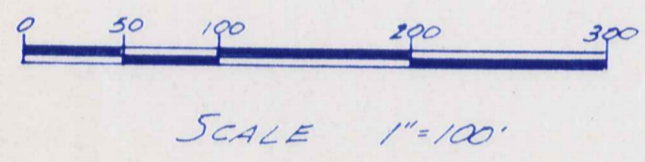


MAP OF A SURVEY FOR
D. KEVIN & NANCY M. O'BEILLY
PART OF ORIGINAL LOT NO. 16 & 21 BOND TRACT
HAMB DEN TOWNSHIP - GEauga COUNTY - OHIO

Pheasant Edge Subdivison (Phase III)
Vol. 29 pgs 39 thru 41 plats

1/2" Iron pipe fd.

1/2" Iron pipe fd.



Joseph & Shirley Beatty
Vol. 1035 pgs 888

Thomas A. Graham Jr. Trustee
Vol. 1030 pgs 1093

1214.93
N09° 53' 11" E

0.721
0.116

1022.19
503° 10' 27" W

285.00

8.387 Ac.

13.305 Ac.

11.901 Ac.

15-102344

15-102345

15-102346

15-102347

15-061300

3.000 Ac.
OUTSIDE R/W
TOTAL 3.138 Ac.

4.507 Ac.

NOTE: Bearings shown hereon are based on an assumed meridian and are used to indicate angles only.

5/8 inch iron pins with orange caps were set at points marked • unless noted otherwise.

TOTAL AREA COMBINED PROPERTY 41.237 Ac.

Todd W. & Linola J. Frusho
Vol. 1052 pgs 1270

Gail Stella & Paul A. Cilia
Vol. 960 pgs 296

1" iron pipe fd. 28.42' from 1/2" iron pin in mon. box

5/8" Iron pins fd. 177.41' N87° 02' 02" W

3/4" Iron pipe fd. 30.27' from 1/2" iron pin in mon. box

I hereby certify that this survey is in accordance with the provisions of section 4733-37 of the Ohio Administrative Code.

J. Arthur Temple
Registered Surveyor #176
November 2001



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
CEB 11/29/01
OFFICE OF THE REVISOR
GEAUGA COUNTY ENGINEER

5/8" Iron pipe fd. 10' in mon. box

(HAM
00126)

HAM00126

O'Reilly
Pickup 11-29-01
15-061300

**DESCRIPTION
FOR O'REILLY
COMBINED PROPERTY**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot No. 16 and 21, Bond Tract within said township and further described as follows:

Beginning in the centerline of Chardon-Windsor Road at a point where said centerline is intersected by the southerly prolongation of the east line of land conveyed to Todd W. and Linda J. Prusha by deed recorded in Vol. 1052, Pg. 1270 of the Geauga County Records of Deeds, said point of beginning being referenced by a 3/4 inch iron pin found in a monument box North 71° 20' 10" West a distance of 185.01 feet;

Thence North 05° 38' 55" East along said prolongation and along the east line of the said Prusha land, passing thru a 1 inch iron pipe found at 28.42 feet, a distance of 437.86 feet to a 5/8 inch iron pin found at the northeast corner thereof;

Thence North 72° 41' 15" West along the north line of the said Prusha land a distance of 336.45 feet to a 5/8 inch iron pin found in the east line of land conveyed to Joseph and Shirley Pokorny, by deed recorded in Vol. 1035, Pg. 888 of the Geauga County Records of Deeds;

Thence North 03° 53' 24" East along the east line of the said Pokorny land a distance of 1214.93 feet to a 1/2 inch iron pipe found in the south line of Pheasant Ridge Subdivision (Phase III) as recorded in Vol. 29 PP. 39-41 of the Geauga County Records of Plats;

Thence South 86° 28' 04" East along the south line of said subdivision a distance of 1110.08 feet to a 1/2 inch iron pipe found at the northwest corner of land conveyed to Thomas A. Graham, Jr., Trustee, by deed recorded in Vol. 1030, Pg. 1093 of the Geauga County Records of Deeds;

Thence South 02° 53' 04" West along the west line of the said Graham land a distance of 1409.43 feet to a 5/8 inch iron pin found at the northeast corner of land conveyed to Gail Stella and Paul A. Cilia by deed recorded in Vol. 960, Pg. 296 of the Geauga County Records of Deeds;

Thence North 87° 02' 02" West along the north line of the said Cilia land a distance of 177.41 feet to a 5/8 inch iron pin found at the northwest corner thereof;

Thence South 02° 53' 04" West along the west line of the said Cilia land a distance of 497.66 feet to the centerline of Chardon-Windsor Road, passing thru a 3/4 inch iron pipe found 30.47 feet therefrom;

Thence North 71° 20' 10" West along said road centerline a distance of 674.63 feet to the place of beginning, containing within said bounds 41.237 acres of land, according to the survey of J. Arthur Temple, Registered Surveyor No. 4761, dated November 2001.

