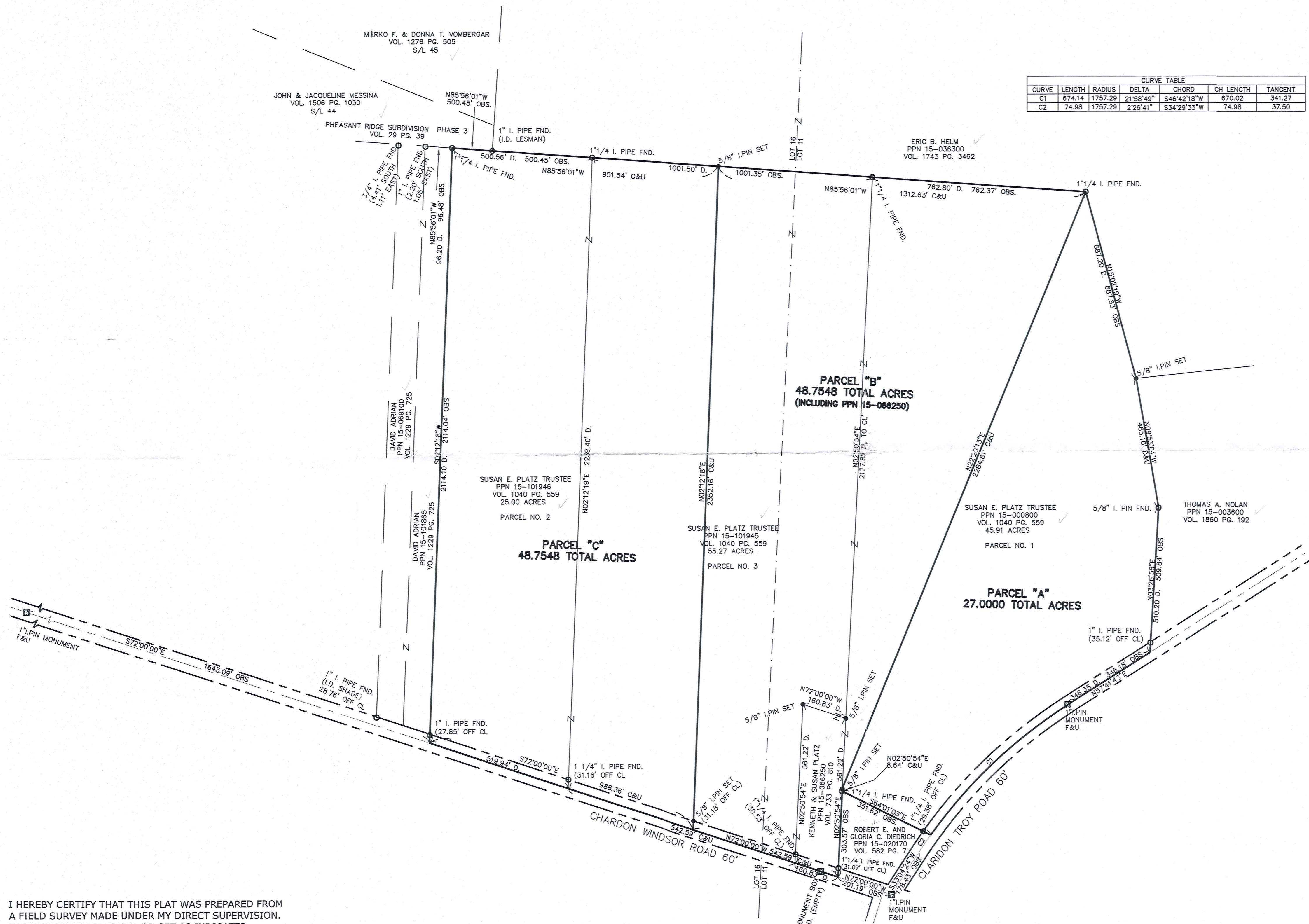


PLAT OF SURVEY AND LOT SPLIT For SUSAN E. PLATZ TRUSTEE

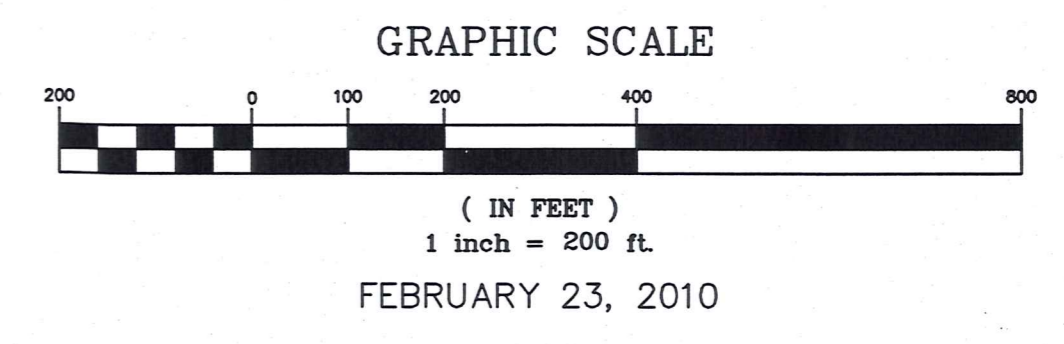
SITUATED IN THE TOWNSHIP OF HAMBDEN, COUNTY OF GEauga
AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF
ORIGINAL LOT NUMBERS 11 AND 16, BOND TRACT



CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LENGTH	TANGENT
C1	674.14	1757.29	21°58'49"	S48°42'18"W	670.02	341.27
C2	74.98	1757.29	2°26'41"	S34°29'33"W	74.98	37.50

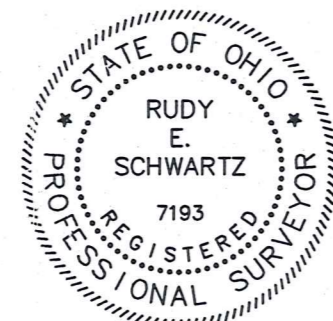
LEGEND

- i.p.s. 5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
- i.Pin Iron Pin
- i.Pipe Iron Pipe
- Mon. Monument
- Fa Fence post
- Mag Mag Nail Set
- Fnd. Found
- D. Deed
- R/Rec Record
- M/Msd Measured
- O/Obs Observed
- C/Calc Calculated
- U. Used
- D.R. Deed Record
- O.R. Official Record
- C.L. C/L Centerline
- e/p Edge of Pavement
- P Plat record information



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 02 RST10
OFFICE OF THE
GEAUGA COUNTY ENGINEER

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A FIELD SURVEY MADE UNDER MY DIRECT SUPERVISION. MONUMENTS WERE FOUND OR SET AS INDICATED. DIMENSIONS ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF. BEARINGS REFER TO AN ASSUMED MERIDIAN AND ARE INTENDED TO INDICATE ANGLES ONLY. ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.



Rudy E. Schwartz
RUDY E. SCHWARTZ, P.S. #7193 Date 2.23.10

PREPARED FOR:
SUSAN E. PLATZ TRUSTEE
13940 CHARDON WINDSOR RD
CHARDON, OHIO 44024

PREPARED BY:
SCHWARTZ LAND SURVEYING INC.
RUDY E. SCHWARTZ
PROFESSIONAL SURVEYOR
12121 KINSMAN ROAD
NEWBURY, OHIO 44065
440-564-8174 Fax: 440-564-8285

HAM00215 (HAM 00215)

Platz (10-015)

Picked up 02-25-10

15-000800

Vol. 1877-Pg. 1895

LEGAL DESCRIPTION
OF A
27.0000 ACRE PARCEL
FOR
SUSAN E. PLATZ TRUSTEE
PARCEL "A"

