

D & N PROPERTIES, INC  
1058-0690

DENNIS LARRY &  
CHRISTINE A. MOORE  
1232-0606

THOMAS P. ROBISON  
1085-0201

50.7268 Ac

### BOUNDARY SURVEY

SITUATED IN THE TOWNSHIP OF THOMPSON,  
COUNTY OF GEauga AND STATE OF OHIO AND  
KNOWN AS BEING PART OF LOT NO. 13 IN SAID  
TOWNSHIP.

FOR: PAUL DANIEL ROBISON  
VOLUME 0464, P.3. 0819

1" I. PIPE FD.

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N89°40'02"W  
1488.01

N00°27'10"W  
1852.73

N00°27'10"W  
852.20 OBS.

N89°26'44"E  
32.74

71.56

605.31

30' EAST OHIO GAS CO. EASEMENT

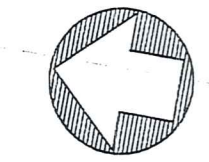
436.20  
N89°40'02"W

124.39  
N89°40'02"W

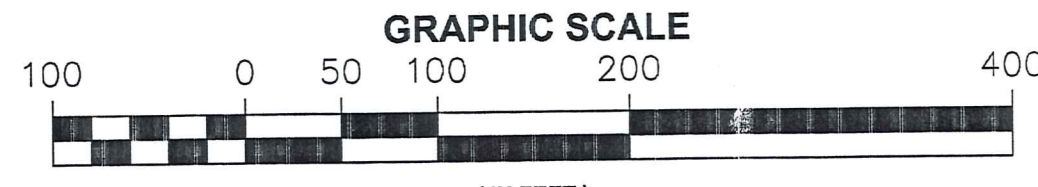
363.82  
N09°35'28"W

407.38  
N10°45'06"W

LEDEBET BOARD OF EDUCATION  
0631-1246  
N89°28'44"E 1847.66 to C/L



NORTH



(IN FEET)  
1 INCH = 100 FT.

MAY 4, 2001

MAY 11, 2001 - ADDED NAMES OF ADJACENT  
PROPERTY OWNERS.

BURROWS ROAD 60'

N89°33'40"E  
1634.24 OBS.

282.27  
N00°04'36"E

86.38  
N89°40'02"W

220.00  
N10°45'06"W

403.31  
N89°40'02"W

610.00  
N89°40'02"W

CRANG J. &  
JESSICA O'DONNELL  
1302-0132

654.00  
N89°40'02"W

ROBERT JOHN ROSS  
1191-1017

GARY I. WINNEY  
1176-0789

MICHAEL A. &  
KAREN M. JAMES  
1027-0459

GLENN E. &  
JOAN C. JERBER  
1025-0108

BEVERLY S. MC CANN  
1050-0516

MICHAEL PAUL SEELER  
1307-0715

DAVID W. &  
REBECCA L. CHAMBERLIN  
1332-0220

SUSAN E. &  
MICHAEL A. CAFFNEY  
1029-1074

109.74

155.23

N10°45'06"W 1517.11 OBS.

1065.07

1" I. PIPE FD. & USED

397.22

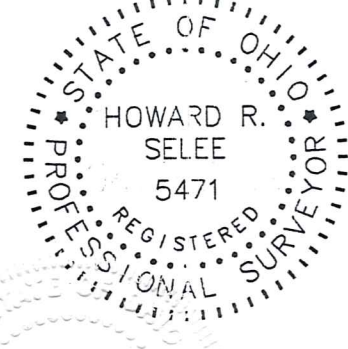
S09°35'28"E 1291.04

1" I. PIPE FD. & USED.

DEWEY ROAD 60'

Dimensions shown are hereon expressed in feet and decimal  
parts thereof. Monuments were found or set as indicated  
hereon. Bearings shown are to an assumed meridian and  
are for the sole purpose of describing the relative angular  
value between lines, all of which I certify to be correct to  
the best of my knowledge and belief.

*Howard R. Selee*  
Howard R. Selee, Registered Surveyor #5471



SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
CPR 5/15/01  
OFFICE OF THE  
GEAUGA COUNTY ENGINEER

LEGEND:	
●	5/8" IRON PIN FOUND
○	5/8" CAPPED "SELEE #5471" IRON PIN SET

HOWARD R. SELEE & ASSOCIATES, INC.  
PROFESSIONAL LAND SURVEYORS  
9701 BROOKPARK ROAD • SUITE 231 • CLEVELAND, OH 44129  
(216) 398-0280 SCALE: 1" = 100' FILE NO. 94715-s



THO-00182  
THO 00182

Robison  
Pickup 5-16-01  
30-061700

File No. 94715REM  
Revised May 10, 2001

**LEGAL DESCRIPTION**  
**50.7268 Acres - DEWEY ROAD**

Situated in the Township of Thompson, County of Geauga and State of Ohio and known as being part of Lot 13 in said Township, bounded and described as follows:

Beginning at a 1 inch iron pipe found at an angle point in the centerline of Dewey Road, 60.00 feet wide, said point being distant North 09° 35' 28" West, 1,291.04 feet from a one inch iron pin monument found at the intersection of said centerline of Dewey Road with the centerline of Burrows Road, 60.00 feet wide;

Thence North 10° 45' 06" West, along the said centerline of Dewey Road, a distance of 1,065.07 feet to the southwest corner of land conveyed to Michael A. and Susan E. Gaffney by deed recorded in Volume 1029, Page 1074 of Geauga County Deed Records and the PRINCIPAL PLACE of BEGINNING of the premises herein intended to be described;

Thence South 89° 40' 02" East, along the south line of land so conveyed to Michael A. and Susan E. Gaffney, passing thru a 5/8 inch iron pin found at a distance of 30.57 feet, a total distance of 433.88 feet to a 5/8 inch iron pin found at the southeast corner thereof;

