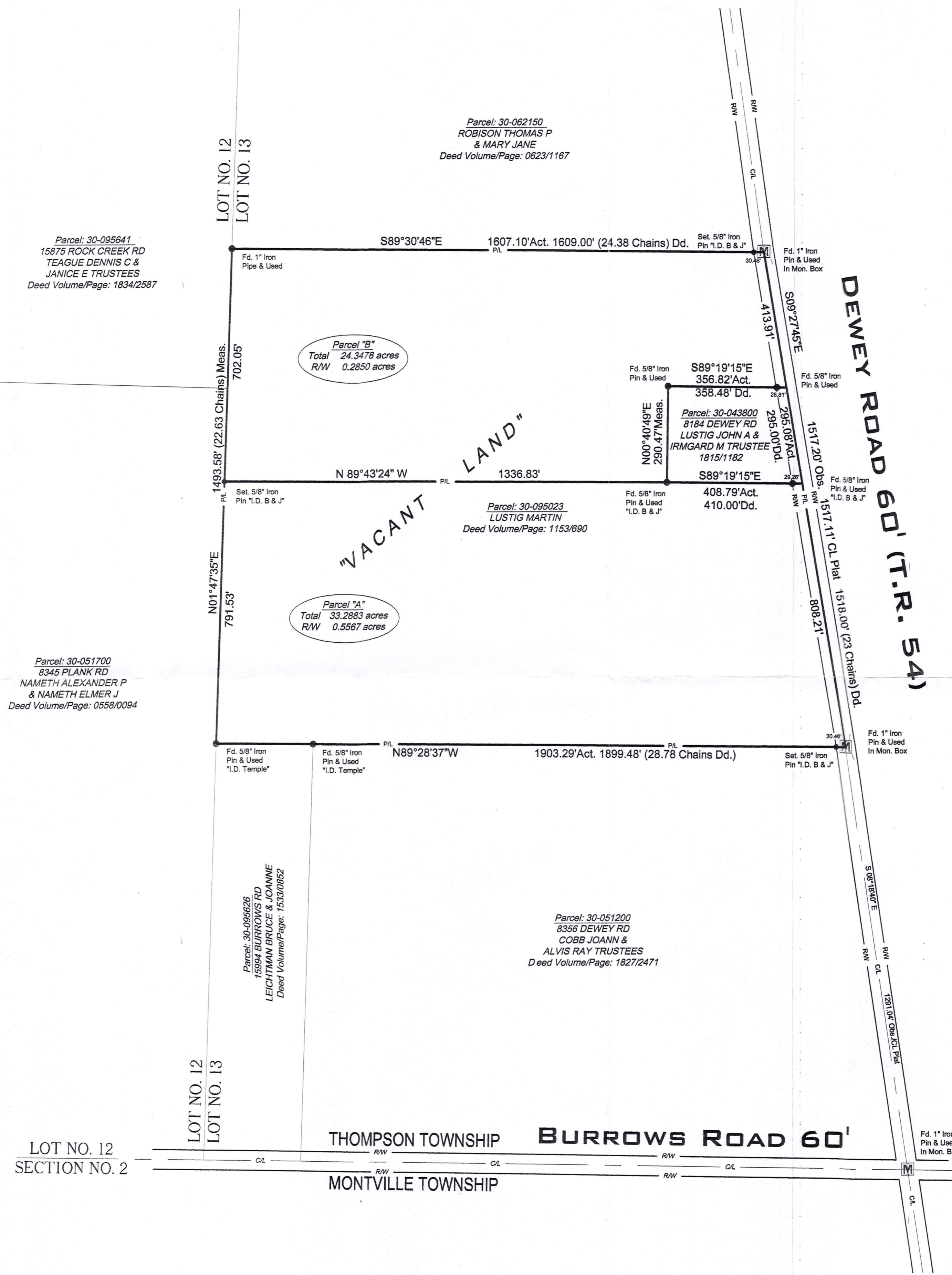
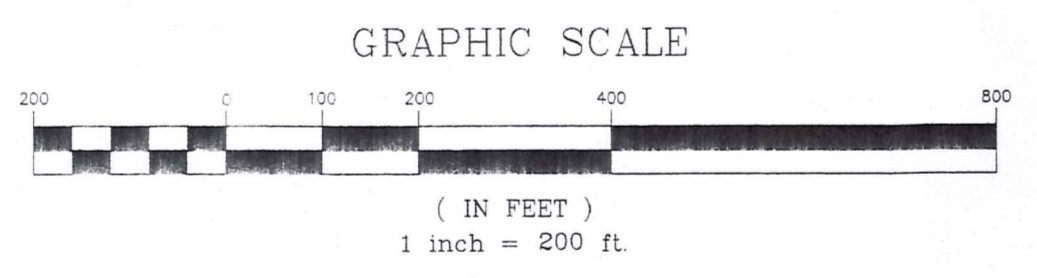
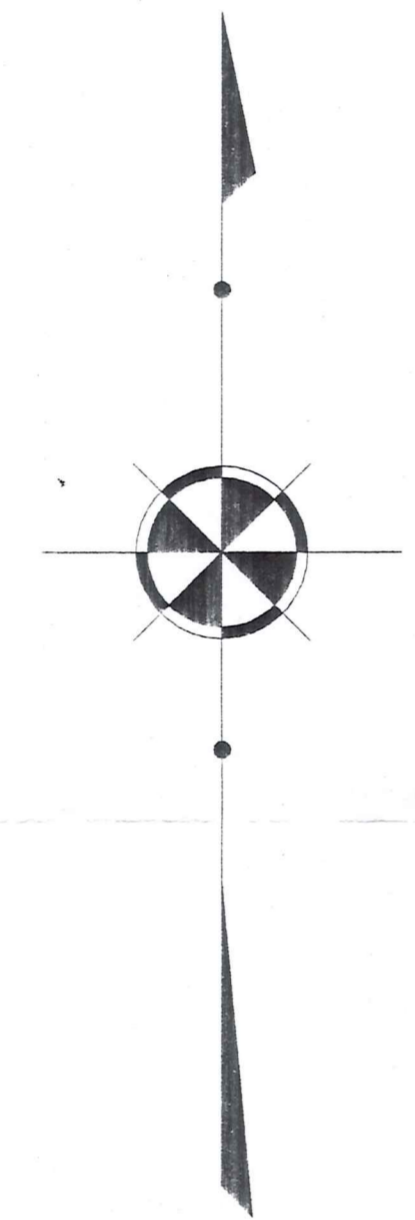


