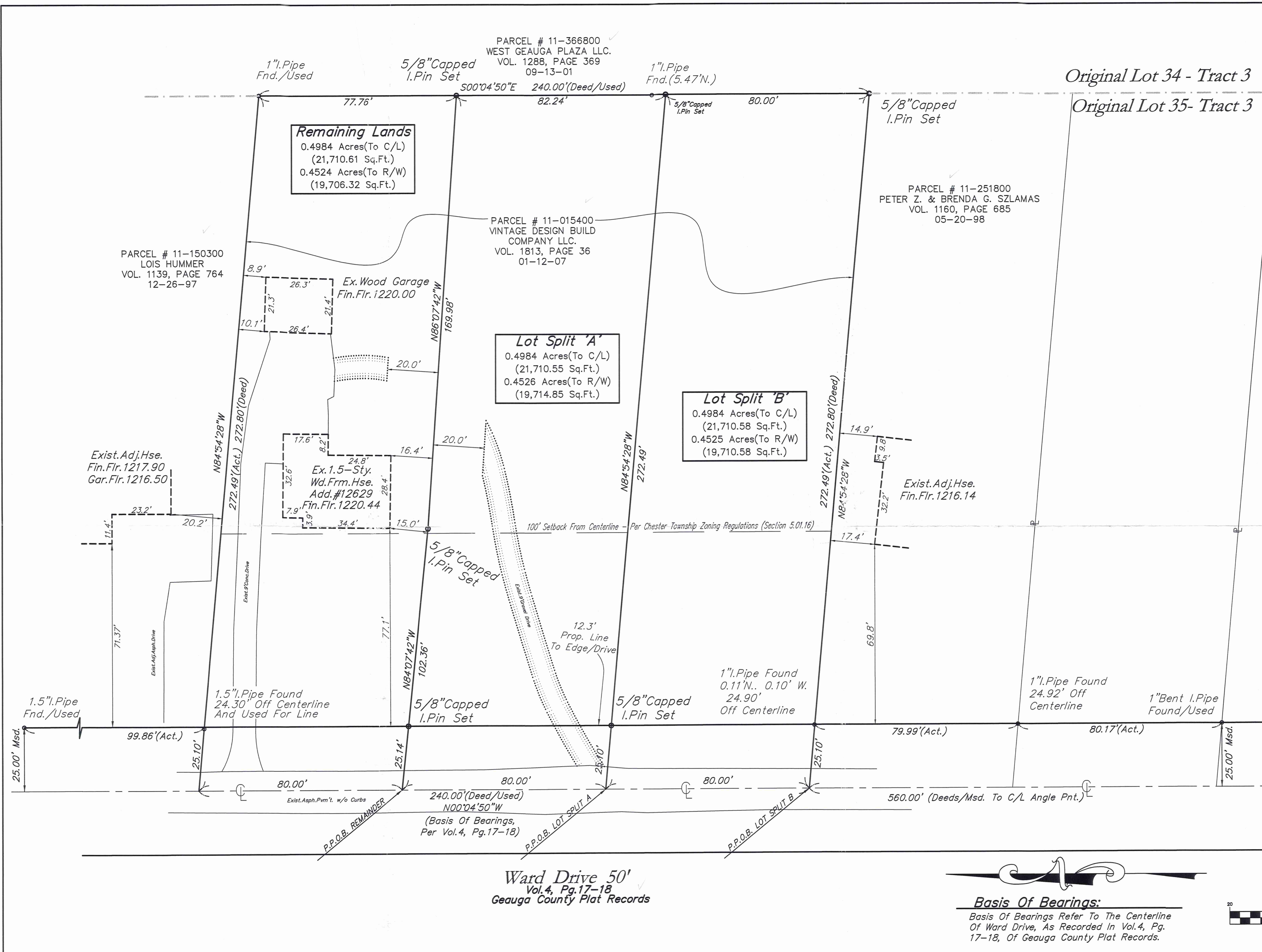


PLAT OF LOT SPLIT

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEAGA AND STATE OF OHIO:

KNOWN AS BEING PART OF ORIGINAL CHESTER TOWNSHIP LOT 35 IN TRACT 3 FURTHER KNOWN AS BEING A LOT SPLIT OF LAND CONVEYED TO VINTAGE DESIGN BUILD COMPANY LLC. BY DEED RECORDED IN VOLUME 1813, PAGE 36 OF GEAGA COUNTY RECORDS (PARCEL NUMBER 11-015400).

