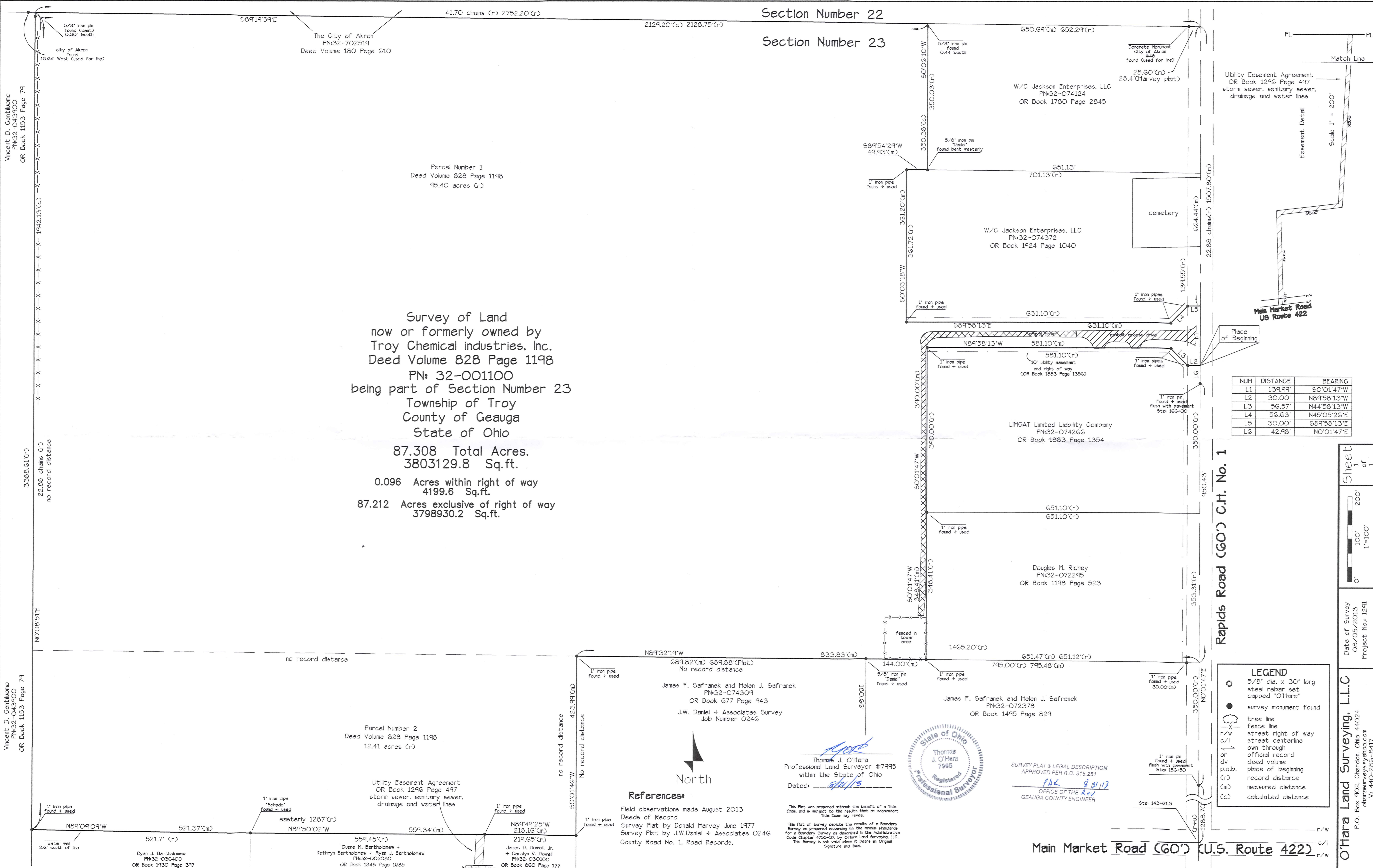


Section Number 22

Section Number 23



Survey of Land  
now or formerly owned by  
Troy Chemical Industries, Inc.  
Deed Volume 828 Page 1198  
PN: 32-001100  
Township of Troy  
County of Geauga  
State of Ohio  
87.308 Total Acres.  
3803129.8 Sq.ft.  
0.096 Acres within right of way  
4199.6 Sq.ft.  
87.212 Acres exclusive of right of way  
3798930.2 Sq.ft.

