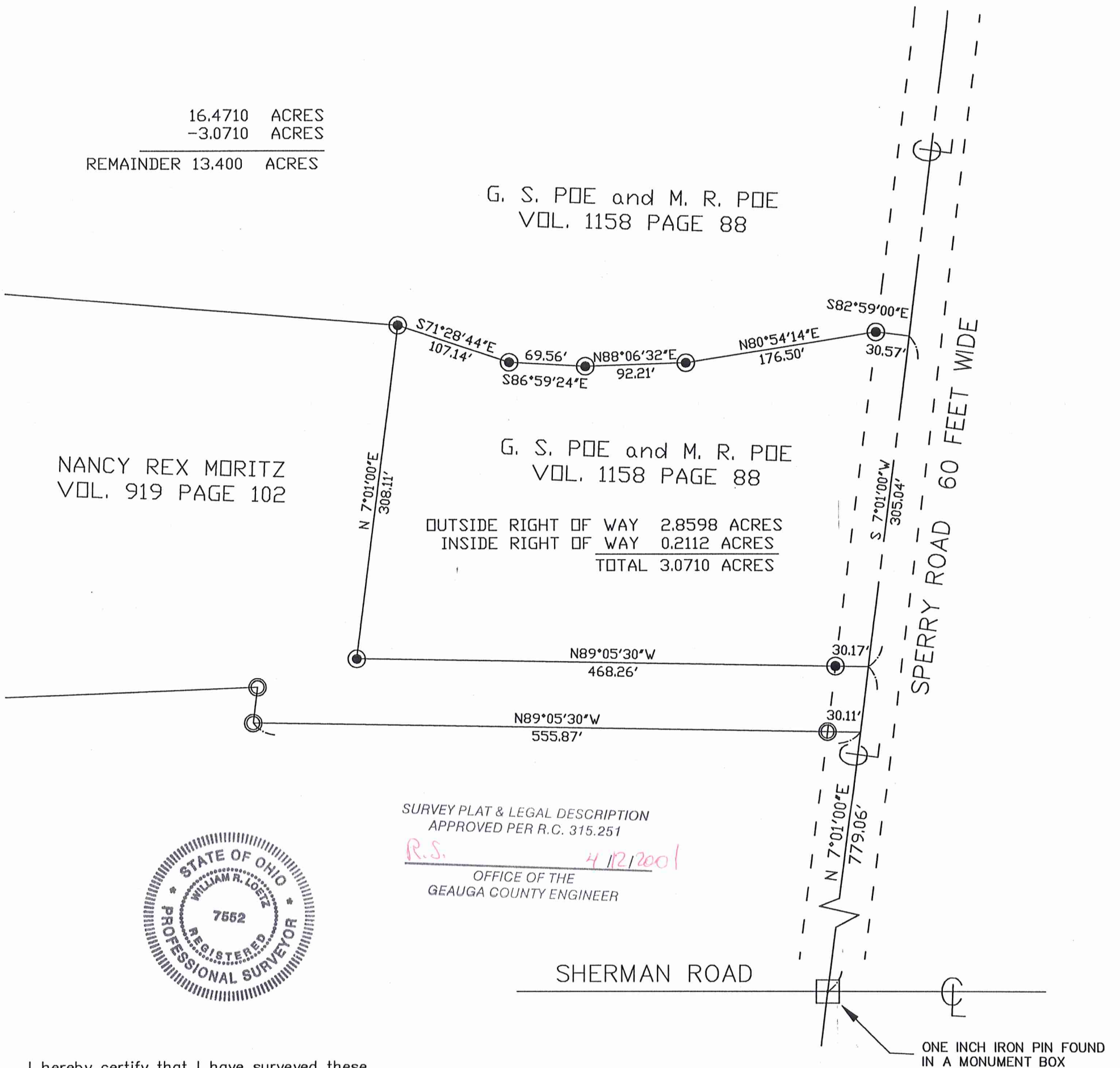
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OUTSIDE RIGHT OF WAY 2.8598 ACRES  
INSIDE RIGHT OF WAY 0.2112 ACRES  

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TOTAL 3.0710 ACRES

SPERRY ROAD 60 FEET WIDE



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

*R.S.* 4/12/2001

OFFICE OF THE  
GEAUGA COUNTY ENGINEER



SHERMAN ROAD

ONE INCH IRON PIN FOUND  
IN A MONUMENT BOX

I hereby certify that I have surveyed these premises and prepared this map in accordance with the provisions of Chapter 4733-37 of the Ohio Administrative Code.

*William R. Loetz 4/12/2001*

William R. Loetz  
Ohio Registered Surveyor No. 7552  
APRIL, 2001

### LEGEND

- ⊙ 3/4" IRON PIN SET
- ⊙ 5/8" IRON PIN FOUND

### PROPERTY OWNERSHIP:

GREGORY S. POE and  
MERRY R. POE

### DEED:

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### ADDRESS:

12200 SPERRY ROAD  
CHESTERLAND, OH 44026

CHE00125  
CHE00125

Rex  
Picked up 4-12-01  
11-389208

LEGAL DESCRIPTION 3.0710 ACRES

Situated in the Township of Chester, County of Geauga, and State of Ohio, and known as Lot No. 17, in Tract Two in said Township and further described as follows:

Beginning at a one inch iron pin found in a monument box at the intersection of Sperry Road (60 feet wide) and Sherman Road (60 feet wide). Thence, North 7° 01' 00" East, along said centerline a distance of 779.06 feet to the Northeasterly corner of land conveyed to Nancy Rex Moritz, in Volume 919 Page 102 of Geauga County Records and the **Principle Place of Beginning** of the parcel herein described;

Thence, North 89° 05' 30" West, along said Moritz Northerly line passing through a 3/4" iron pin set at 30.17 feet and a total distance of 468.26 feet to a 3/4" iron pin set at a corner of said Moritz land;

Thence, North 7° 01' 00" East, along said Moritz Easterly line a distance of 308.11 feet to a 3/4" iron pin set at a Northeast corner thereof;

Thence, South 71° 28' 44" East, a distance of 107.14 feet to a 3/4" iron pin set;

Thence, South 86° 59' 24" East, a distance of 69.56 feet to a 3/4" iron pin set;

Thence, North 88° 06' 32" East, a distance of 92.21 feet to a 3/4" iron pin set;

Thence, North 80° 54' 14" East, a distance of 176.50 feet to a 3/4" iron pin set;

Thence, South 82° 59' 00" East, a distance of 30.57 feet to point on said centerline of Sperry Road;

Thence, South 7° 01' 00" West, along said centerline of Sperry Road a distance of 305.04 feet to the **Place of Beginning**, containing 3.071 acres of land, more or less, subject to all legal highways as surveyed April, 2001 by William R. Loetz RLS Ohio No. S/7552. Bearings shown herein are to an assumed meridian and are used to denote angles only.

PREVIOUS RECORDING VOL. 1158, PAGE 88

OUTSIDE RIGHT OF WAY	2.8598
INSIDE RIGHT OF WAY	<u>0.2112</u>
TOTAL	3.0710 ACRES

16.4710  
3.0710  
13.4000 remaining ACRES



*William R. Loetz 4/12/2001*

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

R.S. 4/12/2001

OFFICE OF THE  
GEAUGA COUNTY ENGINEER