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Original Lot No. 11, Bond Tract in said Township, and further being known as a part of parcel No. 1 of lands conveyed to the Susan E. Platz Trustee (PPN 15-000800) by deed recorded in Volume 1040, Page 559 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found in the centerline of Chardon Windsor Road, 60 feet wide, at its intersection with the centerline of Claridon Troy Road, 60 feet wide, said monument also being the Southeasterly corner of land conveyed to Robert E. and Gloria C. Diedrich (PPN 15-020170) by deed recorded in Volume 582, Page 7 of Geauga County Deed Records;

Thence North 72° 00' 00" West, along said centerline of Chardon Windsor Road, also being the Southerly line of land so conveyed to Robert E. and Gloria C. Diedrich, a distance of 201.19 feet to a point at the Southwesterly corner thereof, said point also being at the Southeasterly corner of land conveyed to Kenneth and Susan Platz (PPN 15-066250) by deed recorded in Volume 733, Page 810 of Geauga County Deed Records;

Thence North 2° 50' 54" East, along the Easterly line of land so conveyed to Kenneth and Susan Platz, and passing through a 1 1/4 inch iron pipe found at 31.07 feet, a total distance of 303.57 feet to a 1 1/4 inch iron pipe found at the Northwesterly corner thereof and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence North 2° 50' 54" East, continuing along said Easterly line of land so conveyed to Kenneth and Susan Platz, a distance of 8.64 feet to a 5/8 inch iron pin set;

COURSE II Thence North 22° 20' 13" East a distance of 2284.61 feet to a 1 1/4 inch iron pipe found at an interior corner of land conveyed to Eric B. Helm (PPN 15-036300) by deed recorded in Volume 1743, Page 3462 of Geauga County Deed Records;

