

PLAT OF SURVEY, LOT SPLIT AND CONSOLIDATION
For
ROBERT ALEXANDER AND GEORGIANN FARINACCI, AKA GEORGIANN ALEXANDER, TRUSTEES AND TIMOTHY J. AND ANN F. LITTS
 SITUATED IN THE TOWNSHIP OF HAMB DEN, COUNTY OF GEAUGA AND THE STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL LOT NUMBER 22, BOND TRACT, HAMB DEN TOWNSHIP.

PREPARED FOR:
 ROBERT AND GEORGIANN ALEXANDER
 10150 SAWMILL DR
 CHARDON, OH 44024
 AND
 TIMOTHY J. AND ANN F. LITTS
 13393 GAR HIGHWAY
 CHARDON, OH 44024

REFERENCES USED:

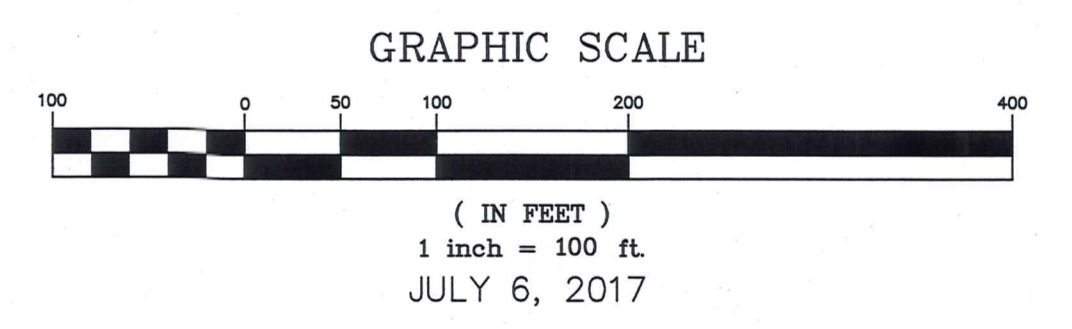
- DEEDS OF RECORD
- FOX GLEN SUBDIVISION VOL. 14 PGS. 10-13, VOL. 13 PGS. 133-136
- TIMBERWOOD ESTATES SUBDIVISION VOL. 23 PGS. 75-77
- US 006 GAR HIGHWAY 1933 PLANS (CHARDON VILLAGE TO THOMPSON ROAD)
- US 006 GAR HIGHWAY 1923 RW PLANS

PROPOSED PARCELS

- 3.4000 ACRE PARCEL= 0.2558 ACRES PART OF PN 15-101842
0.4529 ACRES PART OF PN 15-027600
2.6913 ACRES PART OF PN 15-101829
- 4.5427 ACRE PARCEL= FROM PART OF PN 15-027600
- 16.1597 ACRE PARCEL= 0.6593 ACRES PART OF PN 15-101829
4.5963 ACRES PART OF PN 15-102378
5.2575 ACRES PART OF PN 15-101842
5.6466 ACRES PART OF PN 15-024700

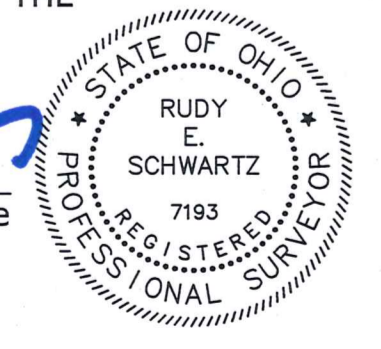
LEGEND

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



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 MERIDAN 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 7.19.17
 RUDY E. SCHWARTZ, P.S. #7193 Date



SURVEY PLAT & LEGAL DESCRIPTION
 APPROVED PER R.O. 315.251
[Signature]
 GEAUGA COUNTY AUDITOR
 TAX MAP DEPT.

