

I HEREBY STATE TO LAKE COUNTY METROPARKS, CLEVELAND ELECTRIC ILLUMINATING COMPANY, STEWART TITLE GUARANTY COMPANY AND THE HOUSE OF TITLES AGENCY, INC. THAT THIS IS A TRUE AND CORRECT SURVEY OF THE PARCELS SHOWN HEREIN, AND SHOWS THE TRUE AND CORRECT LOCATION OF THE IMPROVEMENTS SITUATED ON SUCH LAND AND ALL EASEMENTS, RIGHTS-OF-WAY AND SIMILAR RESTRICTIONS OF RECORD AFFECTING THE PROPERTY SURVEYED LISTED IN SCHEDULE B OF THE TITLE INSURANCE COMMITMENT PREPARED BY STEWART TITLE GUARANTY COMPANY (COMMITMENT NO. C-9912 DATED JANUARY 8, 2004 AT 7:59 A.M.). THERE ARE NO ENCHIRACHMENTS EITHER WAY ACROSS THE NORTH, SOUTH, EAST & WEST PROPERTY LINES AS SHOWN HEREIN. THE PROPERTY SURVEYED CONTAINS 1,746,612 SQUARE FEET OR 40.0967 ACRES.

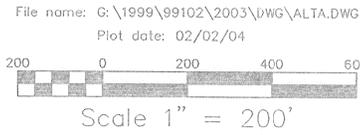
I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED BY JOHN M. ZARANEC, JR. P.S. 7126 FOR ZARANEC SURVEYING CO. AND WAS MADE IN ACCORDANCE WITH THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS JOINTLY ESTABLISHED AND ADOPTED BY ALTA, ACSM AND NSPS IN 1999, AND INCLUDES AND MEETS THE ACCURACY REQUIREMENTS OF AN URBAN SURVEY, AS DEFINED THEREIN AND SATISFIES THE MINIMUM STANDARD REQUIREMENTS OF THE STATE OF OHIO AND COUNTY OF LAKE.

I HEREBY CERTIFY THAT THIS SURVEY MEETS THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO AS SET FORTH IN OHIO ADMINISTRATIVE CODE, CHAPTER 4733-37.

