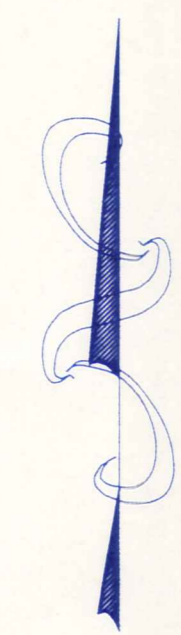


ENGINEER  
RECEIVED  
7/10/97

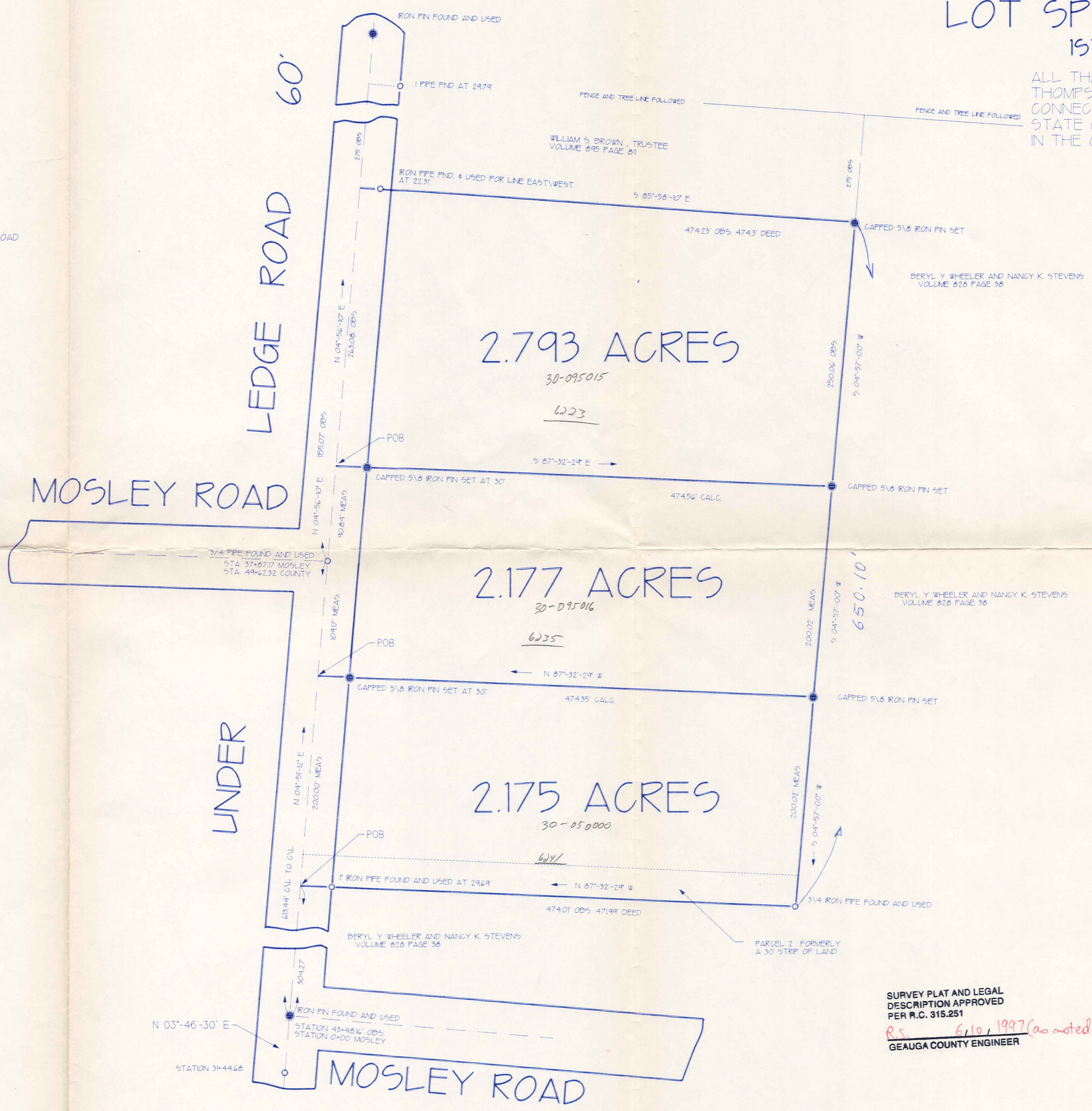
THO 00056 THO 00056

# LOT SPLIT OF LANDS TO: 1ST CLASS CONSTRUCTION, INC.

ALL THAT CERTAIN LANDS SITUATE IN LOT 30 THOMPSON TOWNSHIP NUMBER 10, RANGE VI, OF THE CONNECTICUT WESTERN RESERVE, COUNTY OF GAUGA, STATE OF OHIO, AS RECORDED IN VOLUME 1106 PAGE 1275 IN THE OFFICE OF THE COUNTY RECORDER.