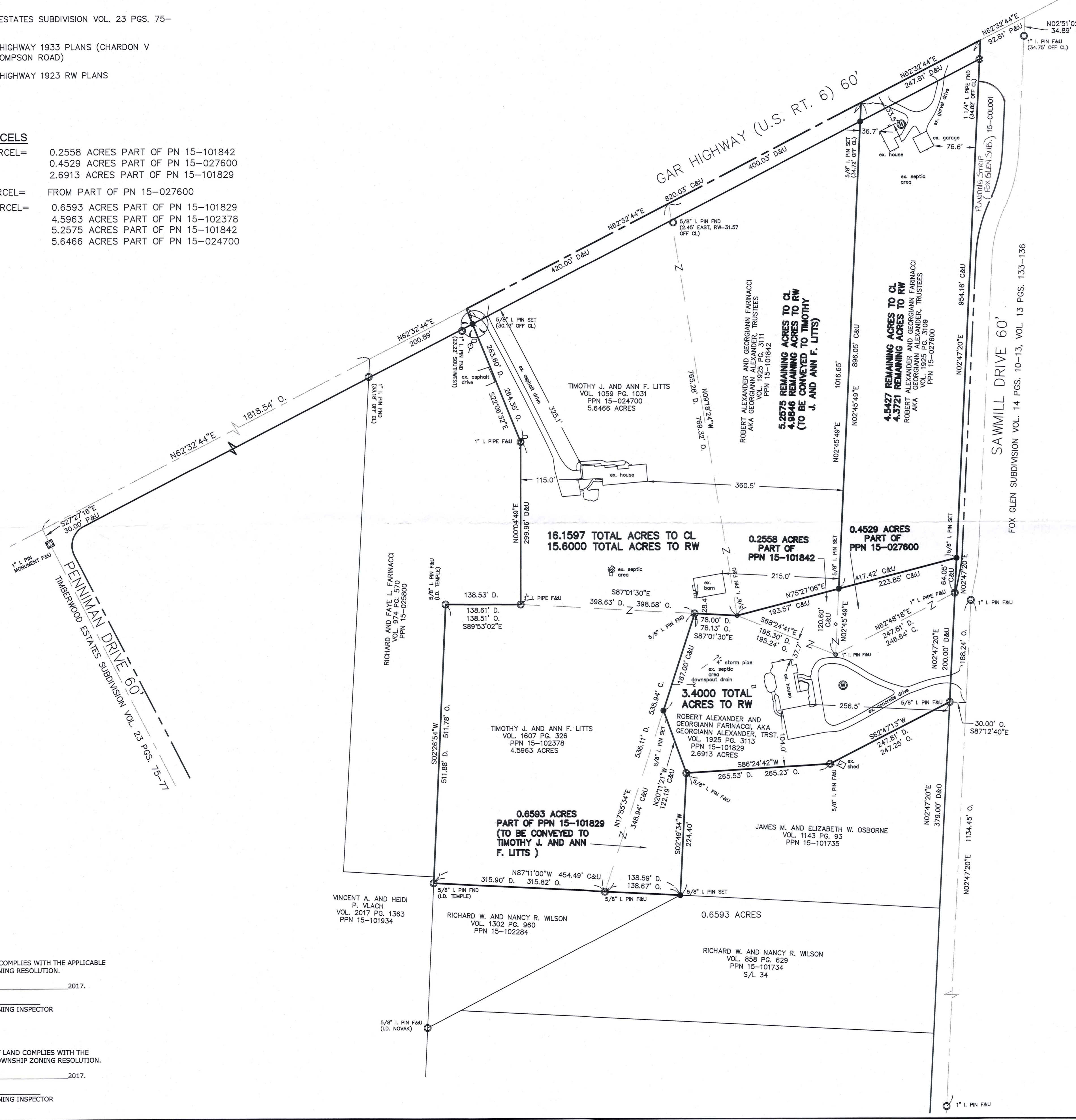
PREPARED BY:
SCHWARTZ LAND SURVEYING INC.
 RUDY E. SCHWARTZ
 PROFESSIONAL SURVEYOR
 12121 KINSMAN ROAD
 NEWBURY, OHIO 44065
 440-564-8174 Fax: 440-564-8285

THIS DIVISION OF LAND COMPLIES WITH THE APPLICABLE HAMB DEN TOWNSHIP ZONING RESOLUTION.
 THIS _____ DAY OF _____ 2017.