FEBRUARY, 2007
SCALE 1 INCH = 20 FEET

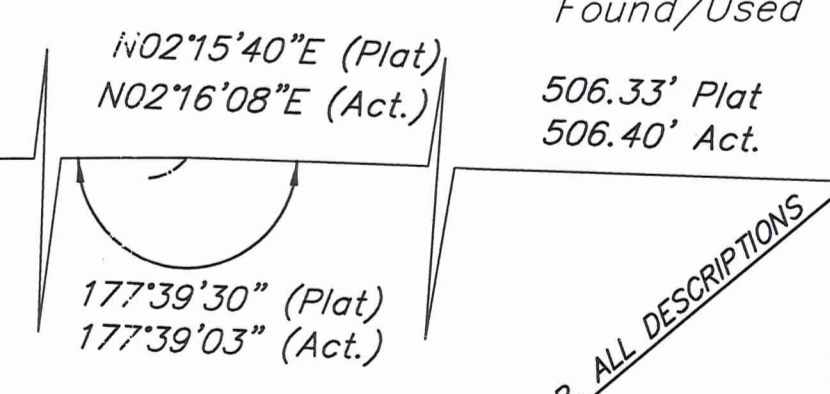


- LEGEND-SURVEY**
- IPS IRON PIN SET W/CAP
 - IPF IRON PIN FOUND
 - IPPS IRON PIPE SET
 - IPPF IRON PIPE FOUND
 - DHF DRILL HOLE FOUND
 - DHS DRILL HOLE SET
 - SMNS "SURVEY MARK" NAIL SET
 - SMNF "SURVEY MARK" NAIL FOUND
 - IPMF IRON PIN MOVEMENT FOUND
 - RPS REFERENCE PIN SET
 - RPF REFERENCE PIN FOUND
 - RRSS RAILROAD SPIKE SET
 - RRSF RAILROAD SPIKE FOUND
 - MNS "MAG" NAIL SET
 - MNF "MAG" NAIL FOUND
 - PKS "PK" NAIL SET
 - PKF "PK" NAIL FOUND
 - MON. MONUMENT FOUND
 - TRND. TRND. ANGLE TURNED

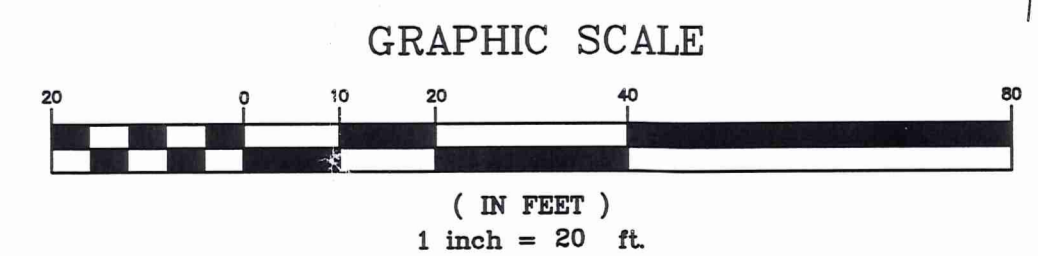
SURVEYOR CERTIFICATION

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND THE DIMENSIONS OF THE LOTS AND ROAD ARE IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IRON MONUMENTS OR PINS AS INDICATED WERE FOUND OR SET AS SHOWN HEREON.

