

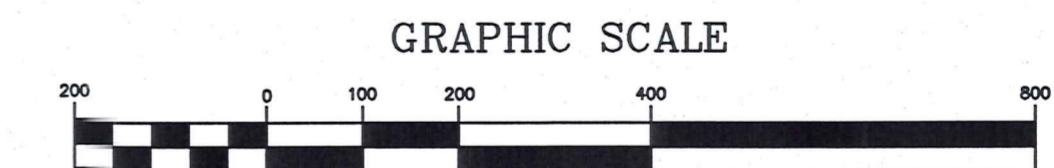
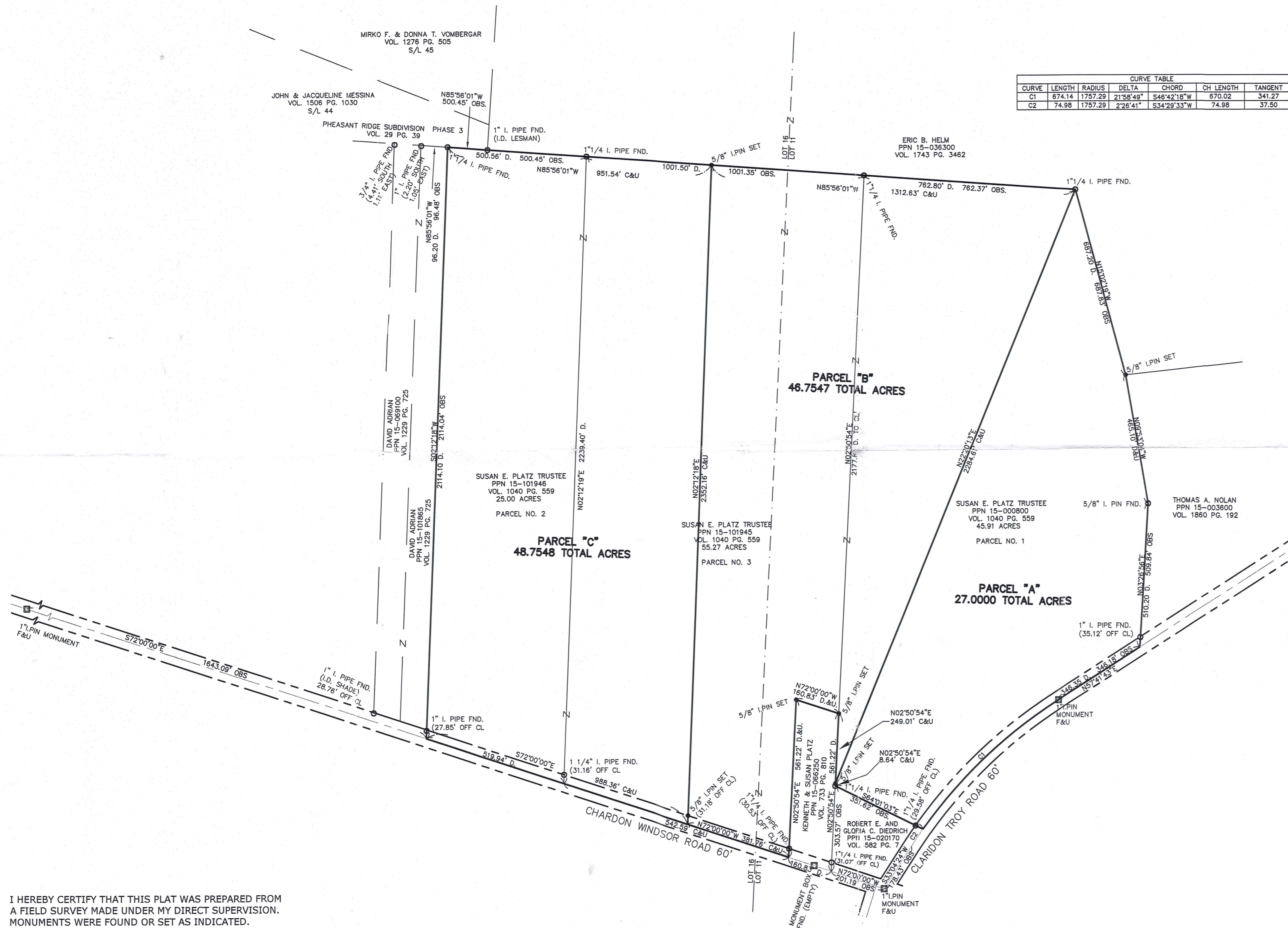
# PLAT OF SURVEY AND LOT SPLIT For SUSAN E. PLATZ TRUSTEE

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 TABLE						
CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LENGTH	TANGENT
C1	674.14	1757.29	21°58'49"	S46°42'18"W	670.02	341.27
C2	74.98	1757.29	2°26'41"	S34°29'33"W	74.98	37.50

### LEGEND

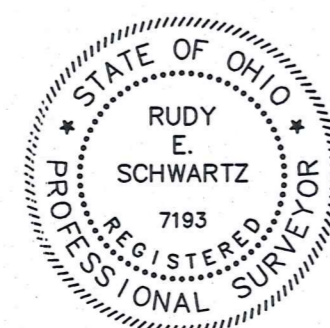
- 5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
- Iron Pin
- ⊙ Iron Pipe
- Monument
- ⊠ Fence post
- ⊗ Mag Nail Set
- Fnd. Found
- D. Deed
- R/Rec Record
- M/Msd Measured
- O/Obs Observed
- C/Calc Calculated
- U. Used
- D.R. Deed Record
- O.R. Official Record
- C.L. C/L Centerline
- e/p Edge of Pavement
-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



FEBRUARY 23, 2010  
REVISED MARCH 5, 2010

SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
*R.S.* 03/11/10  
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, P.S. #7193

3.5.10  
Date

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

HAM00216

(HAM 00216)

Platz (10-017)

Picked up 3-11-10

15-101946

Vol. 1877- Pg. 1895

LEGAL DESCRIPTION  
 OF A  
 46.7547 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 Trustee (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 362.02 feet to a point at the Southwesterly 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 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 381.76 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 North 2° 50' 54" East, along said Easterly line of land so conveyed to Kenneth and Susan Platz, a distance of 249.01 feet to a 5/8 inch iron pin set at the Northeasterly corner thereof;

COURSE VI Thence North 72° 00' 00" West, along the Northerly line of land so conveyed to Kenneth and Susan Platz, a distance of 160.83 feet to a 5/8 inch iron pin set at the Northwesterly corner thereof;

COURSE VII Thence South 2° 50' 54" West, along the Westerly line of land so conveyed to Kenneth and Susan Platz, and passing through a 1 1/4 inch iron pipe found at 530.69 feet, a total distance of 561.22 feet to the Principal Place of Beginning and containing 46.7547 acres of land (27.7705 acres out of PPN 15-101945, and 18.9842 acres out of PPN 15-000800) as surveyed, calculated and described, on March 5, 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. 03/11/10  
OFFICE OF THE Revised  
GEAUGA COUNTY ENGINEER



RECEIVED

3.10.10

DATE

RUDY E. SCHWARTZ, P.S. 7193