

AUBURN LAKES LIMITED PARTNERSHIP  
DEED VOLUME 886, PAGE 865

NOT A PART OF DECLARATION OF CONDOMINIUM FOR  
THE WOODS AT AUBURN LAKES

EXHIBIT A  
DECLARATION OF CONDOMINIUM FOR  
THE WOODS AT AUBURN LAKES

SITUATED IN THE TOWNSHIP OF AUBURN, COUNTY OF GEauga AND  
STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL AUBURN  
TOWNSHIP SECTION ONE, TRACT TWO AND CONTAINING 83.986 AC.

LAND IN THE WOODS SUBDIVISION  
PLAT VOL. 11, PG. 39

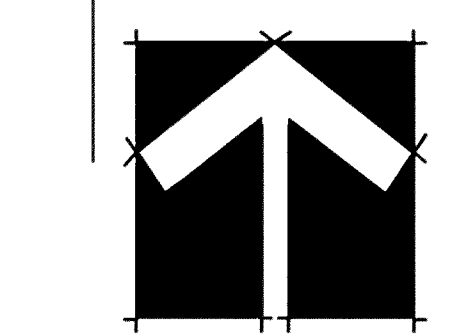
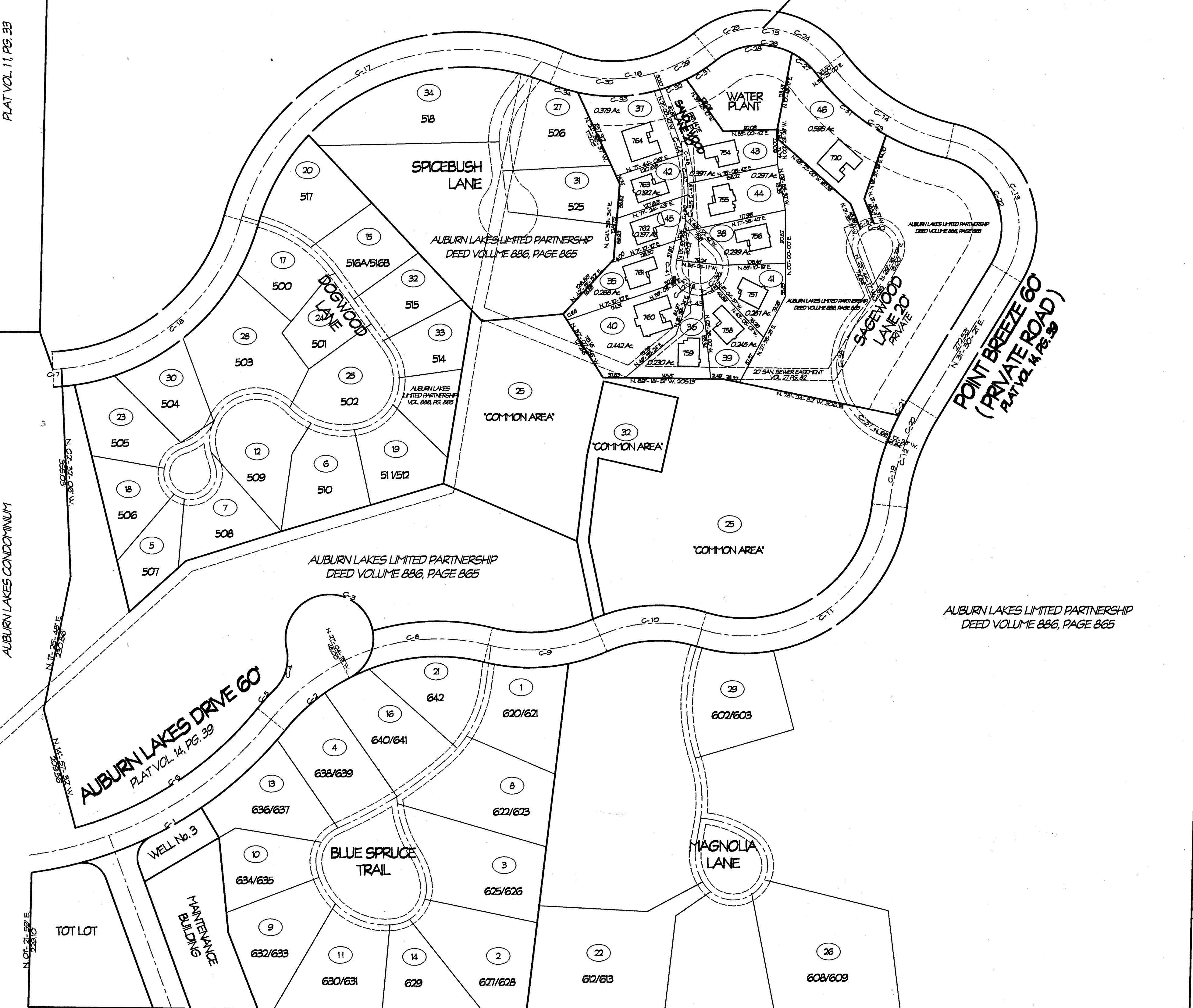
AUBURN LAKES CONDOMINIUM