Michael P. Spellacy 3-09-07
MICHAEL P. SPELLACY P.S. #8169 DATE



Basis Of Bearings:
Basis Of Bearings Refer To The Centerline Of Ward Drive, As Recorded In Vol. 4, Pg. 17-18, Of Geaga County Plat Records.



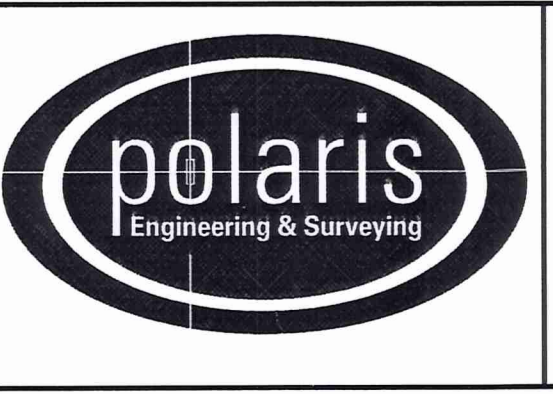
Mayfield Road (U.S. 322)

SURVEY PLAT & LEGAL DESCRIPTION APPROVED PER R.C. 315.251
R.S. 03/14/07
OFFICE OF THE REGISTERED PROFESSIONAL SURVEYOR
GEAGA COUNTY ENGINEER

REV. No.	DATE	BY	CHK'D

DATE: 03/06/07
 SCALE: HOR. 1"=20'
 FOLDER: DWG\Plats
 FILENAME: Lot_Split.dwg
 TAB: Lot_Split
 DRAWN: G.S.V.
 CREW CHIEF: P.G.S.

Prcl.#11-015400 (12629 Ward Dr.)
 Lands Shown Are Known As Being Part Of Original Geaga Township Lot No.35 Of Tract No.3, Situated Now In The Township Of Chester, County Of Geaga, State Of Ohio.



POLARIS ENGINEERING & SURVEYING, INC.
 34600 CHARDON ROAD - SUITE D
 WILLOUGHBY HILLS, OHIO 44094
 (440) 944-4433 (440) 944-3722 (Fax)
 www.polaris-es.com

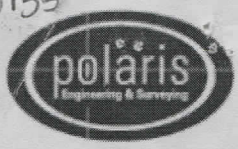
Plat of Lot Split
 Prepared For:
Paul D'Amico

CONTRACT No.	
06218	
SHEET	OF
1	1

CHE00155

CHE00155

Vintage Design (07-019)
picked up 3-14-07
11-389267
Vol 1818 P647



Polaris Engineering & Surveying
34600 Chardon Road Suite D
Willoughby Hills, Ohio 44094
Office: (440) 944-4433
Fax: (440) 944-3722

**MARCH 9, 2007
LEGAL DESCRIPTION
OF A
0.4984 ACRE PARCEL
(LOT SPLIT PARCEL A)**

Situated in the Township of Chester, County of Geauga, and State of Ohio, known as being part of Original Chester Township Lot 35 in Tract 3, further known as being 0.4984 acres split out of land conveyed to Vintage Design Build Company LLC by deed recorded in volume 1813, page 36 of Geauga County Deed Records (Parcel No. 11-015400):

Beginning at a P.K. Nail found at the intersection of the centerline of Mayfield Road (S.R. 322) with the centerline of Ward Drive (50 feet wide) as shown by plat recorded in volume 4, pages 17-18 of Geauga County Plat Records;

Thence North 02°16'08" East, along the centerline of said Ward Drive, 506.40 feet to an angle point therein;

Thence North 00°04'50" West, continuing along the centerline of said Ward Drive, 640.00 feet to a point therein and the Principal Place of Beginning;

COURSE I Thence North 00°04'50" West, continuing along the centerline of said Ward Drive, 80.00 feet to a point therein;

COURSE II Thence South 84°07'42" East, at 25.14 feet passing through a 5/8 inch iron pin (Id: Polaris) set in the Easterly sideline of said Ward Drive, 102.36 feet to a 5/8 inch iron pin (Id: Polaris) set;

