

MAPLEVIEW SUBDIVISION

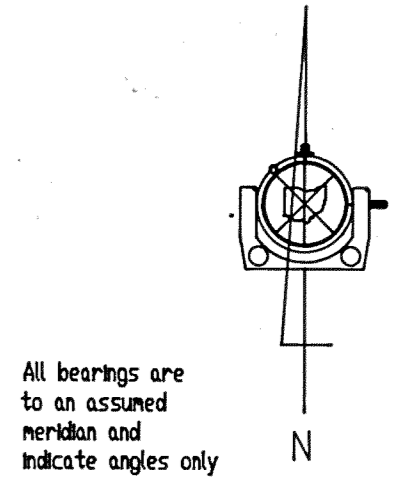
SITUATED IN THE TOWNSHIP OF MIDDLEFIELD, COUNTY OF GEAUGA, STATE OF OHIO AND KNOWN AS BEING PART OF LOT 48 IN SAID TOWNSHIP AND CONTAINING 68.2550 ACRES BEING PART OF THE LAND AS CONVEYED TO MOSE V.M. MILLER AND FANNIE MILLER IN THE DEED RECORDED IN VOLUME 1053 PAGES 848, 850, AND 852 OF THE GEAUGA COUNTY DEED RECORDS.

WE, THE UNDERSIGNED OWNERS, MOSE V.M. MILLER AND FANNIE MILLER, HUSBAND AND WIFE, OF THE LAND SHOWN HEREIN, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS OUR 'MAPLEVIEW' SUBDIVISION, A SUBDIVISION CONTAINING SUBLOTS 1 THROUGH 21 BOTH INCLUSIVE, AND DO HEREBY ACCEPT THIS PLAT OF SAME. THE UNDERSIGNED FURTHER AGREE 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 THEMSELVES AND ALL OTHER 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 HERETO SET THEIR HANDS THIS 5th DAY OF August, 1996.

Mose V.M. Miller (Husband) Sonya Haggins (Wife) Sharon J. Cotman (Witness) Robin Michele Masters (Witness)

APPROVALS APPROVED AS TO LEGAL FORM THIS 14th DAY OF August, 1996. Asst. Geauga County Prosecutor

APPROVED THIS 13th DAY OF August, 1996. ACTING William Burt Chairman, Geauga County Planning Commission



STATE OF OHIO, COUNTY OF GEAUGA

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED THE ABOVE NAMED MOSE V.M. AND FANNIE MILLER WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME IS THEIR FREE ACT AND DEED FOR THE PURPOSES THEREIN EXPRESSED. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT Middlefield, OHIO THIS 5th DAY OF August, 1996.

Robin Michele Masters - Notary Public for the State of Ohio

MY COMMISSION EXPIRES 8-28-2000

WE, MOSE V.M. MILLER AND FANNIE MILLER, HUSBAND AND WIFE, THE UNDERSIGNED OWNERS OF THE WITHIN PLATTED LAND, DO HEREBY GRANT UNTO THE CLEVELAND ELECTRIC ILLUMINATING CO., ALLTEL TELEPHONE CO., THE EAST OHIO GAS CO., AND STAR CABLE CO., ALL OHIO CORPORATIONS, THEIR SUCCESSORS AND ASSIGNS (HEREINAFTER REFERRED TO AS THE GRANTEE) A PERMANENT RIGHT-OF-WAY AND 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, MAINTAIN, REPAIR, RECONSTRUCT, OR RELOCATE SUCH ABOVE GROUND AND 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 THEREOF 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 COMMUNICATIONS 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 HERETO SET THEIR HANDS THIS 5th DAY OF August, 1996.

Mose V.M. Miller (Husband) Sonya Haggins (Wife) Sharon J. Cotman (Witness) Robin Michele Masters (Witness)

PURSUANT TO SECTION 711.091 OF THE OHIO REVISED CODE, I HAVE CHECKED THE PLACEMENT OF IRON PINS, MONUMENTS, AND BENCH MARKS IN THE SUBDIVISION AND DO HEREBY CERTIFY THAT THE SAME HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE SPECIFICATIONS ON THE APPROVED PLAT AS SHOWN HEREIN, ARE IN GOOD REPAIR AND HAVE MET ALL REQUIREMENTS. THIS 16th DAY OF August, 1996.