PLAT OF SURVEY & LOT SPLIT

Prepared for "Martin Lustig"
of PPN 30-095023, Vol. 1153, Pg. 690
Part of Original Lot No. 13
Thompson Township - Geauga County - Ohio
November 2011 Scale 1"=200'

"Bearings are based on the centerline of Dewey Road being N 9°27'45" W and used to denote angles only"



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
R.S. 01/13/12
OFFICE OF THE
GEAUGA COUNTY ENGINEER

"The intent of this survey is to split PPN 30-095023 into two parcels 'A' and 'B'"

All Iron Pins Set are 5/8" x 30" long rebar and capped "Babcock Jones & Associates".

Bearings are based on the centerline of Dewey Road being N 9°27'45" W and used to denote angles only.



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. 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.
Harry S. Jones, Jr. 11/14/11
Harry S. Jones, Jr., P.S. #6343

REV. NO.	DESCRIPTION	DATE	BY	CHKD

bj **BABCOCK, JONES AND ASSOCIATES, INC**
CIVIL ENGINEERS - SURVEYORS - LAND PLANNERS
1924 MENTOR AVE. PAINESVILLE OHIO 44077
Ph. 440-357-1811 Fax 440-357-9173 babcockjones@yahoo.com

DATE	11/13/11
DESIGN BY	R.T.
DRAWN BY	R.T.
APPROVED BY	H.J.
CREW CHIEF	W.B.

