

# LOT SPLIT PLAT FOR: FAIRMOUNT MINERALS, LTD.

SITUATED IN THE TOWNSHIP OF CLARIDON, COUNTY OF GEauga, STATE OF OHIO AND  
KNOWN AS BEING A PART OF THE HOLMES TRACT, ORIGINAL LOT 11.

DEED OF REFERENCE: FAIRMOUNT MINERALS, LTD - OR. 1712, PG. 3404  
PN. 12-020800  
PN. 12-020900

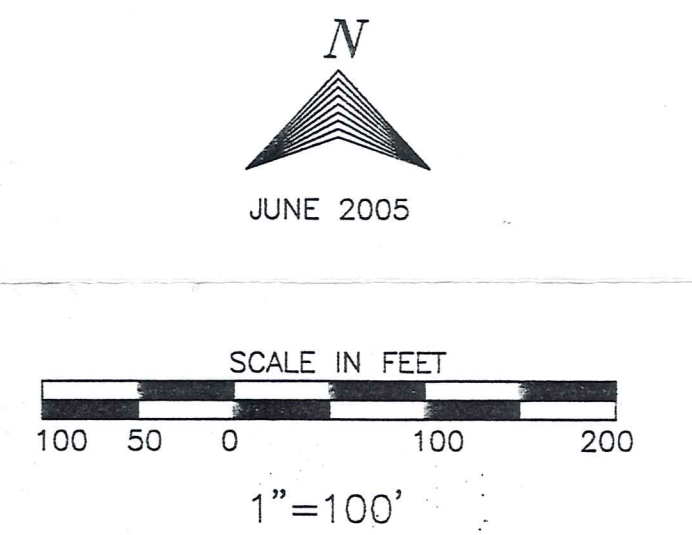
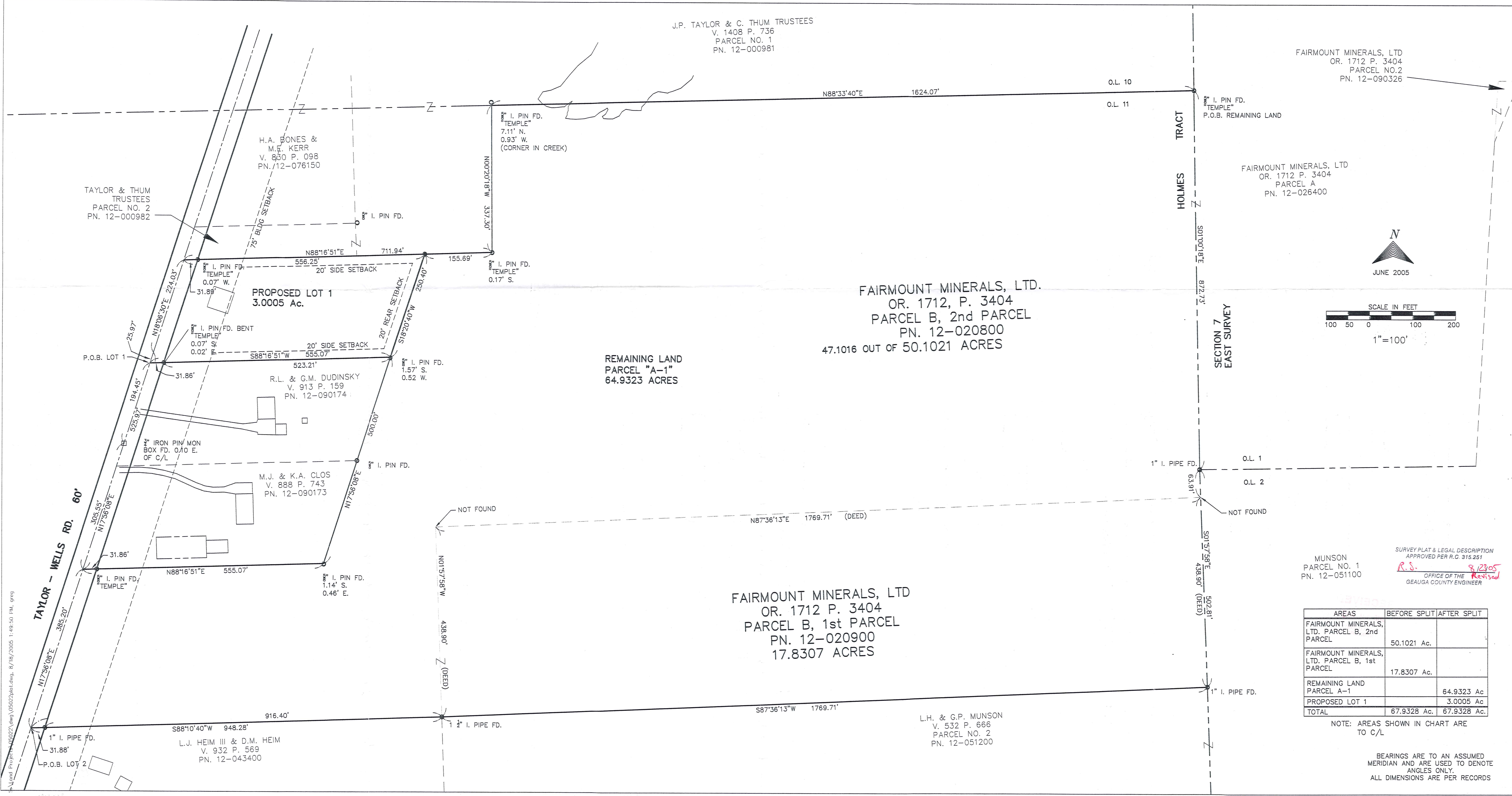
**BRAUN-PRENOSIL ASSOCIATES, INC.**  
ENGINEERS SURVEYORS LAND PLANNING  
4630 Richmond Road, Suite 180 Warrensville Hts., Ohio 44128  
Tel(216)378-1490 Fax(216)378-1497 braun@apk.net