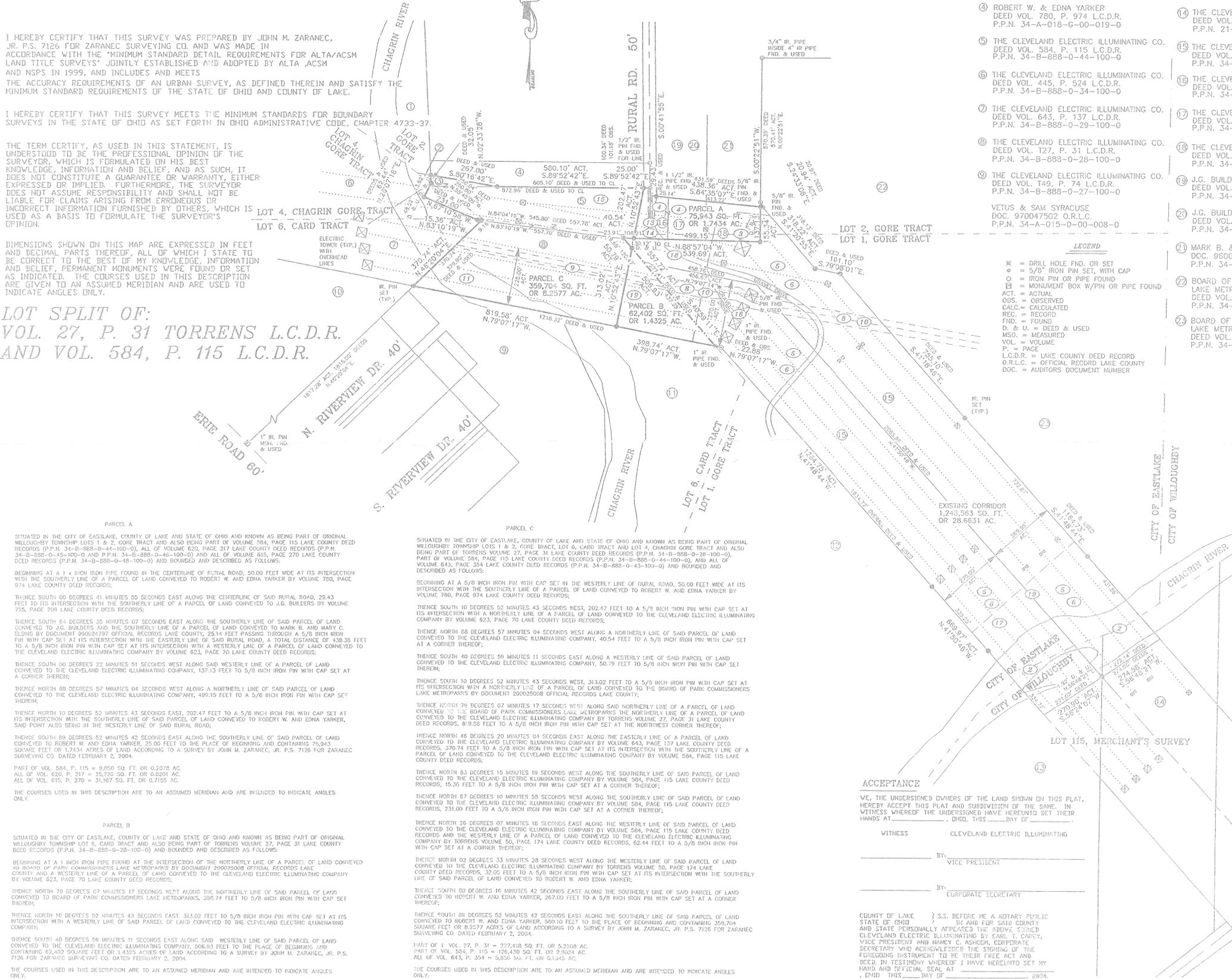
THE TERM CERTIFY, AS USED IN THIS STATEMENT, IS UNDERSTOOD TO BE THE PROFESSIONAL OPINION OF THE SURVEYOR, WHICH IS FORMULATED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF, AND AS SUCH IT DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED. FURTHERMORE, THE SURVEYOR DOES NOT ASSUME RESPONSIBILITY AND SHALL NOT BE LIABLE FOR CLAIMS ARISING FROM ERRONEOUS OR INCORRECT INFORMATION FURNISHED BY OTHERS, WHICH IS USED AS A BASIS TO FORMULATE THE SURVEYOR'S OPINION.

DIMENSIONS SHOWN ON THIS MAP ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH I STATE TO BE CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, PERMANENT MONUMENTS WERE FOUND OR SET AS INDICATED. THE COURSES USED IN THIS DESCRIPTION ARE GIVEN TO AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY.

**LOT SPLIT OF:  
VOL. 27, P. 31 TORRENS L.C.D.R.  
AND VOL. 584, P. 115 L.C.D.R.**



NOTE:  
ALL IRON PINS  
SET ARE 5/8" DIAMETER  
IRON PINS SET WITH  
IDENTIFICATION CAP,  
ZARANEC P.S. 7126



- 1 JAMES C. WHITE  
D.C. 200046157 O.R.L.C.  
P.P.N. 34-A-018-C-00-033-0
  - 2 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 750, P. 174 L.C.D.R.  
P.P.N. 34A-18D-72
  - 3 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 643, P. 354 L.C.D.R.  
P.P.N. 34-B-888-0-43-100-0
  - 4 ROBERT W. & EDNA YARKER  
DEED VOL. 780, P. 974 L.C.D.R.  
P.P.N. 34-A-018-G-00-019-0
  - 5 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 584, P. 115 L.C.D.R.  
P.P.N. 34-B-888-0-44-100-0
  - 6 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 445, P. 524 L.C.D.R.  
P.P.N. 34-B-888-0-34-100-0
  - 7 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 643, P. 137 L.C.D.R.  
P.P.N. 34-B-888-0-29-100-0
  - 8 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. T27, P. 31 L.C.D.R.  
P.P.N. 34-B-888-0-28-100-0
  - 9 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. T49, P. 74 L.C.D.R.  
P.P.N. 34-B-888-0-27-100-0
- VETUS & SAM SYRACUSE  
D.C. 970047502 O.R.L.C.  
P.P.N. 34-A-015-0-00-008-0

