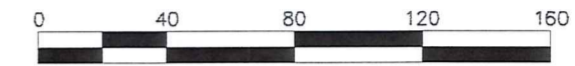


PROPOSED LOT SPLIT FOR ROGER KANGAS

THE PROPERTY OF ROBERT W. & LINDA J. KANGAS
VOLUME 802, PAGE 1064

PART OF LOT 41 THOMPSON TOWNSHIP
COUNTY OF GEAUGA, STATE OF OHIO
SURVEYED: JUNE 18, 2001

ROBERT W. & LINDA J. KANGAS
VOLUME 802, PAGE 1064



SCALE: 1"=60'

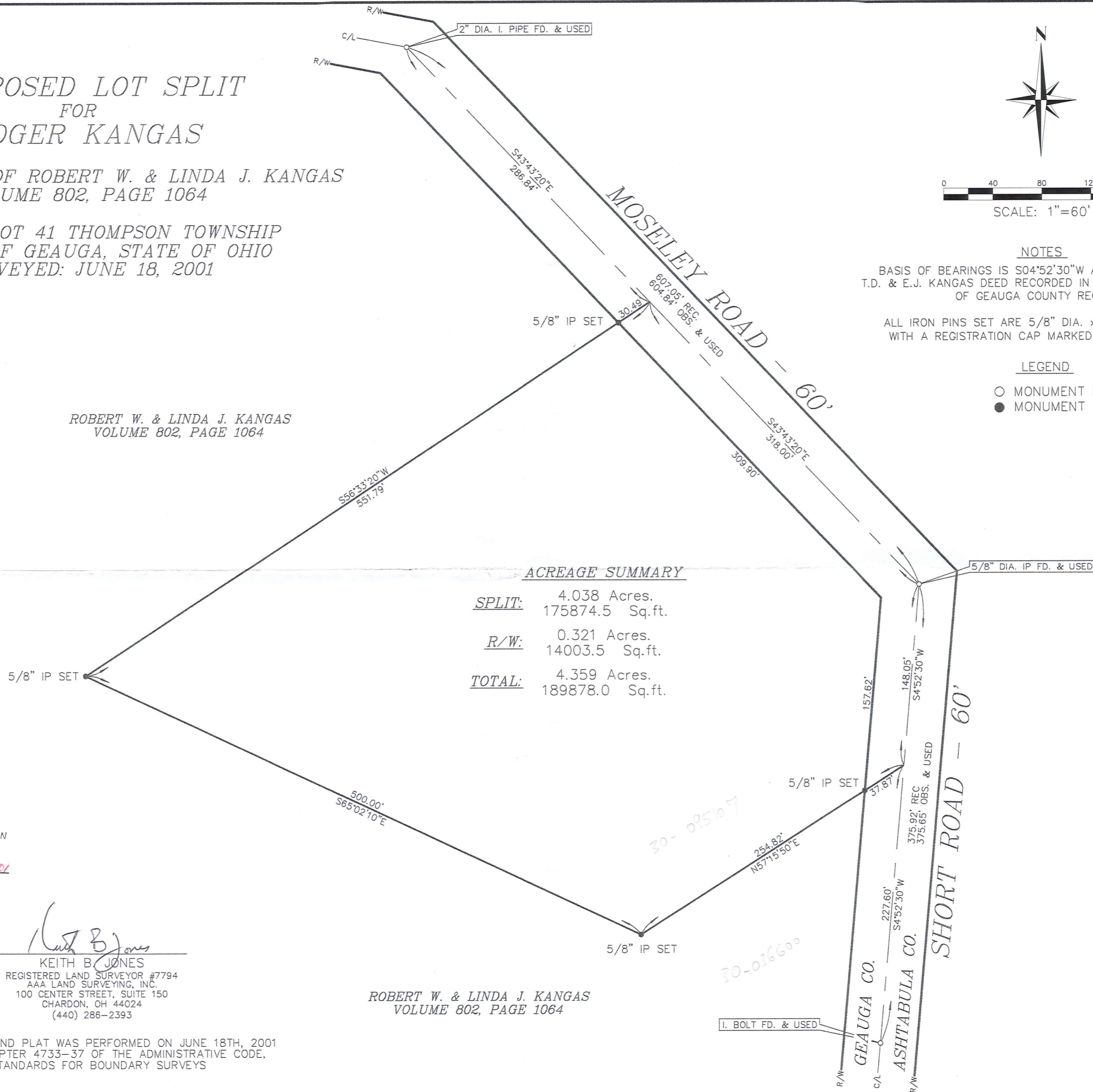
NOTES

BASIS OF BEARINGS IS S04°52'30"W AS REFERRED TO IN
T.D. & E.J. KANGAS DEED RECORDED IN VOL. 831, PAGE 799
OF GEAUGA COUNTY RECORDS

ALL IRON PINS SET ARE 5/8" DIA. x 30" LONG REBAR
WITH A REGISTRATION CAP MARKED AS "AAA #7794"

LEGEND

- MONUMENT FOUND
- MONUMENT SET



ACREAGE SUMMARY

<u>SPLIT:</u>	4.038 Acres. 175874.5 Sq.ft.
<u>R/W:</u>	0.321 Acres. 14003.5 Sq.ft.
<u>TOTAL:</u>	4.359 Acres. 189878.0 Sq.ft.

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

CRB *6/21/01*
OFFICE OF THE
GEAUGA COUNTY ENGINEER



Keith B. Jones
KEITH B. JONES
REGISTERED LAND SURVEYOR #7794
AAA LAND SURVEYING, INC.
100 CENTER STREET, SUITE 150
CHARDON, OH 44024
(440) 286-2393

ROBERT W. & LINDA J. KANGAS
VOLUME 802, PAGE 1064

THE PROPOSED LOT SPLIT AND PLAT WAS PERFORMED ON JUNE 18TH, 2001
IN ACCORDANCE WITH CHAPTER 4733-37 OF THE ADMINISTRATIVE CODE,
FOR MINIMUM STANDARDS FOR BOUNDARY SURVEYS

THO-00090

THO 00090

KANGAS

Pickup 7-11-01

30-095107

AAA Land Surveying, Inc.

100 Center Street, Suite 150
Chardon, OH. 44024

Phone (440) 286-2393

Fax (440) 286-2394

AAAlandsurveying@Hotmail.com

Vol. 1384-Pg. 693

Proposed Lot Split

Situated in the Township of Thompson, County of Geauga, and the State of Ohio, and known as being part of Original Lot 41 of said Township, and being further bounded and described as follows:

Beginning at a 5/8" diameter iron pin (found) at the intersection of Moseley Road and Short Road; said point being the principal place of beginning of the description to herein to be described;

Thence S 04°52'30" W along said centerline of Short Road a distance of 148.05 feet to a point;

Thence S 57°15'50" W passing through a 5/8" pin set at 37.87 feet on the west line of Short Road, a total distance of 254.82 feet to a 5/8" pin set;

Thence N 65°02'10" W a distance of 500.00 feet to a 5/8" pin set;

Thence N 56°33'20" E passing through a 5/8" pin set on the south line of Moseley Road at 521.30 feet, a total distance of 551.79 feet to a point in the centerline of said Moseley Road;

Thence S 43°43'20" E along said centerline of Moseley Road a distance of 318.00 feet to the principal place of beginning, containing 4.359 Acres of land, but subject to all legal highways. Being a parcel of land divided from lands deeded to Robert W. & Linda J. Kangas in Volume 802, Page 1064 of Geauga County Records. Pursuant to a survey done in June 2001 by Keith B. Jones, Ohio Registered Surveyor #7794 Chardon Ohio. Basis of Bearings is S 04°52'30" W as referred to in Thomas D. & Erin J. Kangas deed recorded in Vol. 831, Page 799 of Geauga County Records. All iron pins set are 5/8" dia. X 30" long rebar with a registration cap marked as "AAA #7794".

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

CRB

6/27/01

OFFICE OF THE
GEAUGA COUNTY ENGINEER

RECEIVED

JUN 28 2001

GEAUGA COUNTY
ENGINEERS