AUBURN INDUSTRIAL PARK  
PARTNERSHIP  
DEED VOL. 647, PG. 663

THE QUEENS DEVELOPMENT CO.  
DEED VOL. 1005, PG. 142

R.L. & J.F. SIMPSON  
DEED VOL. 511, PG. 688

LEAD	AMENDMENT	DATE	BLDG NO.	VOL. NO.	LEAD	AMENDMENT	DATE	BLDG NO.	VOL. NO.
(1)	ORIGINAL	FEB. 1995	620/621	V. 22 P. 77	(44)	AMENDMENT NO. 43	AUG. 99	755	
(2)	AMENDMENT NO. 1	MAY 95	628/629	V. 22 P. 91	(45)	AMENDMENT NO. 44	AUG. 99	762	
(3)	AMENDMENT NO. 2	JUL. 95	625/626	V. 22 P. 103	(46)	AMENDMENT NO. 45	SEPT. 99	720	
(4)	AMENDMENT NO. 3	AUG. 95	638/639	V. 22 P. 113					
(5)	AMENDMENT NO. 4	SEP. 95	507	V. 23 P. 2					
(6)	AMENDMENT NO. 5	SEP. 95	510	V. 23 P. 6					
(7)	AMENDMENT NO. 6	NOV. 95	508	V. 23 P. 28					
(8)	AMENDMENT NO. 7	FEB. 96	622/623	V. 23 P. 50					
(9)	AMENDMENT NO. 8	APR. 96	632/633	V. 23 P. 59					
(10)	AMENDMENT NO. 9	APR. 96	634/635	V. 23 P. 64					
(11)	AMENDMENT NO. 10	MAY 96	630/631	V. 23 P. 83					
(12)	AMENDMENT NO. 11	JUL. 96	509	V. 23 P. 93					
(13)	AMENDMENT NO. 12	JUL. 96	636/637	V. 24 P. 01					
(14)	AMENDMENT NO. 13	AUG. 96	609	V. 24 P. 25					
(15)	AMENDMENT NO. 14	OCT. 96	516	V. 24 P. 44					
(16)	AMENDMENT NO. 15	OCT. 96	640/641	V. 24 P. 51					
(17)	AMENDMENT NO. 16	OCT. 96	500	V. 24 P. 58					
(18)	AMENDMENT NO. 17	NOV. 96	505	V. 24 P. 72					
(19)	AMENDMENT NO. 18	JAN. 97	511/512	V. 24 P. 106					
(20)	AMENDMENT NO. 19	APR. 97	517	V. 25 P. 17					
(21)	AMENDMENT NO. 20	MAY 97	642	V. 25 P. 45					
(22)	AMENDMENT NO. 21	MAY 97	612/613	V. 25 P. 49					
(23)	AMENDMENT NO. 22	MAY 97	505	V. 25 P. 56					
(24)	AMENDMENT NO. 23	JAN. 98	501	V. 26 P. 14					
(25)	AMENDMENT NO. 24	MAR. 98	502	V. 26 P. 35					
(26)	AMENDMENT NO. 25	APR. 98	608/609	V. 26 P. 44					
(27)	AMENDMENT NO. 26	MAY 98	526	V. 26 P. 53					
(28)	AMENDMENT NO. 27	JUN. 98	503	V. 26 P. 63					
(29)	AMENDMENT NO. 28	JUL. 98	602/603	V. 26 P. 99					
(30)	AMENDMENT NO. 29	JUL. 98	504						
(31)	AMENDMENT NO. 30	AUG. 98	525						
(32)	AMENDMENT NO. 31	SEP. 98	515	V. 27 P. 5					
(33)	AMENDMENT NO. 32	NOV. 98	514						
(34)	AMENDMENT NO. 33	MAR. 99	518						
(35)	AMENDMENT NO. 34	JUN. 99	761						
(36)	AMENDMENT NO. 35	JUN. 99	759						
(37)	AMENDMENT NO. 36	JUN. 99	764						
(38)	AMENDMENT NO. 37	JULY 99	756						
(39)	AMENDMENT NO. 38	JULY 99	758						
(40)	AMENDMENT NO. 39	JULY 99	760						
(41)	AMENDMENT NO. 40	JULY 99	757						
(42)	AMENDMENT NO. 41	AUG. 99	763						
(43)	AMENDMENT NO. 42	AUG. 99	754						