COURSE III Thence South 15° 02' 19" East, along a Westerly line of land so conveyed to Eric B. Helm, a distance of 687.83 feet to a 5/8 inch iron

pin set at a Southwesterly corner thereof, said pin also being at the Northwesterly corner of land conveyed to Thomas A. Nolan (PPN 15-003600) by deed recorded in Volume 1860, Page 192 of Geauga County Deed Records;

COURSE IV Thence South 9° 53' 04" East, along a Westerly line of land so conveyed to Thomas A. Nolan, a distance of 465.10 feet to a 5/8 inch iron pin found at an angle point thereof;

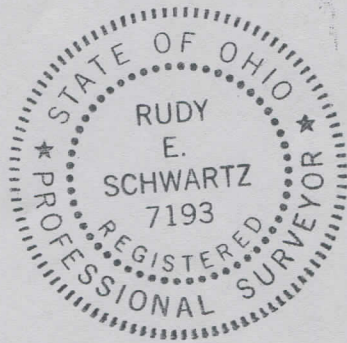
COURSE V Thence South 3° 26' 56" West, along a Westerly line of land so conveyed to Thomas A. Nolan, and passing through a 1 inch iron pipe found at 474.72 feet, a total distance of 509.84 feet to a point in said centerline of Claridon Troy Road at the Southwesterly corner thereof;

COURSE VI Thence South 57° 41' 43" West, along said centerline of Claridon Troy Road, a distance of 346.18 feet to a monument box with a 1 inch iron pin found at a point of curvature;

COURSE VII Thence continuing along the arc of a curve deflecting to the left, also being said centerline of Claridon Troy Road, a distance of 674.14 feet, said curve having a radius of 1757.29 feet, a delta of 21° 58' 49", and a chord which bears South 46° 42' 18" West a distance of 670.02 feet to a point at the Northeasterly corner of land so conveyed to Robert E. and Gloria C. Diedrich;

COURSE VIII Thence North 64° 01' 03" West, along the Northerly line of land so conveyed to Robert E. and Gloria C. Diedrich, and passing through a 1 1/4 inch iron pipe found at 29.58 feet, a total distance of 351.62 feet to the Principal Place of Beginning and containing 27.0000 acres of land as surveyed, calculated and described, on February 23, 2010 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins set are I.D. Schwartz 7193.

RECORDED



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

R.S. 02/25/10

OFFICE OF THE
GEAUGA COUNTY ENGINEER

2-23-10

DATE

RUDY E. SCHWARTZ, P.S. 7193

LEGAL DESCRIPTION
OF A
48.7548 ACRE PARCEL
FOR
SUSAN E. PLATZ TRUSTEE
PARCEL "B"

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Original Lot Nos. 11 and 16, Bond Tract in said Township, and further being known as a part of parcel No. 1 of lands conveyed to the Susan E. Platz Trustee (PPN 15-000800) by deed recorded in Volume 1040, Page 559 of Geauga County Deed Records, and also being part of parcel No. 3 of lands conveyed to Susan E. Platz (PPN 15-101945) by deed recorded in Volume 1040, Page 559 of Geauga County Deed Records, and also being all of a parcel of land conveyed to Kenneth & Susan Platz (PPN 15-066250) by deed recorded in Volume 733, Page 810 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found in the centerline of Chardon Windsor Road, 60 feet wide, at its intersection with the centerline of Claridon Troy Road, 60 feet wide, said monument also being the Southeasterly corner of land conveyed to Robert E. and Gloria C. Diedrich (PPN 15-020170) by deed recorded in Volume 582, Page 7 of Geauga County Deed Records;

Thence North 72° 00' 00" West, along said centerline of Chardon Windsor Road, also being the Southerly line of land so conveyed to Robert E. and Gloria C. Diedrich, a distance of 201.19 feet to the Southwesterly corner thereof, said point also being the Southeasterly corner of land so conveyed to Kenneth and Susan Platz and the Principal Place of Beginning of the premises herein intended to be described;

- COURSE I Thence North 72° 00' 00" West, continuing along said centerline of Chardon Windsor Road, a distance of 542.59 feet to a point.
- COURSE II Thence North 2° 12' 18" East, passing through a 5/8 inch iron pin set at 31.18 feet, a total distance of 2352.16 feet to a 5/8 inch iron pin set at on the Southerly line of land conveyed to Eric B. Helm (PPN 15-036300) by deed recorded in Volume 1743, Page 3462 of Geauga County Deed Records;
- COURSE III Thence South 85° 56' 01" East, along said Southerly line of land so conveyed to Eric B. Helm, a distance of 1312.63 feet to a 1 1/4 inch iron pipe found at an interior corner thereof;

