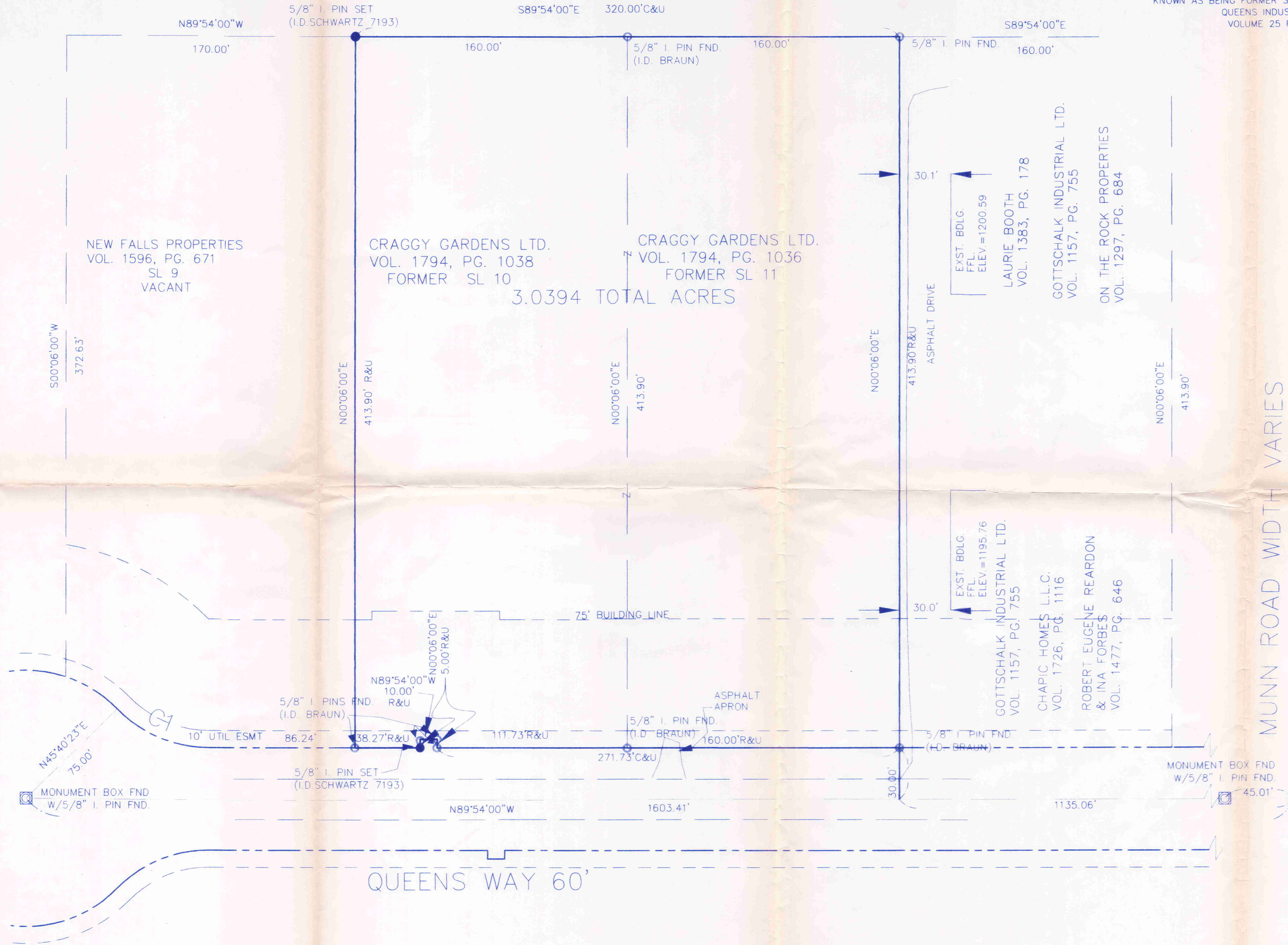
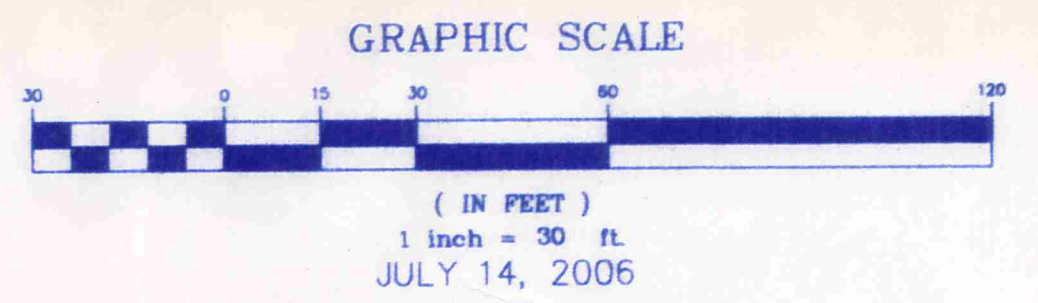


SITUATED IN THE TOWNSHIP OF AUBURN, COUNTY OF GEauga AND STATE OF OHIO AND KNOWN AS BEING A PART OF ORIGINAL LOT NUMBER 1, SECTION 2, TRACT 2 AND KNOWN AS BEING FORMER SUBLot NUMBER 10 AND FORMER SUBLot NUMBER 11 OF THE QUEENS INDUSTRIAL PARK AS SHOWN BY RECORDED PLAT IN VOLUME 25 PAGE 97 OF GEauga COUNTY PLAT RECORDS.