COURSE III Thence South 86°07'42" East, 169.98 feet to a 5/8 inch iron pin (Id: Polaris) set in the Westerly line of land conveyed to West Geauga Plaza LLC by deed recorded in volume 1288, page 369 of Geauga County Records (parcel # 11-366800), the same being the Westerly line of Original Chester Township Lot 34 in Tract 3;

COURSE IV Thence South 00°04'50" East, along the Westerly lines of said Original Lot 34 and West Geauga Plaza LLC, 82.24 feet to a 5/8 inch iron pin (Id: Polaris) set therein;

COURSE V Thence North 84°54'28" West, at 247.39 feet, passing through a 5/8 inch iron pin (Id: Polaris) set in the Easterly sideline of said Ward Drive, 272.49 feet to the Principal Place of Beginning, and containing 0.4984 acres of land (21,710.55 square feet), (0.4526 acres 19,714.85 square feet excluding the right of way of Ward Drive), as surveyed and described in January, 2007 by Michael P. Spellacy P.S. #8169 of Polaris Engineering and Surveying, Inc. Bearings refer to the Dedication Plat for Ward Drive recorded in volume 4, pages 17-18 of Geauga County Plat Records, and all iron pins set are 5/8 inch by 30 inch long rebar with plastic identification caps.

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

R.S. 03/14/07
OFFICE OF THE
REVISOR
GEAUGA COUNTY ENGINEER

Michael P. Spellacy 309-07
Michael P. Spellacy P.S. #8169





11-389268
VOL 1818 PG 47

Polaris Engineering & Surveying
34600 Chardon Road Suite D
Willoughby Hills, Ohio 44094
Office: (440) 944-4433
Fax: (440) 944-3722

**MARCH 9, 2007
LEGAL DESCRIPTION
OF A
0.4984 ACRE PARCEL
(LOT SPLIT PARCEL B)**

Situated in the Township of Chester, County of Geauga, and State of Ohio, known as being part of Original Chester Township Lot 35 in Tract 3, further known as being 0.4984 acres split out of land conveyed to Vintage Design Build Company LLC by deed recorded in volume 1813, page 36 of Geauga County Deed Records (Parcel No. 11-015400):

Beginning at a P.K. Nail found at the intersection of the centerline of Mayfield Road (S.R. 322) with the centerline of Ward Drive (50 feet wide) as shown by plat recorded in volume 4, pages 17-18 of Geauga County Plat Records;

Thence North 02°16'08" East, along the centerline of said Ward Drive, 506.40 feet to an angle point therein;

Thence North 00°04'50" West, continuing along the centerline of said Ward Drive, 560.00 feet to a point therein, said point also being the Northwesterly corner of land conveyed to Peter Z. and Brenda G. Szlamas by deed recorded in volume 1160, page 685 of Geauga County Records (parcel # 11-251800) and the Principal Place of Beginning;

COURSE I Thence North 00°04'50" West, continuing along the centerline of said Ward Drive, 80.00 feet to a point therein;

COURSE II Thence South 84°54'28" East, at 25.10 feet passing through a 5/8 inch iron pin (Id: Polaris) set in the Easterly sideline of said Ward Drive, 272.49 feet to a 5/8 inch iron pin (Id: Polaris) set in the Westerly line of land conveyed to West Geauga Plaza LLC by deed recorded in volume 1288, page 369 of Geauga County Records parcel # 11-366800), the same being the Westerly line of Original Chester Township Lot 34 in Tract 3;

COURSE III Thence South 00°04'50" East, along the Westerly lines of said Original Lot 34 and West Geauga Plaza LLC, 80.00 feet to a 5/8 inch iron pin (Id: Polaris) set at the Northeasterly corner of said Szlamas;

COURSE IV Thence North 84°54'28" West, along the Northerly line of said Szlamas, at 247.39 feet, passing through the Easterly sideline of said Ward Drive (witness: a 1 inch iron pipe found 0.11 feet north and 0.10 feet west), 272.49 feet to the Principal Place of Beginning, and containing 0.4984 acres of land (21,710.58 square feet), (0.4524 acres 19,710.58 square feet excluding the right of way of Ward Drive), as surveyed and described in January, 2007 by Michael P. Spellacy P.S. #8169 of Polaris Engineering and Surveying, Inc. Bearings refer to the Dedication Plat for Ward Drive recorded in volume 4, pages 17-18 of Geauga County Plat Records, and all iron pins set are 5/8 inch by 30 inch long rebar with plastic identification caps.