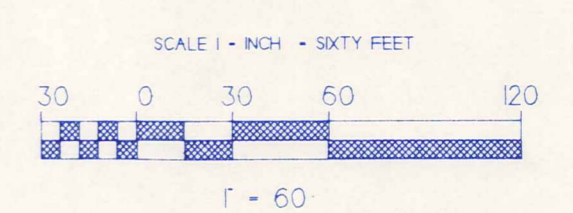


ASSUMED BEARING ALONG UNDER LEDGE ROAD  
N 04°-56'-10" E



## LEGEND

- PK NAIL SET \ FOUND
  - 5/8 CAPPED PIN FOUND \ SET
  - IRON PIPE FOUND \ SET
  - ⊕ MONUMENT BOX
  - ⊕ UTILITY POLE
- DEED DEED RECITED  
OBS. OBSERVED MEASUREMENTS  
CALC. CALCULATED  
MEAS. MEASURED DISTANCE  
SURVEY AS OBSERVED IN FIELD



THIS PROPERTY SURVEY IS PURSUANT TO CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

SURVEY PLAT AND LEGAL DESCRIPTION APPROVED PER R.C. 315.251  
R.S. 6.10, 1997 (as noted)  
TIMOTHY E. STOCKER  
REGISTERED PROFESSIONAL SURVEYOR  
GEAUGA COUNTY ENGINEER

REVISIONS

**CRABB'S SURVEYING SERVICE**

FIELD BLDG.  
40 WEST 898 STREET  
PAINESVILLE, OHIO 44027  
PHONE (206) 357-594  
(206) 357-486  
(206) 488-3068

STATE OF OHIO  
TIMOTHY E. STOCKER  
No. 7245  
REGISTERED PROFESSIONAL SURVEYOR

TIMOTHY E. STOCKER P.S. 7245

COPYRIGHT 1997 CRABB'S SURVEYING SERVICE

DRAWN BY T. E. S. SCALE 1" = 60' DATE JUNE 1997 DRAWING NO. 1605PLOT SHEET NO. 1-1

THO-00056

1ST(FIRST) CLASS Const.

picked up 6-11-1997

30-050000

Vol. 1110 - Pg. 706

THO 00056

72 S. CHESTNUT STREET  
JEFFERSON, OHIO 44047  
PHONE (216) 576-3488  
FAX (216) 576-3511



10 WEST ERIE STREET BUILDING, SUITE 101  
PAINESVILLE, OHIO 44077  
PHONE: (216) 357-5941  
FAX: (216) 357-1816  
1-800-488-3968

1ST. CLASS CONSTRUCTION 2.175 ACRES

ALL THAT CERTAIN LANDS SITUATE IN LOT 30, THOMPSON TOWNSHIP NUMBER 10, RANGE VI IN THE CONNECTICUT WESTERN RESERVE, COUNTY OF GEauga, STATE OF OHIO, AND BEING LANDS TO 1ST. CLASS CONSTRUCTION, INC. AS RECORDED IN VOLUME 1106 PAGE 1275 IN THE OFFICE OF THE COUNTY RECORDER FURTHER DESCRIBED.

BEGINNING AT A POINT TO MARK THE CENTERLINE OF UNDERLEDGE ROAD (60 FEET WIDE) AT THE NORTHWEST CORNER OF LANDS TO BERYL Y. WHEELER, ET.AL. AS RECORDED IN VOLUME 828 PAGE 38, SAID POINT BEING LOCATED FROM AN IRON PIN FOUND AND USED TO MARK THE CENTERLINE INTERSECTION OF EAST MOSLEY ROAD, WITH SAID LEDGE ROAD NORTH 04°-51'-12" EAST, 304.27 FEET.

THENCE; THROUGH THE LANDS OF THE GRANTOR HEREIN THE FOLLOWING (4) COURSES AND DISTANCES.

NORTH 04°-51'-12" EAST, ALONG THE CENTERLINE OF LEDGE ROAD, A DISTANCE OF 200.00 FEET TO MARK A POINT.

