

Laurel Glen Subdivision

WEST SHILOH DEVELOPMENT COMPANY, THE UNDERSIGNED OWNER OF THE WITHIN PLATTED LAND DOES HEREBY GRANT UNTO THE CLEVELAND ELECTRIC ILLUMINATING COMPANY, THE OHIO BELL TELEPHONE COMPANY, TCI OF LAKE COUNTY AND THE EAST OHIO GAS COMPANY, ALL OHIO CORPORATIONS, THEIR SUCCESSORS AND ASSIGNS (HEREINAFTER REFERRED TO AS THE GRANTEE) A PERMANENT RIGHT-OF-WAY EASEMENT TEN (10) FEET IN WIDTH UNDER, OVER AND THROUGH ALL SUBLOTS AND ALL LANDS SHOWN HEREON AND PARALLEL AND CONTIGUOUS TO ALL ROAD LINES TO CONSTRUCT, PLACE, OPERATE AND MAINTAIN, REPAIR, RECONSTRUCT OR RELOCATE SUCH ABOVE GROUND AND UNDERGROUND ELECTRIC, GAS AND COMMUNICATION CABLES, DUCTS, CONDUITS, PIPES, GAS PIPE LINES, SURFACE OR BELOW SURFACE MOUNTED TRANSFORMERS AND PEDESTALS, CONCRETE PADS AND OTHER FACILITIES AS ARE DEEMED NECESSARY OR CONVENIENT BY THE GRANTEE FOR DISTRIBUTING, TRANSPORTING AND TRANSMITTING ELECTRICITY, GAS AND COMMUNICATION SIGNALS, FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS THE GRANTEE MAY DETERMINE UPON, WITHIN, AND ACROSS THE EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT WITHOUT LIABILITY THEREFOR TO REMOVE TREES AND LANDSCAPING INCLUDING LAWNS WITHIN AND WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR OR OPERATION OF SAID ELECTRIC, GAS AND COMMUNICATION FACILITIES, THE RIGHT TO INSTALL, REPAIR, AUGMENT AND MAINTAIN SERVICE CABLES AND PIPE LINES OUTSIDE THE ABOVE DESCRIBED EASEMENT PREMISES AND WITH THE RIGHT OF ACCESS, INGRESS AND EGRESS TO AND FROM ANY OF THE WITHIN DESCRIBED PREMISES FOR EXERCISING ANY OF THE PURPOSES OF THIS RIGHT-OF-WAY AND EASEMENT GRANT. IN WITNESS WHEREOF THE UNDERSIGNED HEREUNTO SET HIS HAND THIS 26th DAY OF MARCH, 1987.

SITUATED IN THE TOWNSHIP OF CHESTER, COUNTY OF GEauga, STATE OF OHIO AND KNOWN AS BEING PART OF LOT NO. 22 IN TRACT NO. 1 AND LOT NO. 3 IN TRACT NO. 2 WITHIN SAID TOWNSHIP AND CONTAINING 44.493 ACRES, BEING PART OF THE LAND AS CONVEYED TO THE WEST SHILOH DEVELOPMENT COMPANY IN THE DEED RECORDED IN VOLUME 775, PAGE 788 OF THE GEauga COUNTY DEED RECORDS.

Total Number of Sublots: 12
 Total Area in Subdivision: 44.493 acres
 Total Area in Sublots: 42.210 acres
 Total Area in Road: 2.283 acres
 Total Length of New Road: 1225.04 feet

West Shiloh Development Company by:

Dennis J. Ibold
 Dennis J. Ibold Attorney in Fact

Karen E. Lee
 Witness

I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT AND THE DIMENSIONS OF THE LOTS AND ROAD ARE IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IRON MONUMENTS OR PINS AS INDICATED HEREON SHALL BE SET IN PLACE BEFORE FINAL INSPECTION AND ACCEPTANCE OF THE IMPROVEMENTS BY THE GEauga COUNTY ENGINEER.