BY _____
 HAMB DEN TOWNSHIP ZONING INSPECTOR

THIS CONSOLIDATION OF LAND COMPLIES WITH THE APPLICABLE HAMB DEN TOWNSHIP ZONING RESOLUTION.
 THIS _____ DAY OF _____ 2017.

BY _____
 HAMB DEN TOWNSHIP ZONING INSPECTOR



HAM 00274
HAM00274

Alexander & Farinacci - Litts (17-091)
Picked Up 07/24/17
VOL. 2037 pg 2979
pn # 15-102627

LEGAL DESCRIPTION
OF A
0.6593 ACRE PARCEL
FOR
TIMOTHY J. AND ANN F. LITTS

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Lot No. 22, Bond Tract, and further known as being part of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829) by deed recorded in Volume 1925, Pages 3113 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of intersection in the centerline of Sawmill Drive, 60 feet wide, as shown by the Fox Glen Subdivision recorded in Volume 14, Pages 10-13, and Volume 13, Pages 133-136 of Geauga County Plat Records, said monument lying North 2° 47' 20" East, along said centerline of Sawmill Drive, a distance of 1134.45 feet from a monument box with a 1 inch iron pin found;

Thence South 2° 47' 20" West, along said centerline of Sawmill Drive, a distance of 188.24 feet to a point;

Thence North 87° 12' 40" West, a distance of 30.00 feet to a 5/8 inch iron pin found at the Northeasterly corner of land conveyed to James M. and Elizabeth W. Osborne (PPN 15-101735) by deed recorded in Volume 1143, Page 93 of Geauga County Deed Records;

Thence South 62° 47' 13" West, along a Northerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 247.25 feet to a 5/8 inch iron pin found at an interior corner thereof;

Thence South 86° 24' 42" West, along a Northerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 265.23 feet to a 5/8 inch iron pin found, and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence South 2° 49' 34" West, along the Westerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 224.40 feet to a 5/8 inch iron pin set at the Southwesterly corner thereof, said pin also being at the Northeasterly corner of land conveyed to Richard W. and Nancy R. Wilson (PPN 15-102284) by deed recorded in Volume 1302, Page 960 of Geauga County Deed records;

COURSE II Thence North 87° 11' 00" West, along the Northerly line of land so conveyed to Richard W. and Nancy R. Wilson, a distance of 138.67 feet to a 5/8 inch iron pin found at the Southeasterly corner of land conveyed

to Timothy J. and Ann F. Litts (PPN 15-102378) by deed recorded in Volume 1607, Page 326 of Geauga County Deed Records;

COURSE III Thence North 17° 55' 34" East, along the Easterly line of land so conveyed to Timothy J. and Ann F. Litts, a distance of 348.94 feet to a 5/8 inch iron pin set;

COURSE IV Thence South 20° 11' 21" East (creating a new line) a distance of 122.19 feet to the Principal Place of Beginning and containing 0.6593 acres of land as surveyed, calculated and described, on July 6, 2017 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7.18.17
DATE

[Signature]
RUDY E. SCHWARTZ, P.S. 7193

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Signature] 07/21/17
GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

CONSOLIDATION
 LEGAL DESCRIPTION
 OF A
 3.4000 ACRE PARCEL
 FOR
 ROBERT ALEXANDER AND GEORGIANN FARINACCI
 AKA GEORGIANN ALEXANDER, TRUSTEES

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Lot No. 22, Bond Tract, and further known as being part of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829) by deed recorded in Volume 1925, Pages 3113 of Geauga County Deed Records, and being part of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101842) by deed recorded in Volume 1925, Pages 3111 of Geauga County Deed Records, and being part of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-027600) by deed recorded in Volume 1925, Pages 3109 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of intersection in the centerline of Sawmill Drive, 60 feet wide, as shown by the Fox Glen Subdivision recorded in Volume 14, Pages 10-13, and Volume 13, Pages 133-136 of Geauga County Plat Records, said monument lying North $2^{\circ} 47' 20''$ East, along said centerline of Sawmill Drive, a distance of 1134.45 feet from a monument box with a 1 inch iron pin found;