THENCE; SOUTH 87°-32'-29" EAST, (THRU A CAPPED 5/8" IRON PIN SET AT 30.00 FEET) A TOTAL DISTANCE OF 474.35 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A WEST LINE OF LANDS TO BERYL Y. WHEELER, ET.AL. AS RECORDED IN VOLUME 828 PAGE 38.

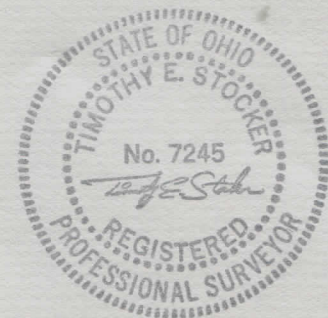
THENCE; SOUTH 04°-57'-00" WEST, ALONG SAID WEST LINE OF BERYL Y. WHEELER, A DISTANCE OF 200.02 FEET TO AN IRON PIPE FOUND TO MARK A NORTH LINE TO SAID BERYL Y. WHEELER.

THENCE; NORTH 87°-32'-29" WEST, (THRU AN IRON PIPE FOUND AT 444.32 FEET) ALONG SAID NORTH LINE OF BERYL Y. WHEELER, A TOTAL DISTANCE OF 474.01 FEET TO THE POINT POINT AND PLACE OF BEGINNING.

SAID LAND CONTAINING 2.175 ACRES. AS SURVEYED AND DESCRIBED IN JUNE 1997 BY TIMOTHY E. STOCKER, P.S. 7245 CRABBS' SURVEYING ORDER NO. 1605. BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN FROM AN IRON PIPE FOUND AT THE INTERSECTION OF MOSLEY ROAD (WEST) NORTH 04°-56'-10" EAST.

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

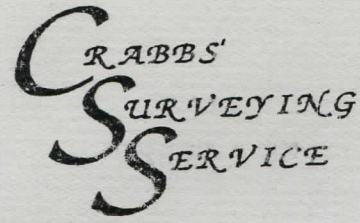
R.S. 6/10/1997  
GEAUGA COUNTY ENGINEER



TH000056

First Class Const.  
Picked Up 6/11/97  
#30-095016  
Vol. 1110 Pg. 706

72 S. CHESTNUT STREET  
JEFFERSON, OHIO 44047  
PHONE (216) 576-3488  
FAX (216) 576-3511



10 WEST ERIE STREET BUILDING, SUITE 101  
PAINESVILLE, OHIO 44077  
PHONE: (216) 357-5941  
FAX: (216) 357-1816  
1-800-488-3968

1ST. CLASS CONSTRUCTION 2.177 ACRES

ALL THAT CERTAIN LANDS SITUATE IN LOT 30, THOMPSON TOWNSHIP NUMBER 10, RANGE VI IN THE CONNECTICUT WESTERN RESERVE, COUNTY OF GEAUGA, STATE OF OHIO, AND BEING LANDS TO 1ST. CLASS CONSTRUCTION, INC. AS RECORDED IN VOLUME 1106 PAGE 1275 IN THE OFFICE OF THE COUNTY RECORDER FURTHER DESCRIBED.

BEGINNING AT A POINT TO MARK THE CENTERLINE OF UNDERLEDGE ROAD (60 FEET WIDE) SAID POINT BEING LOCATED FROM AN IRON PIN FOUND TO MARK THE CENTERLINE INTERSECTION OF MOSLEY ROAD (EAST) WITH SAID (UNDER) LEDGE ROAD, NORTH 04°-51'-12" EAST, 504.27 FEET.

THENCE; THROUGH THE LANDS OF THE GRANTORS HEREIN THE FOLLOWING (5) COURSES AND DISTANCES.

NORTH 04°-51'-12" EAST, ALONG SAID CENTERLINE OF LEDGE ROAD, A DISTANCE OF 109.17 FEET TO AN IRON PIPE FOUND TO MARK THE CENTERLINE INTERSECTION OF MOSLEY ROAD (WEST).

THENCE; NORTH 04°-56'-10" EAST, STILL ALONG SAID CENTERLINE OF LEDGE ROAD, A DISTANCE OF 90.84 FEET TO MARK A POINT IN SAID CENTERLINE.