Thence North 10° 45' 06" West, along the east line of land so conveyed to Michael A. and Susan E. Gaffney a distance of 220.00 feet to a 5/8 inch iron pin found in the south line of land conveyed to David W. and Rebecca L. Chamblin by deed recorded in Volume 1332, Page 220 of Geauga County Deed Records;

Thence South 89° 40' 02" East, along the said south line of land so conveyed to David W. and Rebecca L. Chamblin, a distance of 86.96 feet to a 5/8 inch capped (Selee # 5471) iron pin set at the southeast corner thereof;

Thence North 30° 04' 36" East, along the southeast line of land so conveyed to David W. and Rebecca L. Chamblin a distance of 262.27 feet to a 5/8 inch capped (Selee # 5471) iron pin set in the south line of land conveyed to Thomas P. Robison by deed recorded in Volume 1083, Page 201 of Geauga County Deed Records;

Thence South  $89^{\circ} 40' 02''$  East, along the said south line of land so conveyed to Thomas P. Robison, a distance of 1,486.61 feet to 1 inch iron pipe found in the west line of land conveyed to D. & N. Properties, Inc., by deed recorded in Volume 1058, Page 690 of Geauga County Deed Records, at the southeast corner of land so conveyed to Thomas P. Robison;

Thence South  $00^{\circ} 27' 10''$  East, along the said west line of land so conveyed to D. & N. Properties, Inc. and the west line of land conveyed to Dennis Larry and Chrilstine A. Moore by deed recorded in Volume 1232, Page 608 of Geauga County Deed Records, a distance of 1,852.73 feet to a 1 inch iron pipe found at the northeast corner of land conveyed to Ledgemont Board of Education by deed recorded in Volume 631, Page 1246 of Geauga County Deed Records;

Thence South  $89^{\circ} 28' 44''$  West, along the north line of land so conveyed to Ledgemont Board of Education, a distance of 605.31 feet to a  $5/8$  inch capped (Selee # 5471) iron pin set at the southeast corner of land conveyed to Michael Paul Spehar by deed recorded in Volume 1307, Page 715 of Geauga County Deed Records;

Thence North  $09^{\circ} 35' 28''$  West, along the east line of land so conveyed to Michael Paul Spehar, a distance of 363.82 feet to a  $5/8$  inch capped (Selee, # 5471) set at the northeast corner thereof;

Thence North  $89^{\circ} 40' 02''$  West, along the north line of land so conveyed to Michael Paul Spehar a distance of 124.38 feet to a  $5/8$  inch capped (Selee # 5471) iron pin set at the southeast corner of land conveyed to Glenn E. and Joan C. Huber by deed recorded in Volume 1025, Page 109 of Geauga County Deed Records;

Thence North  $10^{\circ} 45' 06''$  West, along the east line of land so conveyed to Glenn E. Huber and the east line of land conveyed to Michael A. and Karen M. Adams by deed recorded in Volume 1027, Page 459 of Geauga County Deed Records a distance of 407.38 feet to a  $5/8$  inch capped (Selee, # 5471) iron pin set at the northeast corner thereof;

Thence North  $89^{\circ} 40' 02''$  West, along the north line of land so conveyed to Michael A. and Karen M. Adams a distance of 436.20 feet to a  $5/8$  inch capped (Selee # 5471) iron pin set at the southeast corner of land conveyed to Gary T. Winney by deed recorded in Volume 1176, Page 769 of Geauga County Deed Records;

Thence North 10° 45' 06" West, along the east line of land so conveyed to Gary T. Winney and the east line of land conveyed to Robert John Ross by deed recorded in Volume 1191, Page 1017 of Geauga County Deed Records a distance of 407.38 feet to a 5/8 inch capped (Selee # 5471) iron pin set at the northeast corner of land so conveyed to Robert John Ross, said corner being also the southeast corner of land conveyed to Craig J. and Jesica D. O'Donnell by deed recorded in Volume 1302, Page 732 of Geauga County Deed Records;

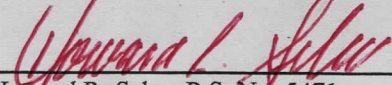
Thence North 09° 28' 42" West, along the east line of land so conveyed to Craig J. and Jesica D. O'Donnell a distance of 202.99 feet to a 5/8 inch capped (Selee # 5471) iron pin set at the northeast corner thereof;

Thence North 89° 40' 02" West, along the north line of land so conveyed to Craig J. O'Donnell a distance of 610.00 feet to a 5/8 inch capped (Selee # 5471) iron pin set, at a point of curvature therein;

Thence southwesterly along a curve to the left, an arc distance of 70.57 feet to a 5/8 inch capped (Selee # 5471) iron pin set in the east right of way line of said Dewey Road, said curve having a radius of 40.00 feet and a chord which bears South 39° 47' 26" West, a chord distance of 61.77 feet;

Thence North 89° 40' 02" West, a distance of 30.57 feet to a point in the centerline of said Dewey Road;

Thence North 10° 45' 06" West, along the said centerline of Dewey Road, a distance of 109.74 feet to a point in the place of beginning and containing 50.7268 acres of land as surveyed by Howard R. Selee and Associates, Inc., Professional Land Surveyors, dated July, 1995, be the same more or less, but subject to all legal highways. Bearings used herein refer to an assumed meridian and are intended to indicate angles only.

  
Howard R. Selee, P.S. No. 5471  
Howard R. Selee and Associates Inc.

DEED REFERENCE: Volume 0464, Page 0819  
OWNER: Paul Daniel Robison



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

*CRB* *5/15/01*  
OFFICE OF THE  
GEAUGA COUNTY ENGINEER