Lawrence Gordon Wilson
 Lawrence Gordon Wilson
 Professional Surveyor No. 5807.
 March 22, 1987.

STATE OF OHIO, COUNTY OF GEauga

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED THE ABOVE NAMED DENNIS J. IBOLD, ATTORNEY IN FACT FOR WEST SHILOH DEVELOPMENT COMPANY, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME IS HIS FREE ACT AND DEED FOR THE PURPOSES THEREIN EXPRESSED IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT Chardon, OHIO, THIS 26th DAY OF MARCH, 1987.

Linda L. Buth
 Notary Public

MY COMMISSION EXPIRES OCTOBER 21, 1990.

UTILITY EASEMENT ACCEPTED BY:

Edward Melicia 6/30/87
 Cleveland Electric Illuminating Company Date
Paul M. Schubert 6-30-87
 Ohio Bell Telephone Company Date
Daniel S. Bloughman 6-30-87
 East Ohio Gas Company Date
Jeffrey S. Jones 8-3-87
 TCI of Lake County Date

WEST SHILOH DEVELOPMENT COMPANY, AN OHIO GENERAL PARTNERSHIP BY DENNIS J. IBOLD ATTORNEY IN FACT FOR WEST SHILOH DEVELOPMENT COMPANY BY POWER OF ATTORNEY RECORDED IN VOLUME 751, PAGE 598 OF THE GEauga COUNTY RECORDERS OFFICE ON JANUARY 9, 1986, OWNER OF THE LAND SHOWN HEREON, HEREBY CERTIFIES THAT THIS PLAT CORRECTLY REPRESENTS OUR "LAUREL GLEN SUBDIVISION" A SUBDIVISION CONTAINING SUBLOTS ONE THROUGH 12 BOTH INCLUSIVE AND DO HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATE TO PUBLIC USE THE AREA DESIGNATED AS "LAUREL ROAD". THE UNDERSIGNED FURTHER AGREES THAT ANY USE OR IMPROVEMENTS MADE ON THIS LAND SHALL BE MADE IN ACCORDANCE WITH ALL EXISTING VALID ZONING, PLATTING, HEALTH OR OTHER LAWFUL RULES AND REGULATIONS FOR THE BENEFIT OF HIMSELF AND ALL SUBSEQUENT OWNERS OR ASSIGNS TAKING TITLE FROM, UNDER, OR THROUGH THE UNDERSIGNED. EASEMENTS ARE RESERVED WHERE INDICATED ON THE PLAT FOR PUBLIC UTILITY PURPOSES ABOVE AND BENEATH THE SURFACE OF THE GROUND. IN WITNESS WHEREOF THE UNDERSIGNED HEREUNTO SET HIS HAND THIS 26th DAY OF MARCH 1987.

Dennis J. Ibold
 Dennis J. Ibold - Attorney in Fact
Karen E. Lee
 Witness

APPROVED THIS 3rd DAY OF August, 1987
 CONSTITUTING AN ACCEPTANCE OF THE DEDICATION OF ANY RIGHT-OF-WAY AND EASEMENTS SHOWN HEREON FOR PUBLIC USE AND BENEFIT AND THE ACCEPTANCE FOR MAINTENANCE OF SUCH IMPROVEMENTS CONTAINED WITHIN THE RIGHT-OF-WAY AND EASEMENTS.

Edna L. Davis Geauga County Commissioner
James J. Muller Geauga County Commissioner

PURSUANT TO SECTION 711.091 I HAVE CHECKED THE SPECIFICATIONS CONSTRUCTION AND CONDITION OF THE ROAD DEDICATED TO PUBLIC USE HEREIN AND HAVE CHECKED THE PLACEMENT OF IRON PINS AND MONUMENTS AND BENCHMARK IN THE SUBDIVISION AND DO HEREBY CERTIFY THAT ALL OF THE IMPROVEMENTS AND FACILITIES HAVE BEEN CONSTRUCTED, ARE IN ACCORDANCE WITH THE APPROVED PLAT AND PLANS, ARE IN GOOD REPAIR, AND HAVE MET ALL BONDING REQUIREMENTS.