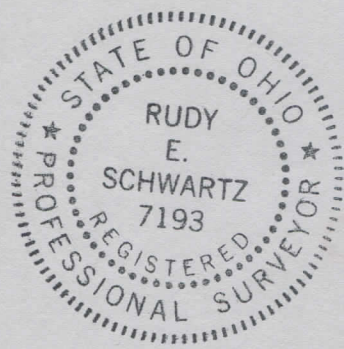
Thence South $2^{\circ} 47' 20''$ West, along said centerline of Sawmill Drive, a distance of 188.24 feet to a point;

Thence North $87^{\circ} 12' 40''$ West, a distance of 30.00 feet to a 5/8 inch iron pin found at the Northeasterly corner of land conveyed to James M. and Elizabeth W. Osborne (PPN 15-101735) by deed recorded in Volume 1143, Page 93 of Geauga County Deed Records, and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence South $62^{\circ} 47' 13''$ West, along a Northerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 247.25 feet to a 5/8 inch iron pin found at an interior corner thereof;

COURSE II Thence South $86^{\circ} 24' 42''$ West, along a Northerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 265.23 feet to a 5/8 inch iron pin found at the Northwesterly corner thereof;

- COURSE III Thence North 20° 11' 21" West (creating a new line) a distance of 122.19 feet to a 5/8 inch iron pin set on the Easterly line of land conveyed to Timothy J. and Ann F. Litts (PPN 15-102378) by deed recorded in Volume 1607, Page 326 of Geauga County Deed Records;
- COURSE IV Thence North 17° 55' 34" East, along said Easterly line of land so conveyed to Timothy J. and Ann F. Litts, a distance of 187.00 feet to a 5/8 inch iron pin found at the Southerly line of land conveyed to Timothy J. and Ann F. Litts (PPN 15-024700) by deed recorded in Volume 1059, Page 1031 of Geauga County Deed Records;
- COURSE V Thence South 87° 01' 30" East, along said Southerly line of land so conveyed to Timothy J. and Ann F. Litts (PPN 15-024700), a distance of 78.13 feet to a 5/8 inch iron pin found at the Southwesterly corner of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101842) by deed recorded in Volume 1925, Pages 3111 of Geauga County Deed Records;
- COURSE VI Thence North 75° 27' 06" East (creating a new line), a distance of 417.42 feet to a 5/8 inch iron pin set on a Westerly line of the planting strip in said Fox Glen Subdivision by plat recorded in Volume 14, Pages 10-13 of Geauga County Plat Records;
- COURSE VII Thence South 2° 47' 20" West, along said Westerly line of said planting strip, and along the Westerly right-of-way of Sawmill Drive, 60 feet wide, a distance of 264.05 feet to the Principal Place of Beginning and containing 3.4000 acres of land (2.6913 acres from part of PPN 15-101829, 0.2558 acres from part of PPN 15-101842, and 0.4529 acres from part of PPN 15-027600) as surveyed, calculated and described, on July 6, 2017 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7.19.17

DATE

RUDY E. SCHWARTZ, P.S. 7193

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

Rudy E. Schwartz 07/21/17
 GEAGA COUNTY AUDITOR
 TAX MAP DEPT. *R*

HAM 00274

Alexander & Farinacci - (17-091)

Litts

Picked up 7/24/17

Vol. 2037 pg 2980

pn # 15-027600

REMAINING LANDS
 LEGAL DESCRIPTION
 OF A
 4.5427 ACRE PARCEL
 FOR
 ROBERT ALEXANDER AND GEORGIANN FARINACCI
 AKA GEORGIANN ALEXANDER, TRUSTEES

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Lot No. 22, Bond Tract, and further known as being part of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-027600) by deed recorded in Volume 1925, Pages 3109 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of intersection in the centerline of Sawmill Drive, 60 feet wide, as shown by the Fox Glen Subdivision recorded in Volume 14, Pages 10-13, and Volume 13, Pages 133-136 of Geauga County Plat Records, said monument lying North 2° 47' 20" East, along said centerline of Sawmill Drive, a distance of 1134.45 feet from a monument box with a 1 inch iron pin found;

Thence South 2° 47' 20" West, along said centerline of Sawmill Drive, a distance of 188.24 feet to a point;