WE DO HEREBY CERTIFY THAT WE HAVE SURVEYED THE PREMISES AND  
PREPARED THIS SURVEY MAP IN ACCORDANCE WITH THE PROVISIONS OF  
CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

*Gregory J. Chatham* 8/18/05  
GREGORY J. CHATHAM PROFESSIONAL SURVEYOR NO. 7882



● ALL IRON PINS SET ARE 5/8" X 30" REBAR CAPPED "BRAUN & PRENOSIL ASSOC"



SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
*R.S.* 8/23/05  
OFFICE OF THE  
GEAUGA COUNTY ENGINEER

AREAS	BEFORE SPLIT	AFTER SPLIT
FAIRMOUNT MINERALS, LTD. PARCEL B, 2nd PARCEL	50.1021 Ac.	
FAIRMOUNT MINERALS, LTD. PARCEL B, 1st PARCEL	17.8307 Ac.	
REMAINING LAND PARCEL A-1		64.9323 Ac
PROPOSED LOT 1		3.0005 Ac
<b>TOTAL</b>	<b>67.9328 Ac.</b>	<b>67.9328 Ac.</b>

NOTE: AREAS SHOWN IN CHART ARE TO C/L

BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.  
ALL DIMENSIONS ARE PER RECORDS

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**BRAUN-PRENOSIL  
ASSOCIATES, INC.**

ENGINEERS, SURVEYORS & LAND PLANNING

Fairmount Minerals  
picked up 8-24-05  
12-020800  
Vol. 1775-Pg. 2025

**LEGAL DESCRIPTION FOR FAIRMOUNT MINERALS, LTD. OF LOT 1 ON  
EASTERLY SIDE OF TAYLOR-WELLS ROAD  
3.0005 ACRES**

Page 1

Situated in the Township of Claridon, County of Geauga and State of Ohio, and known as being part of Original Claridon Township Lot 11 in the Holmes Tract, and bounded and described as follows:

Beginning in the centerline of Taylor-Wells Road, 60 feet wide, at the Northwest corner of land described in deed to R.L. and G.M. Dudinsky as recorded in Volume 913, Page 159 of Geauga County Records;

Thence North 17°56'08" East, along the centerline of said Taylor-Wells Road, a distance of 25.97 feet to an angle point therein;

Thence North 18°06'30" East, along the centerline of said Taylor-Wells Road, a distance of 224.03 feet to the Southwest corner of land described in deed as Parcel No. 2 to J.P. Taylor and C. Thum Trustees, as recorded in Volume 1408, Page 736 of Geauga County Records;

Thence North 88°16'51" East, along the South line of said Taylor and Thum Parcel No. 2 and Parcel No. 1 land, passing through a 5/8" iron pin found capped "Temple" at a distance of 31.89 feet, a total distance of 556.25 feet to a 5/8" iron pin set;

Thence South 18°20'40" West a distance of 250.40 feet to the Northeast corner of said Dudinsky land, a 5/8" iron pin found 1.57 feet South and 0.52 feet West;

Thence South 88°16'51" West along the North line of said Dudinsky land, passing through the East line of said Taylor-Wells Road at 523.21 feet, which is referenced by a 5/8" iron pin found 0.07 feet South and 0.02 feet East, a total distance of 555.07 feet to the principal place of beginning and containing 3.0005 acres of land, according to the survey of June 2005 by Braun-Prenosil Associates, Inc., Gregory J. Chatham Professional Surveyor No. 7882, be the same more or less but subject to all legal highways and easements of record.

Bearings are to an assumed meridian and are used to denote angles only.

All pins set are 30" long by 5/8" diameter rebar capped "Braun-Prenosil Assoc".