Plat of Lot Split
Prepared for Martin Lustig
PPN 30-095023
Part of Original Lot No. 13
Thompson Township - Geauga County - Ohio

SCALE	1"=200'
JOB NO.	96-079
SHEET	1 OF 1

THO 00255

THO 00255
(THO 00240)

Lustig (12-001)
Picked up 1-19-12



BABCOCK - JONES
CIVIL ENGINEERS AND SURVEYORS

1924 MENTOR AVE., PAINESVILLE, OHIO 44077 PHONE (440) 357-1811 FACSIMILE (440) 357-9173

January 9, 2012

REVISED LEGAL DESCRIPTION OF PARCEL "A" FOR MARTIN LUSTIG.

Situated in the Township of Thompson, County of Geauga and State of Ohio and known as being a part of Lot No. 13 in said Township and being further bounded and described as follows;

Beginning at a 1" iron pin found in a monument box at the intersection of the centerlines of Dewey Road (60 feet wide) and Burrows Road (60 feet wide), said point also being the Corporation Line between Thompson Township and Montville Township and the Lot Line between Lot No. 13 and Section No. 2;

Thence North 8°18'40" West along the centerline of Dewey Road a distance of 1,291.04 feet to a 1" iron pin found in a monument box, said point also being the northeasterly corner of land conveyed to Joann Cobb and Alvis Ray Cobb, Trustees by deed recorded in Volume 1827, page 2471 of Geauga County Deed Records, Permanent Parcel No. 30-051200, said point being the principal place of beginning;

COURSE I: Thence North 89°28'37" West along the northerly line of Joann Cobb and Alvis Ray Cobb, Trustees and the northerly line and to the northwesterly corner of land conveyed to Bruce and Joanne Leichtman by deed recorded in Volume 1533, Page 852 of Geauga County Deed Records, Permanent Parcel No. 30-095626, passing thru a 5/8" x 30" iron pin set and capped Babcock, Jones & Associates, Inc. set at 30.46 feet, a distance of 1,903.29 feet to a 5/8" iron pin found on the Lot Line between Lot Nos. 12 and 13 and the easterly line of land conveyed to Alexander Nameth and Elmer Nameth by deed recorded in Volume 558, Page 94 of Geauga County Deed Records, Permanent Parcel No. 30-051700;

COURSE II: Thence North 1°47'35" East along said Lot Line and the easterly line of Alexander Nameth and Elmer Nameth a distance of 791.53 feet to a 5/8" x 30" iron pin set and capped Babcock, Jones & Associates, Inc.;

COURSE III: Thence South 89°43'24" East a distance of 1,336.83 feet to a 5/8" iron pin found at the southwesterly corner of land conveyed to John and Irmgard Lustig, Trustees by deed recorded in Volume 1815, Page 1182 of Geauga County Deed Records, Permanent Parcel No. 30-043800;

COURSE IV: Thence South 89°19'15" East along the southerly line and to the southeasterly corner of John and Irmgard Lustig, Trustees, passing thru a 5/8" iron pin found at 379.53 feet, a distance of 408.79 feet to the centerline of Dewey Road;

COURSE V: Thence South 9°27'45" East along the centerline of Dewey Road a distance of 808.21 feet to the principal place of beginning and containing 33.2883 acres of land, subject to all legal highways (0.5567 of an acre), as surveyed and described by Harry S. Jones, Registered Surveyor No. 6343 in November, 2011.

REVISED LEGAL DESCRIPTION OF PARCEL "A" FOR MARTIN LUSTIG
CONTINUED
PAGE 2

Bearings are based upon the centerline of Dewey Road being North 9°27'45" West and are used to describe angles only.

Part of Permanent Parcel No. 30-095023

Previous Deed - Volume 1153, Page 690.