Thence North 87° 12' 40" West, a distance of 30.00 feet to a 5/8 inch iron pin found at the Southeasterly corner of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829) by deed recorded in Volume 1925, Page 3113 of Geauga County Deed Records, said point also being on the Westerly right-of-way of said Sawmill Drive;

Thence North 2° 47' 20" East, along the Easterly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees, also being said Westerly right-of-way of Sawmill Drive, a distance of 200.00 feet to a 1 inch iron pipe found at the Northeasterly corner thereof, also the most Southerly corner of a planting strip as recorded in said Fox Glen Subdivision;

Thence North 2° 47' 20" East, continuing along said Westerly line of said planting strip, a distance of 64.05 feet to a 5/8 inch iron pin set and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence South 75° 27' 06" West (creating a new line) a distance of 223.85 feet to a 5/8 inch iron pin set on the Easterly line of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka

Georgiann Alexander, Trustees (PPN 15-101842) by deed recorded in Volume 1925, Page 3111 of Geauga County Deed Records;

COURSE II

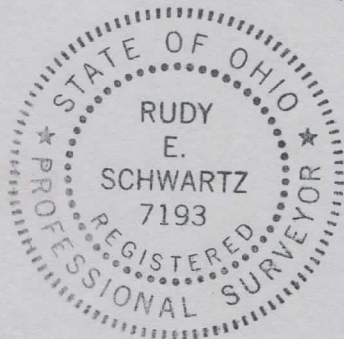
Thence North 2° 45' 49" East, along said Easterly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101842), and passing through a 5/8 inch iron pin set at 861.33 feet, a total distance of 896.05 feet to a point in the centerline of Gar Highway (U.S. RT. 6), 60 feet wide;

COURSE III

Thence North 62° 32' 44" East, along said centerline of Gar Highway, a distance of 247.81 feet to a point at the Northwesterly right-of-way of Sawmill Drive;

COURSE IV

Thence South 2° 47' 20" West, along the Westerly line of said right-of-way of Sawmill Drive and planting strip, and passing through a 1 1/4 inch iron pipe found at 34.82 feet, a total distance of 954.16 feet to the Principal Place of Beginning and containing 4.5427 acres of land (4.3721 acres excepting the area within the right-of-way of Gar Highway) as surveyed, calculated and described, on July 6, 2017 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7.19.17

DATE

[Handwritten Signature]

RUDY E. SCHWARTZ, P.S. 7193

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

[Handwritten Signature] 0721.17

GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

[Handwritten Initials]

Picked up 7/24/17

VOL. 2037 pg 2975
pn# 15-102626

REMAINING LANDS
LEGAL DESCRIPTION
OF A
5.2575 ACRE PARCEL
FOR
TIMOTHY J. AND ANN F. LITTS

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Lot No. 22, Bond Tract, and further known as being part of a parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101842) by deed recorded in Volume 1925, Pages 3111 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of intersection in the centerline of Sawmill Drive, 60 feet wide, as shown by the Fox Glen Subdivision recorded in Volume 14, Pages 10-13, and Volume 13, Pages 133-136 of Geauga County Plat Records, said monument lying North 2° 47' 20" East, along said centerline of Sawmill Drive, a distance of 1134.45 feet from a monument box with a 1 inch iron pin found;

Thence South 2° 47' 20" West, along said centerline of Sawmill Drive, a distance of 188.24 feet to a point;

Thence North 87° 12' 40" West, a distance of 30.00 feet to a 5/8 inch iron pin found at the Southeasterly corner of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829) by deed recorded in Volume 1925, Page 3113 of Geauga County Deed Records, said point also being on the Westerly right-of-way of said Sawmill Drive;

Thence North 2° 47' 20" East, along the Easterly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees, also being said Westerly right-of-way of Sawmill Drive, a distance of 200.00 feet to a 1 inch iron pipe found at the Northeasterly corner thereof;

Thence South 62° 48' 18" West, along a Northerly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees, a distance of 246.64 feet to a 1 inch iron pin found at an angle point;