The bearings shown herein are based on an assumed meridian and are used for angles only.

Previous Recordings: Vol. 758 Pg. 198; Vol. 975 Pg. 1053; Vol. 718 Pg. 480; Vol. 1156 Pg. 1014.

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
CRS 11/29/01
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER

**DESCRIPTION
FOR O'REILLY
11.901 Acres**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot No. 16 and 21, Bond Tract within said township and further described as follows:

Beginning in the centerline of Chardon-Windsor Road at a point where said centerline is intersected by the southerly prolongation of the east line of land conveyed to Todd W. and Linda J. Prusha by deed recorded in Vol. 1052, Pg. 1270 of the Geauga County Records of Deeds, said point of beginning being referenced by a 3/4 inch iron pin found in a monument box North 71° 20' 10" West a distance of 185.01 feet;

Thence North 05° 38' 55" East along said prolongation and along the east line of the said Prusha land, passing thru a 1 inch iron pipe found at 28.42 feet, a distance of 437.86 feet to a 5/8 inch iron pin found at the northeast corner thereof;

Thence North 72° 41' 15" West along the north line of the said Prusha land a distance of 336.45 feet to a 5/8 inch iron pin found in the east line of land conveyed to Joseph and Shirley Pokorny, by deed recorded in Vol. 1035, Pg. 888 of the Geauga County Records of Deeds;

Thence North 03° 53' 24" East along the east line of the said Pokorny land a distance of 1214.93 feet to a 1/2 inch iron pipe found in the south line of Pheasant Ridge Subdivision (Phase III) as recorded in Vol. 29 PP. 39-41 of the Geauga County Records of Plats;

Thence South 86° 28' 04" East along the south line of said subdivision a distance of 382.91 feet to a 5/8 inch iron pin set;

Thence South 03° 10' 27" West a distance of 1022.19 feet to a 5/8 inch iron pin set at an angle point;

Thence South 05° 38' 55" West a distance of 727.02 feet to the centerline of Chardon-Windsor Road, passing thru a 5/8 inch iron pin set 30.79 feet therefrom;

Thence North 71° 20' 10" West along said road centerline a distance of 61.58 feet to the place of beginning, containing within said bounds 11.901 acres of land, according to the survey of J. Arthur Temple, Registered Surveyor No. 4761, dated November 2001.

The bearings shown herein are based on an assumed meridian and are used for angles only.

Previous Recording: Vol. Pg.

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

CRB

11/29/01

OFFICE OF THE REVISED
GEAUGA COUNTY ENGINEER

**DESCRIPTION
FOR O'REILLY
13.305 Acres**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot No. 16, Bond Tract within said township and further described as follows:

Beginning in the centerline of Chardon-Windsor Road at a point which is South 71° 20' 10" East along said road centerline a distance of 612.28 feet from a point where said road centerline is intersected by the southerly prolongation of the east line of land conveyed to Todd W. and Linda J. Prusha by deed recorded in Vol. 1052, Pg. 1270 of the Geauga County Records of Deeds, said point of beginning being referenced by a 3/4 inch iron pin found in a monument box North 71° 20' 10" West a distance of 797.29 feet;

Thence North 02° 53' 04" East, passing thru a 5/8 inch iron pin set at 31.17 feet, a distance of 1300.00 feet to a 5/8 inch iron pin set at an angle point;

Thence North 54° 35' 56" West a distance of 582.47 feet to a 5/8 inch iron pin set at an angle point;

Thence North 03° 10' 27" East a distance of 285.00 feet to a 5/8 inch iron pin set in the south line of Pheasant Ridge Subdivision (Phase III) as recorded in Vol. 29 PP. 39-41 of the Geauga County Records of Plats;

Thence South 86° 28' 04" East along the south line of said subdivision a distance of 727.17 feet to a 1/2 inch iron pipe found at the northwest corner of land conveyed to Thomas A. Graham, Jr., Trustee, by deed recorded in Vol. 1030, Pg. 1093 of the Geauga County Records of Deeds;

Thence South 02° 53' 04" West along the west line of the said Graham land a distance of 1409.43 feet to a 5/8 inch iron pin found at the northeast corner of land conveyed to Gail Stella and Paul A. Cilia by deed recorded in Vol. 960, Pg. 296 of the Geauga County Records of Deeds;