Robert J. Kluge Geauga County Engineer

APPROVED THIS 22nd DAY OF August, 1996. Geauga County Commissioners: Mike Holsinger, Jan Vreck

TRANSFERRED THIS 22nd DAY OF August, 1996. Tracy A. Jamison Geauga County Auditor

491566

FILED FOR RECORD THIS 22nd DAY OF August, 1996 AT 2:22 P.M. RECORDED THIS 22nd DAY OF August, 1996 IN PLAT BOOK VOLUME 24 PAGE 18 Catherine H. Steider Geauga County Recorder

STATE OF OHIO, COUNTY OF GEAUGA

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED THE ABOVE NAMED MOSE V.M. MILLER AND FANNIE MILLER, WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT THE SAME IS THEIR FREE ACT AND DEED FOR THE PURPOSES THEREIN EXPRESSED. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT Middlefield, OHIO THIS 5th DAY OF August, 1996.

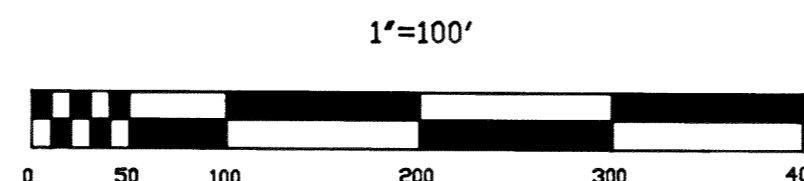
Robin Michele Masters - Notary Public for the State of Ohio

MY COMMISSION EXPIRES 8-28-2000

UTILITY EASEMENT ACCEPTED BY:

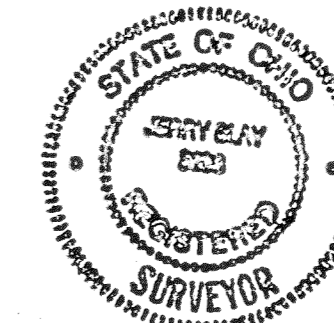
William E. Kels 8/3/96 CLEVELAND ELECTRIC ILLUMINATING CO. DATE 8/12/96 ALLTEL TELEPHONE CO. DATE 8/1/96 THE EAST OHIO GAS CO. DATE 8/1/96 STAR CABLE CO. DATE 8/1/96

AREA IN SUBLOTS : 60.4689 AREA IN EXISTING ROAD R.O.W. : 7.7861 TOTAL AREA IN SUBDIVISION : 68.2550 TOTAL NO. OF SUBLOTS : 21



I DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND THE DIMENSIONS OF THE LOTS AND ROADS ARE IN FEET AND DECIMAL PARTS THEREOF, ALL OF WHICH ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IRON PINS AS INDICATED HEREON SHALL BE SET IN PLACE BEFORE FINAL INSPECTION AND ACCEPTANCE BY THE GEAUGA COUNTY ENGINEER.