Thence North 68° 24' 41" West, along a Northerly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees, a distance of 195.24 feet to a 5/8 inch iron pin found at the Southeasterly corner of land conveyed to Timothy J. and Ann F. Litts (PPN 15-024700) by deed recorded in Volume 1059, Page 1031 of Geauga County Deed Records, and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence North 9° 18' 24" West, along the Easterly line of land so conveyed to Timothy J. and Ann F. Litts, and passing through a point on the Southerly right-of-way of Gar Highway (U.S. RT. 6), 60 feet wide, (witness a 5/8 inch iron pin found 2.45' East) at 737.75 feet, a total distance of 769.32 feet to a point in the centerline of said Gar Highway;

COURSE II Thence North 62° 32' 44" East, along said centerline of Gar Highway, a distance of 400.03 feet to a point at the Northwesterly corner of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-027600) by deed recorded in Volume 1925, Page 3109 of Geauga County Deed Records;

COURSE III Thence South 2° 45' 49" West, along the Westerly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-027600), and passing through a 5/8 inch iron pin set at 34.72 feet, a total distance of 896.05 feet to a 5/8 inch iron pin set;

COURSE IV Thence South 75° 27' 06" West (creating a new line) a distance of 193.57 feet to the Principal Place of Beginning and containing 5.2575 acres of land (4.9846 acres excepting the area within the right-of-way of Gar Highway) as surveyed, calculated and described, on July 6, 2017 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7.19.17
DATE

[Signature]
RUDY E. SCHWARTZ, P.S. 7193

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Signature] 07/21/17
GEAUGA COUNTY AUDITOR
TAX MAP DEPT.

HAM00274

Alexander & Farinacci - (17-091)

Litts

Picked up 7/24/17

Vol. 2037 pg 2986

Ph# 15-024700

CONSOLIDATION
 LEGAL DESCRIPTION
 OF A
 16.1597 ACRE PARCEL
 FOR
 TIMOTHY J. AND ANN F. LITTS

Situated in the Township of Hambden, County of Geauga, and State of Ohio and known as being a part of Lot No. 22, Bond Tract, and further known as being all of a parcel of land conveyed to Timothy J. and Ann F. Litts (PPN 15-024700) by deed recorded in Volume 1059, Page 1031 of Geauga County Deed Records, also being all of a parcel of land conveyed to Timothy J. and Ann F. Litts (PPN 15-102378) by deed recorded in Volume 1607, Page 326 of Geauga County Deed Records, also being a 0.6593 acre parcel of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (part of PPN 15-101829) by deed recorded in Volume 1925, Pages 3113 of Geauga County Deed Records, and also being a 5.2575 acre parcel of land

conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (part of PPN 15-101842) by deed recorded in Volume 1925, Pages 3111 of Geauga County Deed Records, further bounded and described as follows;

Beginning at a monument box with a 1 inch iron pin found at a point of intersection in the centerline of Sawmill Drive, 60 feet wide, as shown by the Fox Glen Subdivision recorded in Volume 14, Pages 10-13, and Volume 13, Pages 133-136 of Geauga County Plat Records, said monument lying North 2° 47' 20" East, along said centerline of Sawmill Drive, a distance of 1134.45 feet from a monument box with a 1 inch iron pin found;

Thence South 2° 47' 20" West, along said centerline of Sawmill Drive, a distance of 188.24 feet to a point;

Thence North 87° 12' 40" West, a distance of 30.00 feet to a 5/8 inch iron pin found at the Northeasterly corner of land conveyed to James M. and Elizabeth W. Osborne (PPN 15-101735) by deed recorded in Volume 1143, Page 93 of Geauga County Deed Records;

Thence South 62° 47' 13" West, along a Northerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 247.25 feet to a 5/8 inch iron pin found at an interior corner thereof;

Thence South 86° 24' 42" West, along a Northerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 265.23 feet to a 5/8 inch iron pin found, and being the Principal Place of Beginning of the premises herein intended to be described;

COURSE I

Thence South 2° 49' 34" West, along the Westerly line of land so conveyed to James M. and Elizabeth W. Osborne, a distance of 224.40 feet to a 5/8 inch iron pin set at the Southwesterly corner thereof, said pin