J. P. WEINGART  
DEED VOL. 800, PG. 919

J. FEHER ET AL.  
DEED VOL. 863, PG. 125

NUMBER	RADIUS	CENTRAL ANGLE	ARC	TANGENT	CHORD	CHORD BEARING
C-1	670.00	45° 25' 07"	108.48	267.99	486.97	N. 60° 38' 28" E.
C-2	340.89	241° 05' 50"	143.09	72.61	142.04	N. 50° 55' 50" E.
C-3	75.00	295° 35' 57"	35.40	18.68	36.08	N. 64° 53' 41" W.
C-4	75.00	57° 48' 47"	35.40	18.68	36.08	N. 67° 05' 46" E.
C-5	400.89	08° 15' 44"	43.91	23.96	43.89	N. 47° 00' 17" E.
C-6	800.00	36° 35' 52"	87.82	38.48	87.25	N. 56° 57' 51" E.
C-7	800.00	02° 25' 34"	14.82	7.41	14.82	N. 68° 15' 40" E.
C-8	360.00	42° 48' 18"	27.23	15.48	25.24	N. 63° 05' 29" E.
C-9	300.00	37° 15' 47"	18.92	10.14	18.66	N. 60° 05' 17" E.
C-10	290.00	42° 36' 17"	18.44	9.27	17.80	N. 68° 36' 29" E.
C-11	290.00	120° 30' 00"	438.51	300.99	384.43	N. 56° 36' 30" E.
C-12	400.00	28° 08' 35"	175.96	89.22	174.36	N. 67° 55' 59" E.
C-13	800.00	108° 54' 35"	365.14	209.96	244.10	N. 22° 57' 04" W.
C-14	800.00	102° 49' 32"	348.98	192.79	244.14	N. 56° 58' 48" W.
C-15	800.00	80° 06' 00"	241.12	135.60	235.95	N. 62° 36' 02" W.
C-16	250.00	61° 08' 10"	267.48	148.15	254.91	N. 61° 58' 02" E.
C-17	400.00	78° 35' 17"	67.38	401.08	398.56	N. 64° 11' 02" E.
C-18	800.00	68° 17' 33"	423.32	241.89	397.96	N. 50° 25' 56" E.
C-19	400.00	15° 25' 57"	127.14	64.20	127.14	N. 41° 04' 29" E.
C-20	400.00	09° 42' 54"	67.82	38.89	67.74	N. 26° 36' 54" E.
C-21	430.00	03° 59' 37"	39.97	14.99	39.97	N. 29° 30' 39" E.
C-22	100.00	130° 54' 45"	128.11	67.87	188.28	N. 22° 27' 04" W.
C-23	380.00	42° 48' 30"	170.78	144.42	265.07	N. 56° 58' 48" W.
C-24	800.00	31° 07' 00"	133.82	17.79	133.83	N. 62° 08' 30" W.
C-25	800.00	42° 58' 00"	127.29	266.06	126.02	N. 75° 48' 30" E.