Thence North 87° 02' 02" West along the north line of the said Cilia land a distance of 177.41 feet to a 5/8 inch iron pin found at the northwest corner thereof;

Thence South 02° 53' 04" West along the west line of the said Cilia land a distance of 497.66 feet to the centerline of Chardon-Windsor Road, passing thru a 3/4 inch iron pipe found 30.47 feet therefrom;

Thence North 71° 20' 10" West along said road centerline a distance of 62.35 feet to the place of beginning, containing within said bounds 13.305 acres of land, according to the survey of J. Arthur Temple, Registered Surveyor No. 4761, dated November 2001.

The bearings shown herein are based on an assumed meridian and are used for angles only.

Previous Recording: Vol. Pg.

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

CRB 11/29/01
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER

**DESCRIPTION
FOR O'REILLY
3.138 Acres**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot No.16, Bond Tract within said township and further described as follows:

Beginning in the centerline of Chardon-Windsor Road at a point which is South 71° 20' 10" East along said road centerline a distance of 61.58 feet from a point where said road centerline is intersected by the southerly prolongation of the east line of land conveyed to Todd W. and Linda J. Prusha by deed recorded in Vol. 1052, Pg. 1270 of the Geauga County Records of Deeds, said point of beginning being referenced by a 3/4 inch iron pin found in a monument box North 71° 20' 10" West a distance of 246.59 feet;

Thence North 05° 38' 55" East, passing thru a 5/8 inch iron pin set at 30.79 feet, a distance of 727.02 feet to a 5/8 inch iron pin set;

Thence South 71° 20' 10" East a distance of 177.34 feet to a 5/8 inch iron pin set;

Thence South 02° 53' 04" West a distance of 457.65 feet to a 5/8 inch iron pin set at an angle point;

Thence South 05° 38' 55" West a distance of 275.00 feet to the centerline of Chardon-Windsor Road, passing through a 5/8 inch iron pin set 30.79 feet therefrom;

Thence North 71° 20' 10" West along said road centerline a distance of 200.00 feet to the place of beginning, containing within said bounds 3.138 acres of land, 3.00 acres being outside the road right of way and 0.138 acres of land being contained with the road right of way, according to the survey of J. Arthur Temple, Registered Surveyor No. 4761, dated November 2001.

The bearings shown herein are based on an assumed meridian and are used for angles only.

Previous Recording: Vol. Pg.

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

CRB

11/29/01

OFFICE OF THE
GEAUGA COUNTY ENGINEER

**DESCRIPTION
FOR O'REILLY
4.507 Acres
residual**

Situated in the Township of Hambden, County of Geauga, State of Ohio, being part of Original Lot No. 16, Bond Tract within said township and further described as follows:

Beginning in the centerline of Chardon-Windsor Road at a point which is South $71^{\circ} 20' 10''$ East along said road centerline a distance of 261.58 feet from a point where said road centerline is intersected by the southerly prolongation of the east line of land conveyed to Todd W. and Linda J. Prusha by deed recorded in Vol. 1052, Pg. 1270 of the Geauga County Records of Deeds, said point of beginning being referenced by a $\frac{3}{4}$ inch iron pin found in a monument box North $71^{\circ} 20' 10''$ West a distance of 446.59 feet;

Thence North $05^{\circ} 38' 55''$ East, passing thru a $\frac{5}{8}$ inch iron pin set at 30.79 feet, a distance of 275.00 feet to a $\frac{5}{8}$ inch iron pin set at an angle point;

Thence North $02^{\circ} 53' 04''$ East a distance of 457.65 feet to a $\frac{5}{8}$ inch iron pin set;

Thence South $71^{\circ} 20' 10''$ East a distance of 274.57 feet to a $\frac{5}{8}$ inch iron pin set;

Thence South $02^{\circ} 53' 04''$ West a distance of 736.08 feet to the centerline of Chardon-Windsor Road, passing through a $\frac{5}{8}$ inch iron pin set 31.17 feet therefrom;

Thence North $71^{\circ} 20' 10''$ West along said road centerline a distance of 288.35 feet to the place of beginning, containing within said bounds 4.507 acres of land, according to the survey of J. Arthur Temple, Registered Surveyor No. 4761, dated November 2001.

The bearings shown herein are based on an assumed meridian and are used for angles only.

Previous Recording: Vol. Pg.

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

CPB

12/4/01

OFFICE OF THE
GEAUGA COUNTY ENGINEER