THIS 3 DAY OF August, 1987.

Robert S. Phillips
 Geauga County Engineer

STATE OF OHIO, COUNTY OF GEauga

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED THE ABOVE NAMED DENIS J. IBOLD ATTORNEY IN FACT WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME IS HIS FREE ACT AND DEED FOR THE PURPOSES THEREIN EXPRESSED. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT Chardon, OHIO THIS 26th DAY OF MARCH 1987.

Linda L. Buth
 Notary Public
 My Commission Expires October 21, 1990.

TRANSFERRED THIS 4 DAY OF August, 1987.


Richard J. Makowski
 Geauga County Auditor

APPROVED AS TO LEGAL FORM THIS 3RD DAY OF AUGUST, 1987.

William J. Orndorff
 Geauga County Prosecutor

APPROVED THIS 12 DAY OF MAY, 1987.

Bennett L. Smith
 Chairman, The Geauga County Planning Commission

Denotes Iron Ipe Set: 

Denotes Iron Monument Box Set: 

FILED FOR RECORD THIS 4 DAY OF AUGUST, 1987.
 AT 9:17 A. M.

RECORDED THIS 4 DAY OF AUGUST, 1987 IN

PLAT BOOK VOLUME 16 PAGE 61

354298
 354298
 38"
 360900
 \$38⁰⁰
 Phil W. King, Recorder
 Filed for record this 09 day of March, 1988
 Recorred this 09 day of March, 1988 in
 Plat Book Volume 16 Page 129
 Phil W. King, Recorder Catherine Skiden, Deputy

Wilson Mills Road 60'

Curve	Bearing	Chord	Arc	Tan.	Radius	Delta
"A"	N. 15° 21' 43" E.	258.82	261.80	133.98	500.00	30° 00' 00"
"B"	N. 14° 21' 45" E.	385.89	390.95	200.72	700.00	32° 00' 00"
"C"	N. 01° 26' 34" E.	20.00	20.00	10.00	530.00	02° 09' 45"
"D"	N. 16° 26' 38" E.	254.98	257.50	131.34	530.00	27° 50' 14"
"E"	N. 22° 39' 08" E.	173.78	180.32	90.71	670.00	15° 25' 14"
"F"	N. 06° 39' 08" E.	193.20	193.88	97.62	670.00	16° 34' 46"
"G"	N. 29° 31' 24" W.	56.12	58.40	31.75	60.00	55° 46' 16"
"H"	N. 41° 49' 06" W.	53.75	54.42	27.90	100.00	31° 10' 47"
"I"	N. 02° 25' 09" E.	95.88	100.00	54.63	100.00	57° 17' 45"
"J"	N. 59° 42' 52" E.	95.88	100.00	54.63	100.00	57° 17' 45"
"K"	N. 47° 23' 59" W.	139.53	154.42	97.38	100.00	88° 28' 35"
"L"	N. 29° 29' 11" E.	95.88	100.00	54.63	100.00	57° 17' 44"
"M"	N. 26° 14' 55" E.	56.12	58.40	31.75	60.00	55° 46' 13"
"N"	N. 02° 46' 54" E.	188.53	189.06	95.06	730.00	14° 50' 20"
"O"	N. 21° 10' 39" E.	202.60	203.25	102.29	730.00	15° 57' 10"
"P"	N. 29° 45' 31" E.	15.40	15.40	7.70	730.00	01° 12' 30"
"Q"	N. 16° 10' 38" E.	230.36	232.73	118.80	470.00	28° 22' 14"
"R"	N. 01° 10' 28" E.	13.96	13.96	6.98	470.00	01° 37' 46"

