

LOT SPLIT FOR:
ROSE M. BAINES

SITUATED IN THE TOWNSHIP OF AUBURN AND KNOWN AS BEING PART OF ORIGINAL AUBURN TOWNSHIP LOT NO. 9, SECTION 3, TRACT ONE, COUNTY OF GEAUGA AND STATE OF OHIO AND CONTAINING 10.5201 ACRES OF LAND.

DEED OF REFERENCE: ROSE M. BAINES V. 546, P. 1307

PREPARED BY:

BRAUN CONSULTANTS
SURVEYING-LAND PLANNING-ENGINEERING-WETLANDS-CONSULTING

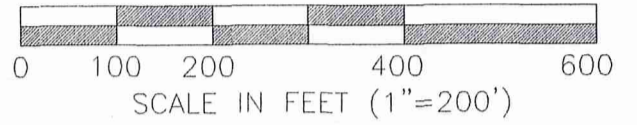
17665 HASKINS RD.
CHAGRIN FALLS, OHIO 44023
440-543-5496

I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THIS SURVEY MAP IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE.

Kevin S. Braun 12-8-05
KEVIN S. BRAUN PROFESSIONAL SURVEYOR NO. 7082

N

NOVEMBER 2005



○ 1. PIN SET DENOTES 5/8" IRON PIN SET WITH CAP
MONUMENTS FOUND HAVE NO CAPS UNLESS NOTED
BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

RECORDS USED:
EXISTING DEEDS, SURVEY BY R.E. SCHWARTZ (H 7193) IN DEC. 1992 AND
SURVEY BY E.B. DUDLEY (H 6747) IN AUGUST 2001

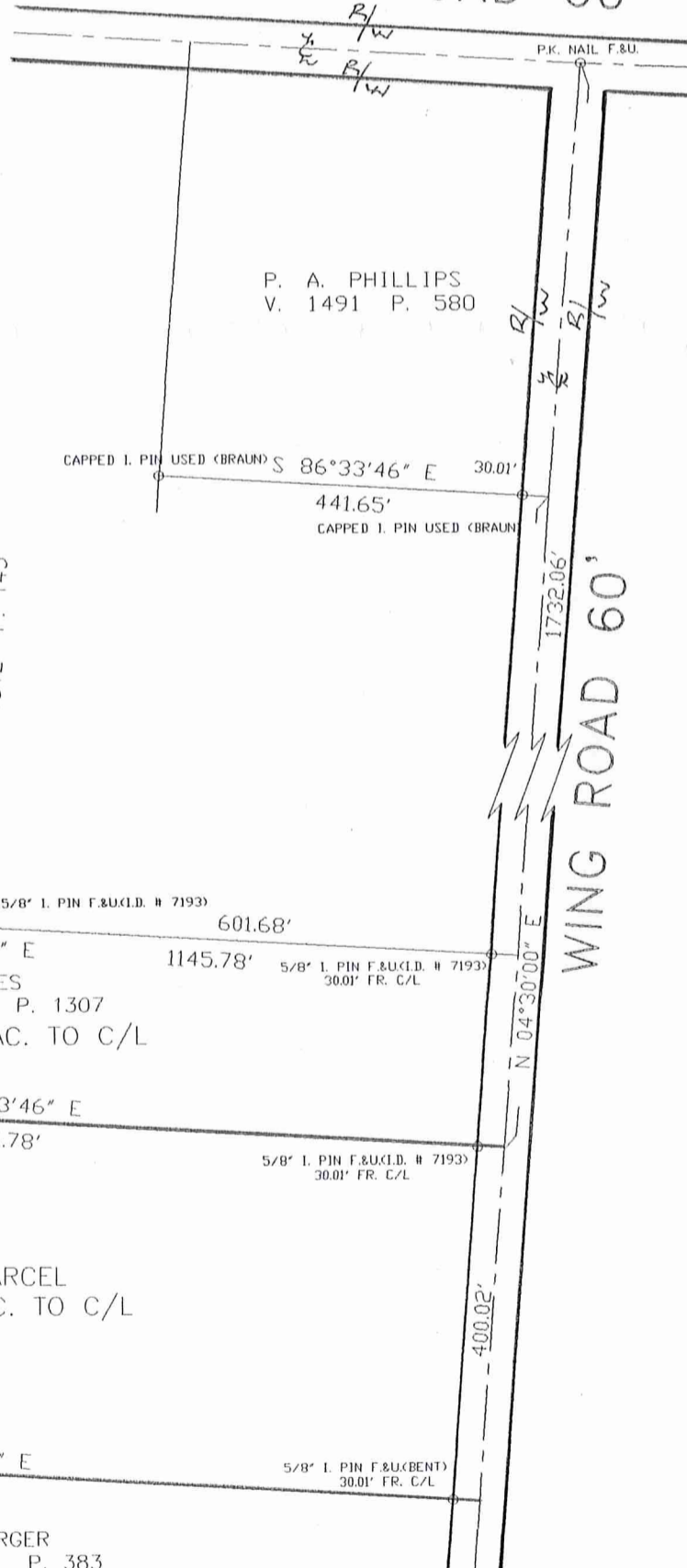


SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251

PAK 12/15/05

OFFICE OF THE
GEAUGA COUNTY ENGINEER

STAFFORD ROAD 60'



M.B. & M.S. DAVET
V. 1364 P. 1055

F.A. & T.A. VARGO
V. 492 P. 66

F.A. & T.A. VARGO
V. 1312 P. 143

R. BAINES
V. 546 P. 1307
5.7845 AC. TO C/L

NEW PARCEL
10.5201 AC. TO C/L

R.C. SERGER
V. 1454 P. 383

AVB 00030

Baines
Pick up date
12-15-05
01-119000
Vol 1785 PG 655

LEGAL DESCRIPTION OF 10.5201 ACRE PARCEL ON THE WEST SIDE OF WING ROAD FOR ROSE M. BAINES

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being part of Original Auburn Township Lot 9, Section 3, Tract One and further bounded and described as follows:

Beginning in the centerline of Wing Road, distant South 4° 30' 00" West 1732.06 feet from a PK nail found and used at the intersection of said Wing Road and Stafford Road;

Thence South 4° 30' 00" West, along the centerline of said Wing Road, 400.02 feet to a northeasterly corner of land described in deed to R.C. Serger, recorded in Volume 1454, Page 383 of Geauga County Records;

Thence North 86° 33' 46" West, along a northerly line of said R.C. Serger land, passing through a 5/8" iron pin (bent) found & used at 30.01 feet, a total distance of 1145.78 feet, to capped 5/8" iron pin (#7193) found and used in an easterly line of land described in deed to M.B. & M.S. Davet recorded in Volume 1364, Page 1055 of Geauga County Records;

Thence North 4° 30' 00" East, along said easterly line of M.B. & M.S. Davet land, 400.02 feet to a capped 5/8" iron pin (# 7193) found and used;

Thence South 86° 33' 46" East, 1145.78 feet, along a new division line, to the centerline of said Stafford Road, passing through a capped 5/8" iron pin (#7193) found and used 30.01 therefrom, to the place of beginning and containing 10.5201 acres of land according to the survey of November 2005 by Kevin S. Braun Professional Surveyor No. 7082.

Bearings are to an assumed meridian and are used to denote angles only.

Deed of Reference: Rose M. Baines V. 546 P. 1307

Kevin S. Braun 12-8-05

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

P.A.K. 12/15/05

OFFICE OF THE
GEAUGA COUNTY ENGINEER