C-26	100.00	80° 06' 00"	192.89	104.48	172.79	N. 62° 36' 02" W.
C-27	100.00	28° 15' 36"	85.20	37.89	85.20	N. 48° 42' 48" W.
C-28	100.00	66° 50' 34"	17.69	77.69	180.43	N. 64° 14' 17" E.
C-29	290.00	22° 42' 46"	36.96	161.15	161.15	N. 62° 36' 29" E.
C-30	800.00	38° 31' 34"	164.83	17.61	164.83	N. 66° 45' 32" W.
C-31	800.00	12° 16' 39"	60.20	30.12	66.89	N. 57° 27' 20" E.
C-32	380.00	08° 5' 50"	48.30	24.86	48.30	N. 66° 35' 39" E.
C-33	280.00	28° 09' 39"	144.69	72.40	144.69	N. 67° 07' 22" E.
C-34	380.00	10° 10' 07"	49.68	24.91	49.68	N. 72° 27' 50" W.
C-35	175.00	13° 48' 48"	63.14	32.01	63.14	N. 07° 22' 53" E.
C-36	40.00	242° 00' 00"	67.25	69.28	69.28	N. 72° 55' 18" W.
C-37	130.00	37° 35' 17"	65.28	44.24	63.76	N. 48° 24' 56" W.
C-38	130.00	72° 43' 42"	169.39	94.48	184.48	N. 05° 48' 28" E.
C-39	480.00	15° 00' 00"	124.10	91.77	124.10	N. 39° 44' 19" E.
C-40	40.00	238° 00' 36"	102.67	60.21	7.99	N. 67° 15' 39" W.
C-41	40.00	44° 30' 44"	2.31	6.91	30.92	N. 08° 26' 08" W.
C-42	40.00	42° 09' 17"	28.23	14.82	27.46	N. 50° 56' 07" W.
C-43	40.00	24° 37' 24"	17.9	6.73	17.28	N. 63° 19' 19" W.
C-44	275.00	07° 11' 29"	34.51	17.28	34.49	N. 17° 25' 00" W.
C-45	40.00	38° 28' 57"	24.79	12.78	24.36	N. 66° 36' 39" E.
C-46	40.00	185° 04' 15"	13.28	121.4	76.5	N. 38° 32' 50" W.
C-47	275.00	14° 31' 46"	69.74	35.08	69.55	N. 06° 33' 24" W.
C-48	275.00	17° 44' 29"	65.15	42.92	64.81	N. 12° 08' 26" W.
C-49	275.00	17° 54' 57"	62.84	41.73	62.52	N. 05° 21' 32" E.
C-50	275.00	15° 16' 49"	63.74	32.01	63.60	N. 07° 20' 53" E.
C-51	380.00	24° 07' 32"	160.21	61.2	166.83	N. 48° 36' 48" W.
C-52	40.00	38° 25' 17"	28.43	13.6	25.00	N. 66° 25' 29" E.