CLA.0004b

**LEGAL DESCRIPTION FOR FAIRMOUNT MINERALS, LTD. OF LOT 1 ON  
EASTERLY SIDE OF TAYLOR-WELLS ROAD  
3.0005 ACRES**

Page 2

Deed of Reference: Fairmount Minerals, Ltd. Volume 1712, Page 3404 of  
Geauga County Records.  
PN. 12-020800 3.0005 of 50.1021 acres

*Gregory J. Chatham* 8/18/05  
\_\_\_\_\_  
Gregory J. Chatham Professional Surveyor No. 7882



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

*R.S.* 8/23/05  
\_\_\_\_\_  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

RECEIVED  
AUG 23 2005  
ENGINEERS  
GEAUGA COUNTY

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12-095181

Vol. 1775-Pg. 2029



**BRAUN-PRENOSIL  
ASSOCIATES, INC.**

ENGINEERS, SURVEYORS & LAND PLANNING

**LEGAL DESCRIPTION FOR FAIRMOUNT MINERALS, LTD. OF REMAINING  
LAND ON EASTERLY SIDE OF TAYLOR-WELLS ROAD  
64.9323 ACRES**

Page 1

Situated in the Township of Claridon, County of Geauga and State of Ohio, and known as being part of Original Claridon Township Lot 11 in the Holmes Tract, and bounded and described as follows:

Beginning at the Northeast corner of said Original Lot 11, which is on the East line of said Holmes Tract, which is also a Southeast corner of land described in deed as Parcel No. 1 to J.P. Taylor and C. Thum Trustees, as recorded in Volume 1408, Page 736 of Geauga County Records, a 5/8" iron pin found capped "Temple";

Thence South 1°00'18" East, along the East line of said Original Lot 11, a distance of 872.73 feet to the Northwest corner of land described in deed as Parcel No. 1 to L.H. and G.P. Munson, as recorded in Volume 532, Page 666 of Geauga County Records, a 1" iron pipe found;

Thence South 1°57'58" East, along the West line of said Munson Parcel No. 1 a distance of 502.81 feet to the Northeast corner of land described in deed as Parcel No. 2 to said Munson, a 1" iron pipe found;

Thence South 87°36'13" West, along the North line of said Munson Parcel No. 2, a distance of 1769.71 feet to the Northwest corner thereof, also the Northeast corner of land described in deed to L.J. Heim III and D.M. Heim, as recorded in Volume 932, Page 569 of Geauga County Records, a 1 1/2" iron pipe found;

Thence South 88°10'40" West along the North line of said Heim land, passing through the East line of said Taylor-Wells Road at 916.40 feet, a 1" iron pipe found, a total distance of 948.28 feet to the centerline thereof;

Thence North 17°56'08" East, along the centerline of said Taylor-Wells Road, a distance of 385.20 feet to the Southwest corner of land described in deed to M.J. and K.A. Clos, as recorded in Volume 888, Page 743 of Geauga County Records;

Thence North 88°16'51" East, along the South line of said Clos land, passing through a 5/8" iron pin found capped "Temple" at a distance of 31.86 feet on the East line of said Taylor-Wells Road, a total distance of 555.07 feet to the Southeast corner thereof, a 5/8" iron pin found 1.14 feet South and 0.46 feet East;

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LAND ON EASTERLY SIDE OF TAYLOR-WELLS ROAD  
64.9323 ACRES**

Page 2

Thence North 17°56'08" East, along the East line of said Clos land and also along the East line of land described in deed to R.L. and G.M. Dudinsky as recorded in Volume 913, Page 159 of Geauga County Records, a distance of 500.00 feet to the Northeast corner of the latter, a 5/8" iron pin found 1.57 feet South and 0.52 feet West;

Thence North 18°20'40" East a distance of 250.40 feet to a South line of said Taylor and Thum land, a 5/8" iron pin set:

Thence North 88°16'51" East, along a South line of said Taylor and Thum land a distance of 155.69 feet to a Southeast corner thereof, a 5/8" iron pin found capped "Temple" 0.17 feet South;

Thence North 0°20'18" West, along a West line of said Taylor and Thum land a distance of 337.30 feet to an interior corner thereof in the middle of an existing creek, referenced by a 5/8" iron pin found capped "Temple" 7.11 feet North and 0.93 feet West;

Thence North 88°33'40" East along a South line of said Taylor and Thum land a distance of 1624.07 feet to the principal place of beginning and containing 64.9323 acres of land, according to the survey of June 2005 by Braun-Prenosil Associates, Inc., Gregory J. Chatham Professional Surveyor No. 7882, be the same more or less but subject to all legal highways and easements of record.

Bearings are to an assumed meridian and are used to denote angles only.  
All pins set are 30" long by 5/8" diameter rebar capped "Braun-Prenosil Assoc".

Deed of Reference: Fairmount Minerals, Ltd. Volume 1712, Page 3404 of  
Gauga County Records.  
PN. 12-020800 47.1016 of 50.1021 acres  
PN. 12-020900 17.8307 acres (all)

SURVEY PLAT & LEGAL DESCRIPTION  
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*R.S.* *8/23/05*  
OFFICE OF THE *Revised*  
GEAUGA COUNTY ENGINEER

*Gregory J. Chatham* *8/18/05*  
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Gregory J. Chatham Professional Surveyor No. 7882