- 10 BOARD OF PARKS COMMISSIONERS  
LAKE METROPARKS  
D.C. 200025008 O.R.L.C.  
P.P.N. 34-A-015-0-00-024-0
- 11 THE CITY OF EASTLAKE, OHIO  
DEED VOL. 872, P. 739 O.R.L.C.  
PARCEL 1  
P.P.N. 34-A-016-0-00-003-0
- 12 VETUS, SAM & ALMA SYRACUSE  
D.C. 970047503 O.R.L.C.  
P.P.N. 27-B-043-0-00-021-0
- 13 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 615, P. 69 L.C.D.R.  
P.P.N. 21-A-043-0-00-021-0
- 14 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 623, P. 70 L.C.D.R.  
P.P.N. 34-B-888-0-31-100-0
- 15 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 620, P. 217 L.C.D.R.  
P.P.N. 34-B-888-0-45-100-0
- 16 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 620, P. 217 L.C.D.R.  
P.P.N. 34-B-888-0-46-100-0
- 17 THE CLEVELAND ELECTRIC ILLUMINATING CO.  
DEED VOL. 615, P. 270 L.C.D.R.  
P.P.N. 34-B-888-0-48-100-0
- 18 J.G. BUILDERS  
DEED VOL. 725, P. 209 L.C.D.R.  
P.P.N. 34-A-018-G-00-012-0
- 19 J.G. BUILDERS  
DEED VOL. 725, P. 209 L.C.D.R.  
P.P.N. 34-B-019-0-00-003-0
- 20 MARK B. & MARY C. ELSING  
D.C. 960024797 O.R.L.C.  
P.P.N. 34-B-019-0-00-005-0
- 21 BOARD OF PARKS COMMISSIONERS  
LAKE METROPARKS  
DEED VOL. 839, P. 658 O.R.L.C.  
P.P.N. 34-B-019-0-00-016-0
- 22 BOARD OF PARKS COMMISSIONERS  
LAKE METROPARKS  
DEED VOL. 839, P. 658 O.R.L.C.  
P.P.N. 34-A-016-0-00-001-0

**LEGEND**

- ⊗ = DRILL HOLE FND. OR SET
- ⊙ = 5/8" IRON PIN SET, WITH CAP
- = IRON PIN OR PIPE FOUND
- ⊕ = MONUMENT BOX W/PIN OR PIPE FOUND
- ACT. = ACTUAL
- OBS. = OBSERVED
- CALC. = CALCULATED
- REC. = RECORD
- FND. = FOUND
- D. & U. = DEED & USED
- MSD. = MEASURED
- VOL. = VOLUME
- P. = PAGE
- L.C.D.R. = LAKE COUNTY DEED RECORD
- O.R.L.C. = OFFICIAL RECORD LAKE COUNTY
- DOC. = AUDITORS DOCUMENT NUMBER

**ALTA/ACSM LAND TITLE SURVEY**

BEING PART OF ORIGINAL WILLOUGHBY TOWNSHIP LOT 4, CHAGRIN GORE TRACT, LOT 6, CARD TRACT AND LOT 115, MERCHANTS SURVEY NOW SITUATED IN THE CITY OF EASTLAKE AND THE CITY OF WILLOUGHBY, COUNTY OF LAKE AND STATE OF OHIO.

MADE FOR AND AT THE INSTANCE OF:  
**LAKE COUNTY METROPARKS  
CLEVELAND ELECTRIC ILLUMINATING COMPANY  
STEWART TITLE GUARANTY COMPANY  
THE HOUSE OF TITLES AGENCY, INC.**

**APPROVALS BY CITY OF EASTLAKE**

APPROVED BY THE PLANNING COMMISSION OF THE CITY OF EASTLAKE.

DATE	CHAIRMAN OF THE PLANNING COMMISSION
DATE	SECRETARY OF THE PLANNING COMMISSION

APPROVED BY THE COUNCIL OF THE CITY OF EASTLAKE.

DATE	RESOLUTION NUMBER
DATE	COUNCIL PRESIDENT
DATE	CLERK OF COUNCIL

APPROVED BY THE ENGINEER OF THE CITY OF EASTLAKE.