LEGEND

- ips 5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
- i.Pin Iron Pin
- i.Pipe Iron Pipe
- Mon Monument
- Fe Fence post
- × Mag Mag Nail Set
- Fnd Found
- D Deed
- R/Rec Record
- M/Msd Measured
- O/Obs Observed
- C/Calc Calculated
- U Used
- D.R. Deed Record
- O.R. Official Record
- C.L. C/L Centerline
- e/p Edge of Pavement
- P Plat record information



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. BEARINGS REFER TO AN ASSUMED MERIDIAN AND ARE INTENDED TO INDICATE ANGLES ONLY. 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.

Rudy E. Schwartz 7-17-06
RUDY SCHWARTZ, P.S. #7193 Date



SURVEY PLAT & LEGAL DESCRIPTION
APPROVED PER R.C. 315.251
PAK 7/17/06
OFFICE OF THE NEW
GEAUGA COUNTY ENGINEER

PREPARED FOR:
CRAGGY GARDENS LTD.
10830 FAIRMOUNT ROAD
NEWBURY, OHIO 44065
PREPARED BY:
SCHWARTZ LAND SURVEYING INC.
RUDY E. SCHWARTZ
PROFESSIONAL SURVEYOR
12121 KINSMAN ROAD
NEWBURY, OHIO 44065
440-564-8174 Fax: 440-564-8285

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LENGTH	TANGENT
C1	59.65	75.00	45°34'23"	567°06'49"E	58.09	31.51

2 WORKING DAYS
BEFORE YOU DIG
CALL TOLL FREE 800-362-2764
OHIO UTILITIES PROTECTION SERVICE

MUNN ROAD WIDTH VARIES

(AUB
60063)

LEGAL DESCRIPTION
OF A
3.0394 ACRE PARCEL
FOR
CRAGGY GARDENS LTD.

Craggy Gardens Ltd.
Pickup Date
07-18-06
01-118245
VOL 1801 P 6403

Situated in the Township of Auburn, County of Geauga and State of Ohio and known as being a part of Original Lot No. 1, Section 2, Tract 2 and further known as former Sublot number 10 (now vacated) and former Sublot number 11 (now vacated) (Craggy Gardens Ltd. Volume 1794, Page 1038 and Volume 1794, Page 1036), of the Queens Industrial Park as shown by plat recorded in Volume 25 Page 97 of Geauga County Plat Records further bounded and described as follows;

Beginning at a P.K. Nail found in the centerline of Queens Way 60 feet wide, at its intersection with the centerline of Munn Road, width varies;

Thence North 89° 54' 00" West passing through a 5/8" inch iron pin found in a monument box at 45.01 feet, a total distance of 1135.06 to a point at the Southerly prolongation of the Westerly line of Sublot number 12 in said Queens Industrial Park;

Thence North 0° 06' 00" East along said Southerly prolongation of the Westerly line of Sublot number 12 a distance of 30.00 feet to a iron pin found (I.D. Braun) at the Southwesterly corner of said Sublot number 12 and the Principal Place of Beginning of the premises herein intended to be described;

COURSE I Thence North 89° 54' 00" West, along the Northerly right-of-way of said Queens Way, a distance of 271.73 feet to a 5/8 inch iron pin found (I.D. Braun) at an interior corner;

COURSE II Thence North 0° 06' 00" East along a Easterly line of said Queens Way, a distance of 5.00 to a 5/8 inch iron pin found (I.D. Braun) at a Northeasterly corner thereof;

COURSE III Thence North 89° 54' 00" West along a Northerly line of said Queens Way a distance of 10.00 feet to a 5/8 inch iron pin found (I.D. Braun) at a Northwesterly corner thereof;

COURSE IV Thence South 0° 06' 00" West, along a Westerly line of said Queens Way, a distance of 5.00 feet to an iron pin set to an interior corner thereof;

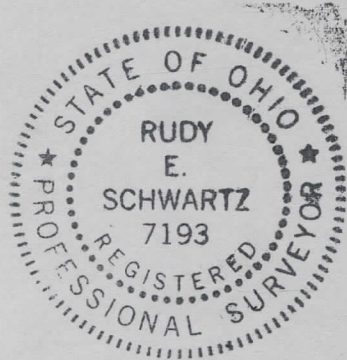
COURSE V Thence North 89° 54' 00" West along a Northerly line of Queens

Way a distance of 38.27 feet to a 5/8 inch iron pin found (I.D. Braun) at the Southeasterly corner of Sublot number 9, in said Queens Industrial Park;

COURSE VI Thence North 0° 06' 00" East, along the Easterly line of said Sublot number 9, a distance of 413.90 feet to an iron pin set at the Northeasterly corner of said Sublot number 9, in the Southerly line of land conveyed to Auburn Industrial Park by deed recorded in Volume 647, Page 663 of Geauga County Deed Records;

COURSE VII Thence South 89° 54' 00" East, along said Southerly line of land so conveyed to Auburn Industrial Park, a distance of 320.00 to a 5/8 inch iron pin found (I.D. Braun) at the Northwesterly corner of said Sublot 12;

COURSE VIII Thence South 0° 06' 00" West along the Westerly line said Sublot number 12 a distance of 413.90 feet to the Principal Place of Beginning and containing 3.0394 acres of land as surveyed, calculated and described on July 13, 2006 by Rudy E. Schwartz, P.S. 7193 be the same more or less but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins are I.D.Schwartz 7193.



7.17.06

DATE

A handwritten signature in black ink, appearing to read "Rudy E. Schwartz", written over a horizontal line.

RUDY E. SCHWARTZ, P.S. 7193

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

PARK *7/17/06*
OFFICE OF THE *REW*
GEAUGA COUNTY ENGINEER