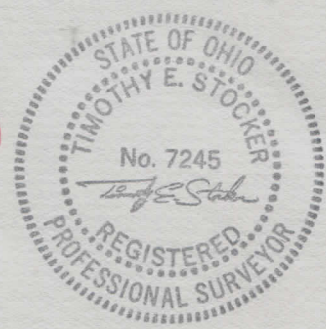
THENCE; SOUTH 87°-32'-29" EAST, (THRU A CAPPED 5/8" IRON PIN SET AT 30.00 FEET) A TOTAL DISTANCE OF 474.56 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT IN THE WEST LINE OF LANDS TO BERYL Y. WHEELER, ET. AL. AS RECORDED DIN VOLUME 828 PAGE 38.

THENCE; SOUTH 04°-57'-00" WEST, ALONG SAID WEST LINE OF BERYL Y. WHEELER, A DISTANCE OF 200.02 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT.

THENCE; NORTH 87°-32'-29" WEST, (THRU A CAPPED 5/8" IRON PIN SET AT 434.35 FEET) A TOTAL DISTANCE OF 474.35 FEET TO THE POINT AND PLACE OF BEGINNING AND CONTAINING 2.177 ACRES. AS SURVEYED AND DESCRIBED IN JUNE 1997 BY TIMOTHY E. STOCKER, P.S. 7245 CRABBS' SURVEYING ORDER NO. 1605. BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF LEDGE ROAD NORTH 04°-56'-10" EAST.

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

R.S. 6/10/1997 (as noted)  
GEAUGA COUNTY ENGINEER



THG 00056

First class Const.  
Picked Up 6/11/97  
#30-095015  
Vol. 1110 Pg. 706

72 S. CHESTNUT STREET  
JEFFERSON, OHIO 44047  
PHONE (216) 576-3488  
FAX (216) 576-3511



10 WEST ERIE STREET BUILDING, SUITE 101  
PAINESVILLE, OHIO 44077  
PHONE: (216) 357-5941  
FAX: (216) 357-1816  
1-800-488-3968

1ST. CLASS CONSTRUCTION 2.793 ACRES

ALL THAT CERTAIN LANDS SITUATE IN LOT 30, THOMPSON TOWNSHIP NUMBER 10, RANGE VI IN THE CONNECTICUT WESTERN RESERVE, COUNTY OF GEauga, STATE OF OHIO, AND BEING LANDS TO 1ST. CLASS CONSTRUCTION, INC. AS RECORDED IN VOLUME 1106 PAGE 1275 IN THE OFFICE OF THE COUNTY RECORDER FURTHER DESCRIBED.

BEGINNING AT A POINT TO MARK THE CENTERLINE OF UNDERLEDGE ROAD (60 FEET WIDE) SAID POINT BEING LOCATED FROM AN IRON PIPE FOUND TO MARK THE CENTERLINE INTERSECTION OF MOSLEY ROAD (WEST) WITH SAID LEDGE ROAD, NORTH 04°-56'-10" EAST, 90.84 FEET.

THENCE; THROUGH THE LANDS OF THE GRANTOR HEREIN THE FOLLOWING (4) COURSES AND DISTANCES.

NORTH 04°-56'-10" EAST, ALONG SAID CENTERLINE OF LEDGE ROAD, A DISTANCE OF 263.08 FEET TO MARK A POINT AT THE SOUTHWEST CORNER OF LANDS TO WILLIAM S. BROWN, TRUSTEE. AS RECORDED IN VOLUME 895 PAGE 811.

THENCE; SOUTH 85°-58'-10" EAST, (THRU AN IRON PIPE FOUND AT 22.31 FEET) ALONG THE SOUTH LINE TO SAID WILLIAM S. BROWN A TOTAL DISTANCE OF 474.23 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT AT THE SOUTHEAST CORNER OF LANDS TO SAID WILLIAM S. BROWN, WITH THE WEST LINE OF LANDS TO BERYL Y. WHEELER, ET. AL. AS RECORDED IN VOLUME 828 PAGE 38.

THENCE; SOUTH 04°-57'-00" WEST, ALONG SAID WEST LINE OF BERYL Y. WHEELER, A DISTANCE OF 250.06 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT IN SAID WEST LINE OF BERYL Y. WHEELER.

THENCE; NORTH 87°-32'-29" WEST, (THRU A CAPPED 5/8" IRON PIN SET AT 434.56 FEET) A TOTAL DISTANCE OF 474.56 FEET TO THE POINT AND PLACE OF BEGINNING SAID LAND CONTAINING 2.793 ACRES. AS SURVEYED AND DESCRIBED IN JUNE 1997 BY TIMOTHY E. STOCKER, P.S. 7245 CRABBS' SURVEYING ORDER NO. 1605. BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF LEDGE ROAD NORTH 04°-56'-10" EAST.