COURSE IV

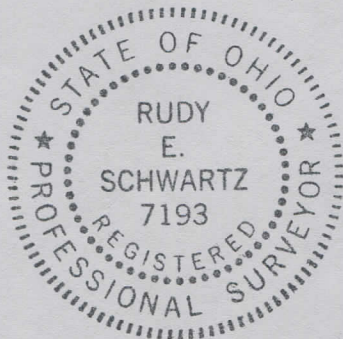
Thence South 22° 20' 13" West a distance of 2284.61 feet to a 5/8 inch iron pin set on the Easterly line of land so conveyed to Kenneth and Susan Platz;

COURSE V

Thence South 2° 50' 54" West, along said Easterly line of land so conveyed to Kenneth and Susan Platz, and along the Westerly line of land so conveyed to Robert E. and Gloria C. Diedrich, and passing through a 1 1/4 inch iron pipe found at 281.14 feet, a total distance of 312.21 feet to the Principal Place of Beginning and containing 48.7548 acres of land (27.7705 acres out of PPN 15-101945, 2.0000 acres out of PPN 15-066250, and 18.9843 acres out of PPN 15-000800) as surveyed, calculated and described, on February 23, 2010 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins set are I.D. Schwartz 7193.

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

R.S. 02/25/10
OFFICE OF THE Revised
GEAUGA COUNTY ENGINEER



2-25-10

DATE

RUDY E. SCHWARTZ, P.S. 7193

LEGAL DESCRIPTION
OF A
48.7548 ACRE PARCEL
FOR
SUSAN E. PLATZ TRUSTEE
PARCEL "C"

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Original Lot No. 16, Bond Tract in said Township, and further being known as all of parcel No. 2 of lands conveyed to the Susan E. Platz Trustee (PPN 15-101946) by deed recorded in Volume 1040, Page 559 of Geauga County Deed Records, and also being part of parcel No. 3 of lands conveyed to Susan E. Platz (PPN 15-101945) by deed recorded in Volume 1040, Page 559 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found in the centerline of Chardon Windsor Road, 60 feet wide, at its intersection with the centerline of Claridon Troy Road, 60 feet wide, said monument also being the Southeasterly corner of land conveyed to Robert E. and Gloria C. Diedrich (PPN 15-020170) by deed recorded in Volume 582, Page 7 of Geauga County Deed Records;

Thence North 72° 00' 00" West, along said centerline of Chardon Windsor Road, a distance of 743.78 feet to the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence North 72° 00' 00" West, continuing along said centerline of Chardon Windsor Road, a distance of 988.36 feet to a point at the Southerly prolongation of the Easterly line of land conveyed to David Adrian (PPN 15-101865) by deed recorded in Volume 1229, Page 725 of Geauga County Deed Records;

COURSE II Thence North 2° 12' 18" East, along said Southerly Prolongation of the Easterly line of land so conveyed to David Adrian, and passing through a 1 inch iron pipe found at 27.85 feet, and along the Easterly line of land so conveyed to David Adrian, a total distance of 2114.04 feet to a 1 1/4 inch iron pipe found at the Northeasterly corner thereof, said pipe also being on the Southerly line of subplot No. 44 of the Pheasant Ridge Subdivision Phase 3 as shown by plat recorded in Volume 29, Page 39 of Geauga County Plat Records;

COURSE III Thence South 85° 56' 01" East, along said Southerly line of the Pheasant Ridge Subdivision Phase 3, and along the Southerly line of land conveyed to Eric B. Helm (PPN 15-036300) by deed recorded in Volume

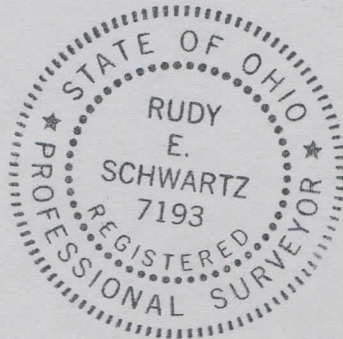
1743, Page 3462 of Geauga County Deed Records, a distance of 951.54 feet to a 5/8 inch iron pin set;

COURSE IV

Thence South 2° 12' 18" West, and passing through a 5/8 inch iron pin set at 2320.98 feet, a total distance of 2352.16 feet to the Principal Place of Beginning and containing 48.7548 acres of land (24.9938 acres out of PPN 15-101946, and 23.7610 acres out of PPN 15-101945) as surveyed, calculated and described, on February 23, 2010 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins set are I.D. Schwartz 7193.

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

R.S. 02/25/10
OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER



2.25.10

DATE

RUDY E. SCHWARTZ, P.S. 7193