NUM	DISTANCE	BEARING
L1	139.99'	S0°01'47"W
L2	30.00'	N89°58'13"W
L3	56.57'	N44°58'13"W
L4	56.63'	N45°05'26"E
L5	30.00'	S89°58'13"E
L6	42.98'	N0°01'47"E

**LEGEND**

- 5/8" dia. x 30" long steel rebar set capped "O'Hara"
- survey monument found
- tree line
- - - fence line
- r/w street right of way
- c/l street centerline
- or own through official record
- dv deed volume
- p.o.b. place of beginning
- (r) record distance
- (m) measured distance
- (c) calculated distance

**References:**  
Field observations made August 2013  
Deeds of Record  
Survey Plat by Donald Harvey June 1977  
Survey Plat by J.W. Daniel + Associates O246  
County Road No. 1, Road Records.

This Plat was prepared without the benefit of a Title Exam, and is subject to the results that an independent Title Exam may reveal.

This Plat of Survey depicts the results of a Boundary Survey as prepared according to the minimum standards for a Boundary Survey as described in the Administrative Code Chapter 4733-57, by Other Land Surveying, L.L.C. The Survey is not valid unless it bears an Original Signature and Seal.



SURVEY PLAT & LEGAL DESCRIPTION  
APPROVED PER R.C. 315.251  
OFFICE OF THE REC  
GEAUGA COUNTY ENGINEER

TRO 00214

TRO 00214

Troy Chemical (13-073)

Picked up Date

8/21/17

32-001100

Vol 1958 - 2845

**Troy Chemical industries, Inc., PN: 32-001100****Deed Volume 828 Page 1198, 87.308 Acres**

Situated in the Township of Troy, County of Geauga, State of Ohio, being part of Section Number 23, in said Township. Beginning at the centerline intersection of Main Market Road (60') U.S. Route 422 and Rapids Road (C.H. No. 1)(60'), as depicted on County Road Record Plans, being Station 143+61.3. Thence North 00°01'47" East along the centerline of Rapids Road, a distance of 1288.70 feet to a point, (station 156+50), said point witnessed by a 1" iron pin found flush with the pavement, Thence continuing North 00°01'47" East along the centerline of Rapids Road a distance of 950.43 feet to a point (station 166+00), said point witnessed by a 1" iron pin found flush with the pavement. Thence continuing North 00°01'47" East along the centerline of Rapids Road a distance of 42.98 feet to a point, said point being the northeast corner of land now or formerly owned by LIMGAT Limited Liability Company, PN: 32-074266, as recorded in OR Book 1883 Page 1354 in Geauga County record of Deeds, (GCRD), said point being the **Place of Beginning** of the parcel herein described.

Thence along the northerly and westerly line of land now or formerly owned by LIMGAT, aforementioned, the following courses, **North 89°58'13" West** a distance of **30.00** feet to a point, said point witnesses by a 1" iron pipe found, **North 44°58'13" West** a distance of **56.57** feet to a point, said point witnesses by a 1" iron pipe found, **North 89°58'13" West** a distance of **581.10** feet to a point, said point witnesses by a 1" iron pipe found, **South 00°01'47" West** a distance of **390.00** feet to a point, said point witnesses by a 1" iron pipe found, said point being the northwest corner of land now or formerly owned by Douglas M. Richey, PN:32-072295, as recorded in OR Book 1198 Page 523 in GCRD.

Thence **South 00°01'47" West** along the westerly line of Richey, aforementioned, a distance of **348.41** feet to a point, said point being on the northerly line of land now or formerly owned by James F. Safranek and Helen J. Safranek, PN: 32-072378, as recorded in OR Book 1495 Page 829 in GCRD, said point witnessed by a 1" iron pipe found.

Thence **North 89°32'19" West** along the northerly line of land now or formerly owned by Safranek, PN:32-072378, aforementioned, and the northerly line of land now or formerly owned by James F. Safranek and Helen J. Safranek, PN:32-074309, as recorded in OR Book 677 Page 943, in GCRD, passing through a 5/8" iron pin "Daniel" found at 144.00 feet a total distance of **833.83** feet to a point, said point being the northwest corner of land now or formerly owned by Safranek, PN:32-074309, said point witnessed by a 1" iron pipe found.