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

R.S. 6/10/1997  
GEAUGA COUNTY ENGINEER



TH000056

First class Const.  
Picked up 6/11/97  
# 30-050000.703  
Vol. 110 Pg. 703

72 S. CHESTNUT STREET  
JEFFERSON, OHIO 44047  
PHONE (216) 576-3488  
FAX (216) 576-3511



10 WEST ERIE STREET BUILDING, SUITE 101  
PAINESVILLE, OHIO 44077  
PHONE: (216) 357-5941  
FAX: (216) 357-1816  
1-800-488-3968

OVERALL DESCRIPTION 7.145 ACRES

ALL THAT CERTAIN LANDS SITUATE IN LOT 30, THOMPSON TOWNSHIP NUMBER 10, RANGE VI IN THE CONNECTICUT WESTERN RESERVE, COUNTY OF GEauga, STATE OF OHIO, AND BEING LANDS TO 1ST. CLASS CONSTRUCTION, INC. AS RECORDED IN VOLUME 1106 PAGE 1275 IN THE OFFICE OF THE COUNTY RECORDER FURTHER DESCRIBED.

BEGINNING AT A POINT TO MARK THE CENTERLINE OF UNDERLEDGE ROAD (60 FEET WIDE) AT THE NORTHWEST CORNER OF LANDS TO BERYL Y. WHEELER, ET.AL. AS RECORDED IN VOLUME 828 PAGE 38, SAID POINT BEING LOCATED FROM AN IRON PIN FOUND AND USED TO MARK THE CENTERLINE INTERSECTION OF EAST MOSLEY ROAD, WITH SAID LEDGE ROAD NORTH 04°-51'-12" EAST, 304.27 FEET.

THENCE; ALONG THE FOLLOWING (5) COURSES AND DISTANCES.

NORTH 04°-51'-12" EAST, ALONG SAID CENTERLINE OF (UNDER) LEDGE ROAD, A DISTANCE OF 309.17 FEET TO AN IRON PIPE FOUND TO MARK AN ANGLE IN SAID LEDGE ROAD, WITH THE CENTERLINE INTERSECTION OF MOSLEY ROAD WEST.

THENCE; NORTH 04°-56'-10" EAST, STILL ALONG SAID CENTERLINE OF LEDGE ROAD, A DISTANCE OF 353.92 FEET TO MARK A POINT AT THE SOUTHWEST CORNER OF LANDS TO WILLIAM S. BROWN, TRUSTEE AS RECORDED IN VOLUME 895 PAGE 811.

THENCE; SOUTH 85°-58'-10" EAST, (THRU AN IRON PIPE FOUND AT 22.31 FEET) ALONG THE SOUTH LINE OF LANDS TO SAID WILLIAM S. BROWN, A TOTAL DISTANCE OF 474.23 FEET TO A CAPPED 5/8" IRON PIN SET TO MARK A POINT AT THE SOUTHEAST CORNER OF LANDS TO SAID WILLIAM S. BROWN, WITH THE WEST LINE OF LANDS TO BERYL Y. WHEELER, ET.AL. AS RECORDED IN VOLUME 828 PAGE 38.

THENCE; SOUTH 04°-57'-00" WEST, ALONG SAID WEST LINE OF BERYL Y. WHEELER, A DISTANCE OF 650.10 FEET TO AN IRON PIPE FOUND TO MARK A NORTH LINE TO SAID BERYL Y. WHEELER.

THENCE; NORTH 87°-32'-29" WEST, (THRU AN IRON PIPE FOUND AT 444.32 FEET) ALONG SAID NORTH LINE OF BERYL Y. WHEELER, A TOTAL DISTANCE OF 474.01 FEET TO THE POINT AND PLACE OF BEGINNING.

SAID LAND CONTAINING 7.145 ACRES. AS SURVEYED AND DESCRIBED IN JUNE 1997 BY TIMOTHY E. STOCKER, P.S. 7245 CRABBS' SURVEYING ORDER NO. 1605. BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF LEDGE ROAD NORTH 04°-56'-10" EAST. INTENDING TO DESCRIBE AND COMBINE ALL PARCELS OF LAND TO 1ST. CLASS CONSTRUCTION, INC.

SAVED AS OVERALL

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

R.S. 6/10/1997 (as noted)  
GEAUGA COUNTY ENGINEER