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 03/14/07
OFFICE OF THE
GEAUGA COUNTY ENGINEER

Michael P. Spellacy 3-09-07
Michael P. Spellacy P.S. #8169





Polaris Engineering & Surveying
34600 Chardon Road Suite D
Willoughby Hills, Ohio 44094
Office: (440) 944-4433
Fax: (440) 944-3722

MARCH 9, 2007
LEGAL DESCRIPTION
OF A
0.4984 ACRE PARCEL
(REMAINDER PARCEL)

Situated in the Township of Chester, County of Geauga, and State of Ohio, known as being part of Original Chester Township Lot 35 in Tract 3, further known as being 0.4984 acres remaining of land conveyed to Vintage Design Build Company LLC by deed recorded in volume 1813, page 36 of Geauga County Deed Records (Parcel No. 11-015400):

Beginning at a P.K. Nail found at the intersection of the centerline of Mayfield Road (S.R. 322) with the centerline of Ward Drive (50 feet wide) as shown by plat recorded in volume 4, pages 17-18 of Geauga County Plat Records;

Thence North 02°16'08" East, along the centerline of said Ward Drive, 506.40 feet to an angle point therein;

Thence North 00°04'50" West, continuing along the centerline of said Ward Drive, 720.00 feet to a point therein, and the Principal Place of Beginning;

COURSE I Thence North 00°04'50" West, continuing along the centerline of said Ward Drive, 80.00 feet to a point therein said point also being the Southwesterly corner of land conveyed to Lois Hummer by deed recorded in volume 1139, page 764 of Geauga County Records (parcel # 11-150300) ;

COURSE II Thence South 84°54'28" East, along the Southerly line of said Hummer, at 25.10 feet passing through the Easterly sideline of said Ward Drive (witness: a 1-1/2 inch iron pipe found at 24.30 feet), 272.49 feet to a 1 inch iron pipe found at the Southeasterly corner thereof, said point also being in the Westerly line of land conveyed to West Geauga Plaza LLC by deed recorded in volume 1288, page 369 of Geauga County Records parcel # 11-366800), the same being the Westerly line of Original Chester Township Lot 34 in Tract 3;

COURSE III Thence South 00°04'50" East, along the Westerly lines of said Original Lot 34 and West Geauga Plaza LLC, 77.76 feet to a 5/8 inch iron pin (Id: Polaris) set therein;

COURSE IV Thence North 86°07'42" West, 169.98 feet to a 5/8 inch iron pin (Id: Polaris) set;

COURSE V Thence North 84°07'42" West, at 77.22 feet, passing through a 5/8 inch iron pin (Id: Polaris) set in the Easterly sideline of said Ward Drive, 102.36 feet to the Principal Place of Beginning, and containing 0.4984 acres of land (21,710.61 square feet), (0.4524 acres 19,706.32 square feet excluding the right of way of Ward Drive), as surveyed and described in January, 2007 by Michael P. Spellacy P.S. #8169 of Polaris Engineering and Surveying, Inc. Bearings refer to the Dedication Plat for Ward Drive recorded in volume 4, pages 17-18 of Geauga County Plat Records, and all iron pins set are 5/8 inch by 30 inch long rebar with plastic identification caps.

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

03/14/07

OFFICE OF THE
GEAUGA COUNTY ENGINEER

Michael P. Spellacy 309-07
Michael P. Spellacy P.S. #8169