Thence **South 00°01'46" West** along the westerly line of land now or formerly owned by Safranek, PN: 32-074309, aforementioned, a distance of **423.99** feet to a point, said point being the northeast corner of land now or formerly owned by James D. Howell, Jr., & Carolyn R. Howell, PN: 32-030100, as recorded in OR Book 860 Page 122, in GCRD, said point witnessed by a 1" iron pipe found.

Thence **North 89°49'25" West** along the northerly line of land now or formerly owned by Howell, aforementioned, a distance of **218.16** feet to a point, said point being the northeast corner of land now or formerly owned by Duane M. Bartholomew & Kathryn Bartholomew & Ryan J. Bartholomew, PN: 32-002080, as recorded in OR Book 1848 Page 1685 in (GCRD), said point witnessed by a 1" iron pipe found.

Thence **North 89°50'02" West** along the northerly line of land now or formerly owned by Bartholomew, aforementioned, a distance of **559.34** feet to a point, said point being the northeast corner of land now or formerly owned by Ryan J. Bartholomew, PN: 32-036400, as recorded in OR Book 1930 Page 397 in (GCRD), said point witnessed by a 1" iron pipe "Schade" found.

Thence **North 89°09'09" West** along the northerly line of land now or formerly owned by Bartholomew, PN: 32-036400, aforementioned, a distance of **521.37** feet to a point, said point being on the easterly line of land now or formerly owned by Vincent D. Gentiluomo, PN: 32-043900, as recorded in OR Book 1153 Page 79 in (GCRD), said point witnessed by a 1" iron pipe found.

Thence **North 00°08'51" East** along the easterly line of land now or formerly owned by Gentiluomo, aforementioned, a distance of **1942.13** feet to a point, passing through a bent 5/8" iron pin found 0.30 feet therefrom, said point being 16.64 feet easterly from a City of Akron concrete monument found, said point being on the southerly line of The City of Akron, PN:32-702519, as recorded in Deed Volume 180 Page 610 in GCRD, said point being the North Line of Section 23.

Thence **South 89°19'59" East** along the southerly line of land now or formerly owned by The City of Akron, aforementioned, the northerly line of Section Number 23, a distance of **2129.20** feet to a point, said point being the northwest corner of land now or formerly owned by W/C Jackson Enterprises, LLC, PN:32-074124, as recorded in OR Book 1780 Page 2845 in (GCRD), said point witnessed by a 5/8" iron pin found 0.44 feet south.

Thence **South 00°06'10" West** along the westerly line of land now or formerly owned by W/C Jackson Enterprises, LLC, aforementioned, a distance of **350.38** feet to a point, said point being on the northerly line land now or formerly owned by of W/C Jackson Enterprises, LLC, PN: 32-074372, as recorded in OR Book 1924 Page 1040 in GCRD, said point witnessed by a 5/8" iron pin "Daniel" found bent westerly.

Thence along the northerly, westerly and southerly lines of land now or formerly owned by W/C Jackson Enterprises, LLC, PN:32-074372, aforementioned, the following courses, **South 89°54'29" West** a distance of **49.93** feet to a point, said point witnessed by a 1" iron pipe found. **South 00°03'18" West** a distance of **361.20** feet to a point, said point witnessed by a 1" iron pipe found. **South 89°58'13" East** a distance of **631.10** feet to a point, said point witnessed by a 1" iron pipe found. **North 45°05'26" East** a distance of **56.63** feet to a point, said point witnessed by a 1" iron pipe found. **South 89°58'13" East** a distance of **30.00** feet to a point in the centerline of Rapids Road.

Thence **South 00°01'47" West** along the centerline of Rapids Road a distance of **139.99** feet to a point, Said point being the Place of Beginning, and containing **87.308 total acres** of land, 0.096 Acres within right of way, be the same more or less, but subject to all legal highways, pursuant to a Survey (1291) dated August 2013, by O'Hara Land Surveying, L.L.C. and Thomas J. O'Hara, Ohio Registered Surveyor No. 7995.