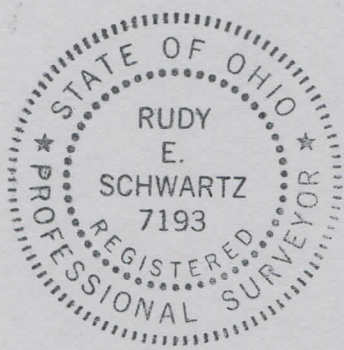
also being at the Northeasterly corner of land conveyed to Richard W. and Nancy R. Wilson (PPN 15-102284) by deed recorded in Volume 1302, Page 960 of Geauga County Deed records;

- COURSE II Thence North $87^{\circ} 11' 00''$ West, along the Northerly line of land so conveyed to Richard W. and Nancy R. Wilson, a distance of 454.49 feet to a $5/8$ inch iron pin found (I.D. Temple) on an Easterly line of land conveyed to Vincent A. and Heidi P. Vlach (PPN 15-101934) by deed recorded in Volume 2017, Page 1363 of Geauga County Deed Records;
- COURSE III Thence North $2^{\circ} 26' 54''$ East, along said Easterly line of land so conveyed to Vincent A. and Heidi P. Vlach, and along an Easterly line of land conveyed to Richard and Faye L. Farinacci (PPN 15-025800) by deed recorded in Volume 974, Page 570 of Geauga County Deed Records, a distance of 511.78 feet to a $5/8$ inch iron pin found (I.D. Temple) at an interior corner thereof;
- COURSE IV Thence South $89^{\circ} 53' 02''$ East, along a Southerly line of land so conveyed to Richard and Faye L. Farinacci, a distance of 138.51 feet to a 1 inch iron pipe found at a Southeasterly corner thereof;
- COURSE V Thence North $0^{\circ} 04' 49''$ East, along an Easterly line of land so conveyed to Richard and Faye L. Farinacci, a distance of 299.96 feet to a 1 inch iron pipe found at an interior corner;
- COURSE VI Thence North $22^{\circ} 06' 32''$ West, along an Easterly line of land so conveyed to Richard and Faye L. Farinacci, and passing through a $5/8$ inch iron pin set at 234.22 feet, a total distance of 264.35 feet to a point in the centerline of Gar Highway (U.S. RT. 6), 60 feet wide;
- COURSE VII Thence North $62^{\circ} 32' 44''$ East, along said centerline of Gar Highway, a distance of 820.03 feet to a point at the Northwesterly corner of land conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-027600) by deed recorded in Volume 1925, Pages 3109 of Geauga County Deed Records;
- COURSE VIII Thence South $2^{\circ} 45' 49''$ West, along the Westerly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-027600), and passing through a $5/8$ inch iron pin set on the Southerly right-of-way of Gar Highway at 34.72 feet, a total distance of 896.05 feet to a $5/8$ inch iron pin set;
- COURSE IX Thence South $75^{\circ} 27' 06''$ West (creating a new line) a distance of 193.57 feet to a $5/8$ inch iron pin found at a Northerly corner of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829);

- COURSE X Thence North 87° 01' 30" West, along a Northerly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829), a distance of 78.13 feet to a 5/8 inch iron pin found at the Northwesterly corner thereof,

- COURSE XI Thence South 17° 55' 34" West, along a Westerly line of land so conveyed to Robert Alexander and Georgiann Farinacci, aka Georgiann Alexander, Trustees (PPN 15-101829), a distance of 187.00 feet to a 5/8 inch iron pin set,

- COURSE XII Thence South 20° 11' 21" East (creating a new line) a distance of 122.19 feet to the Principal Place of Beginning and containing 16.1597 acres of land (15.6000 acres excepting the area within the right-of-way of Gar Highway, 5.6466 acres all of PPN 15-024700, 4.5963 acres all of PPN 15-102378, 5.2575 acres from part of 15-101842, and 0.6593 acres from part of PPN 15-101829) as surveyed, calculated and described, on July 6, 2017 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 by 30 inch iron pins set are I.D. Schwartz 7193.



7-19-17

DATE

[Handwritten Signature]

RUDY E. SCHWARTZ, P.S. 7193

SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
[Handwritten Signature] 07/21/17
GEAUGA COUNTY AUDITOR
TAX MAP DEPT. *R*