Harry S. Jones #6343

Harry S. Jones, P.S. # 6343

1/9/12

Date

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

R.S. *01/13/12*

OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER



RECEIVED
JAN 13 2012
Geauga County Engineer



BABCOCK - JONES
CIVIL ENGINEERS AND SURVEYORS

1924 MENTOR AVE., PAINESVILLE, OHIO 44077 PHONE (440) 357-1811 FACSIMILE (440) 357-9173

January 9, 2012

REVISED LEGAL DESCRIPTION OF PARCEL "B" FOR MARTIN LUSTIG.

Situated in the Township of Thompson, County of Geauga and State of Ohio and known as being a part of Lot No. 13 in said Township and being further bounded and described as follows;

Beginning at a 1" iron pin found in a monument box at the intersection of the centerlines of Dewey Road (60 feet wide) and Burrows Road (60 feet wide), said point also being the Corporation Line between Thompson Township and Montville Township and the Lot Line between Lot No. 13 and Section No. 2;

Thence North 8°18'40" West along the centerline of Dewey Road a distance of 1,291.04 feet to a 1" iron pin found in a monument box;

Thence North 9°27'45" West along the centerline of Dewey Road a distance of 1,103.29 feet to the northeasterly corner of land conveyed to John and Irmgard Lustig, Trustees by deed recorded in Volume 1815, Page 1182 of Geauga County Deed Records, Permanent Parcel No. 30-043800, said point being the principal place of beginning;

COURSE I: Thence North 89°19'15" West along the northerly line of John and Irmgard Lustig, Trustees, passing thru a 5/8" iron pin found at 28.81 feet, a distance of 356.82 feet to a 5/8" iron pin found;

COURSE II: Thence South 0°40'49" West along the westerly line and to the southwesterly corner of John and Irmgard Lustig, Trustees, a distance of 290.47 feet to a 5/8" iron pin found;

COURSE III: Thence North 89°43'24" West a distance of 1,336.83 feet to a 5/8" x 30" iron pin set and capped Babcock, Jones & Associates, Inc. on the Lot Line between Lot Nos. 12 and 13 and the easterly line of land conveyed Alexander Nameth and Elmer Nameth by deed recorded in Volume 558, Page 94 of Geauga County Deed Records, Permanent Parcel No. 30-051700;

COURSE IV: Thence North 1°47'35" East along said Lot Line and the easterly line of Alexander Nameth and Elmer Nameth and the easterly line of land conveyed to Dennis and Janice Teague, Trustees by deed recorded in Volume 1834, Page 2587 of Geauga County Deed Records, Permanent Parcel No. 30-095641, a distance of 702.05 feet to a 1" iron pipe found at the southwesterly corner of land conveyed to Thomas and Mary Robison by deed recorded in Volume 623, Page 1167 of Geauga County Deed Records, Permanent Parcel No. 30-062150;

COURSE V: Thence South 89°30'46" East along the southerly line and to the southeasterly corner of Thomas and Mary Robison, passing thru a 5/8" x 30" iron pin set and capped Babcock, Jones & Associates, Inc., at 1,576.64 feet, a distance of 1,607.10 feet to the centerline of Dewey Road;

REVISED LEGAL DESCRIPTION OF PARCEL "B" FOR MARTIN LUSTIG
CONTINUED
PAGE 2

COURSE VI:

Thence South 9°27'45" East along the centerline of Dewey Road a distance of 413.91 feet to the principal place of beginning and containing 24.3478 acres of land, subject to all legal highways (0.2850 of an acre), as surveyed and described by Harry S. Jones, Registered Surveyor No. 6343 in November, 2011.

Bearings are based upon the centerline of Dewey Road being North 9°27'45" West and are used to describe angles only.

Part of Permanent Parcel No. 30-095023

Previous Deed - Volume 1153, Page 690.

Harry S. Jones, #6343
Harry S. Jones, P.S. # 6343

1/9/12
Date

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

R.S. *01/13/12*
OFFICE OF THE *Revised*
GEAUGA COUNTY ENGINEER



RECEIVED

JAN 13 2012

Geauga County Engineer