Jerry Slay OHIO SURVEYOR NUMBER 5298



DATE: 07/14/96

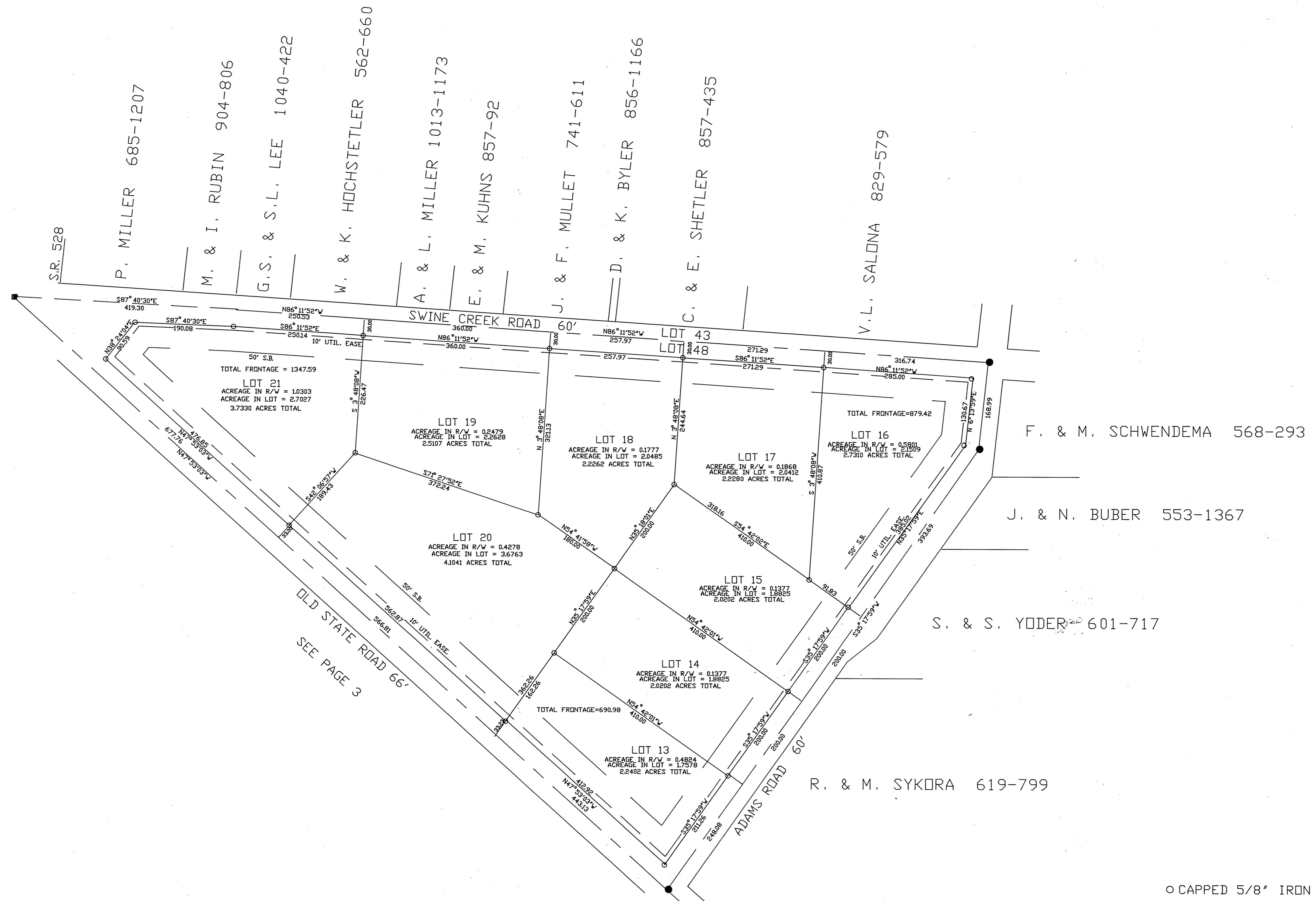
24-18

FINAL PLAT
MAPLEVIEW SUBDIVISION
LOT 48
MIDDLEFIELD TOWNSHIP

DATE OF PLAT: 07/14/96



All bearings are to an assumed meridian and indicate angles only



Scale 1"=100FT

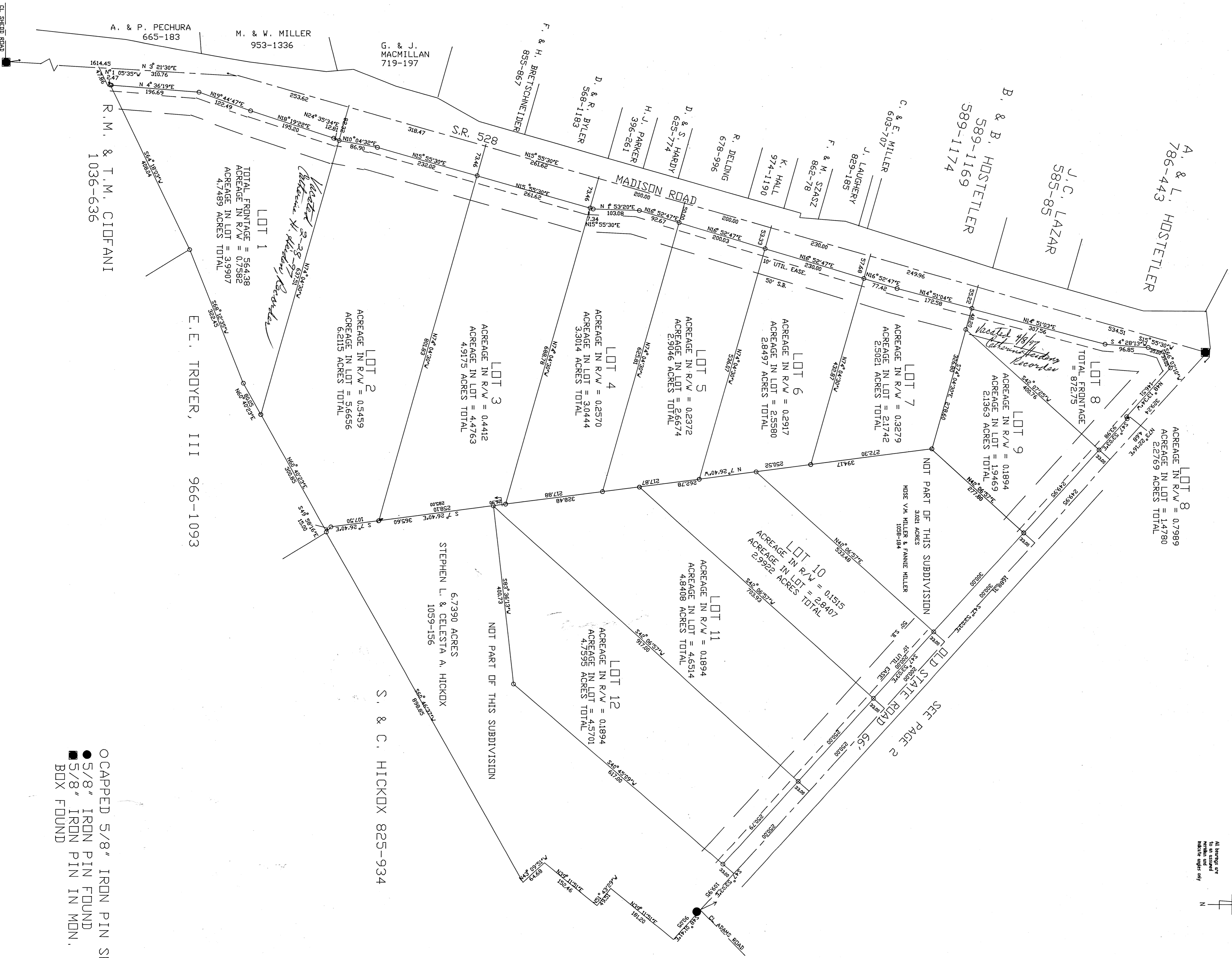
- CAPPED 5/8" IRON PIN SET
- IRON PIN IN MON. BOX FOUND
- 5/8" IRON PIN FOUND

24-19

FINAL PLAT
MAPLEVIEW SUBDIVISION
LOT 48
MIDDLEFIELD TOWNSHIP

DATE OF PLAT: 07/14/96

24-20



● OCCUPIED 5/8" IRON PIN SET
 ● 5/8" IRON PIN FOUND
 ● 5/8" IRON PIN IN MON.
 ● BOX FOUND

100
 Scale 1"=100FT

PLAN-HOLD CORPORATION • IRVINE, CALIFORNIA
 REGISTERED PROFESSIONAL LAND SURVEYOR
 LICENSE NO. 10007
 DATE OF EXPIRATION: 07/14/96