DATE	ENGINEER
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**TITLE COMMITMENT - SCHEDULE B, PART 2  
STEWART TITLE GUARANTY COMPANY  
COMMITMENT NO. C-9912, DATED JANUARY 8, 2004 AT 7:59 A.M.**

SYMBOL NO.	VOLUME PAGE	DESCRIPTION
2	---	CHAGRIN RIVER ACCRETION, RELICTION & AVULSION
3	615, 270	TREE CLEARING EASEMENT
4	620, 217	TREE CLEARING EASEMENT
5	623, 70	TREE CLEARING EASEMENT, SEPTIC MAINTENANCE & 3 PUBLIC OR PRIVATE ROADWAYS
6	623, 74	TREE CLEARING EASEMENT, SEPTIC MAINTENANCE & 3 PUBLIC OR PRIVATE ROADWAYS
7	178, 489	4 OIL & GAS WELL LOCATIONS EXPIRED NOVEMBER 23, 1965
8	385, 88	50' PIPELINE TEMPORARY EASEMENT, 10' PERPETUAL EASEMENT ABOUT PIPELINE
9	395, 538	PARCEL L-669 30' PIPELINE EASEMENT
10	653, 128	50' PIPELINE TEMPORARY EASEMENT, 10' PERPETUAL EASEMENT ABOUT PIPELINE
11	DOC. 23712	CHAGRIN RIVER RIPARIAN RIGHTS
12	DOC. 15586	WATER MAIN EASEMENT DOES NOT APPLY
13	209, 622	15' INGRESS & EGRESS EASEMENT
14	584, 115	15' INGRESS & EGRESS EASEMENT
15	234, 223	TREE CLEARING EASEMENT
16	33, 622	LIFE ESTATE DOES NOT APPLY
17	261, 209	TREE CLEARING EASEMENT & INGRESS/EGRESS & AGRICULTURAL EASEMENT
18	200045211	CELL TOWER & FACILITIES EASEMENT & INGRESS/EGRESS EASEMENT
19	200003254	2 60' INGRESS/EGRESS ROADWAYS

**ACCEPTANCE**

I, DIRECTOR OF LAKE COUNTY METROPARKS THE BUYER OF THE LANDS SHOWN HEREIN DO HEREBY ACKNOWLEDGE AND ACCEPT THE MAKING OF THIS SPLIT OF LANDS AS HEREIN PLATTED.

COUNTY OF LAKE } S.S. BEFORE ME A NOTARY PUBLIC  
STATE OF OHIO } IN AND FOR SAID COUNTY  
AND STATE PERSONALLY APPEARED THE ABOVE SIGNED  
OWNER WHO ACKNOWLEDGED THE SIGNING OF THE  
FORGING INSTRUMENT TO BE THEIR FREE ACT AND  
DEED IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY  
HAND AND OFFICIAL SEAL AT  
LAKE COUNTY, OHIO THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2004.

NOTARY PUBLIC



I HEREBY STATE THIS TO BE A TRUE AND ACCURATE SURVEY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

*John M. Zaranec, Jr.* 2/2/04  
JOHN M. ZARANEC, JR. P.S. 7126

**ACCEPTANCE**

WE, THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THIS PLAT, HEREBY ACCEPT THIS PLAT AND SUBDIVISION OF THE SAME. IN WITNESS WHEREOF THE UNDERSIGNED HAVE HEREUNTO SET THEIR HANDS AT \_\_\_\_\_, OHIO, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2004.

WITNESS CLEVELAND ELECTRIC ILLUMINATING

BY: \_\_\_\_\_  
VICE PRESIDENT

BY: \_\_\_\_\_  
CORPORATE SECRETARY

COUNTY OF LAKE } S.S. BEFORE ME A NOTARY PUBLIC  
STATE OF OHIO } IN AND FOR SAID COUNTY  
AND STATE PERSONALLY APPEARED THE ABOVE SIGNED  
SECRETARY WHO ACKNOWLEDGED THE SIGNING OF THE  
FORGING INSTRUMENT TO BE THEIR FREE ACT AND  
DEED IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY  
HAND AND OFFICIAL SEAL AT  
LAKE COUNTY, OHIO THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2004.

NOTARY PUBLIC BY COMMISSION EXPIRES \_\_\_\_\_

© ZARANEC SURVEYING CO.  
KNOWLES INDUSTRIAL PARK  
16722 WEST PARK CIRCLE DRIVE  
CHAGRIN FALLS, OHIO 44023  
(440) 543 - 1403