RECEIVED FOR RECORD THIS 13<sup>th</sup> DAY OF October, 1999  
AT 2:11 AND RECORDED IN VOLUME 28, PAGE 87 OF GEauga COUNTY RECORDS OF PLATS

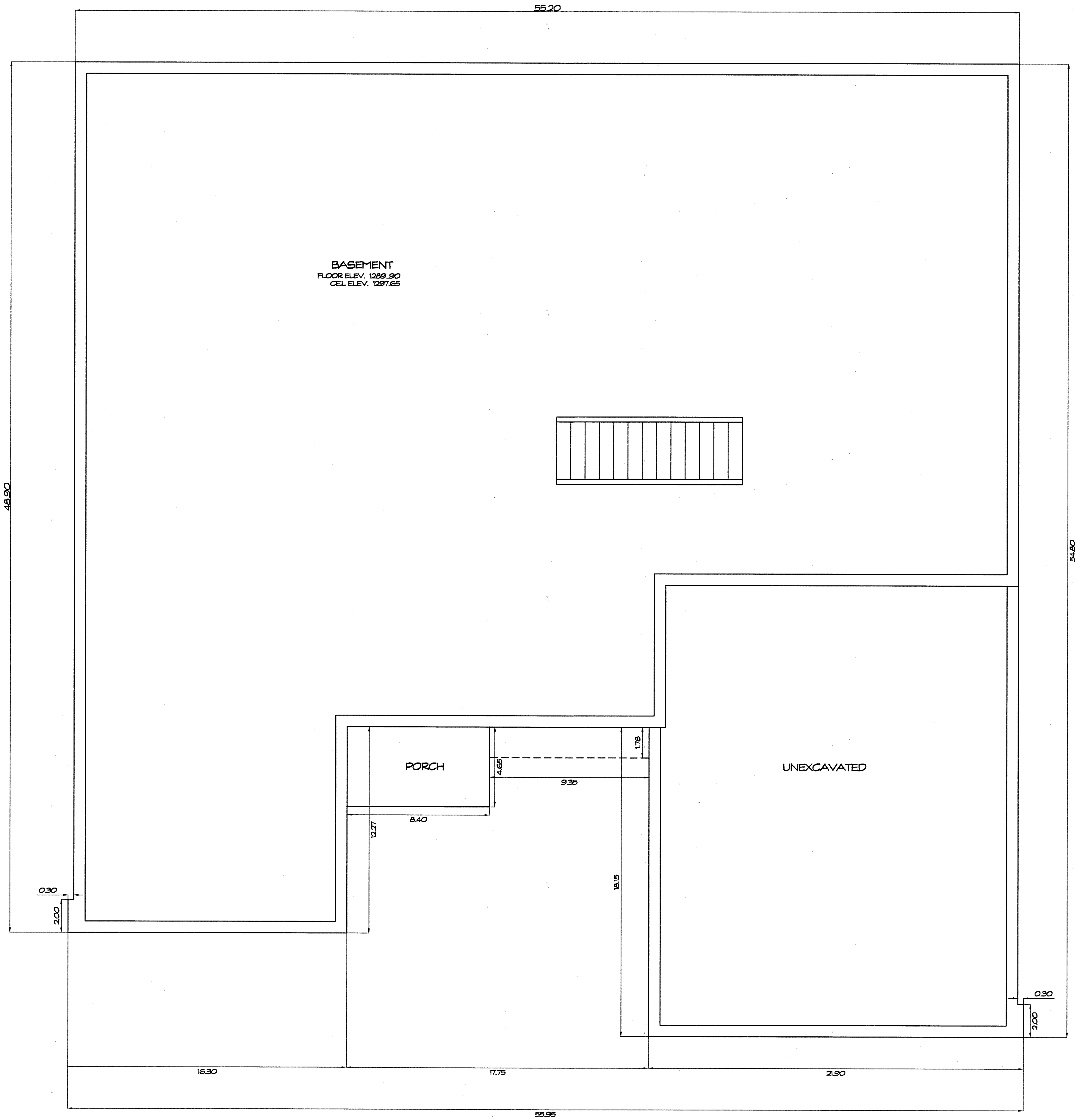
Catherine H. Heiden  
CATHERINE H. HEIDEN, RECORDER

EXHIBIT 'A'  
DECLARATION OF CONDOMINIUM FOR THE WOODS AT AUBURN LAKES  
**MASTER SITE PLAN**  
SCALE: 1" = 100' | SEPT. 1999 | SHEET 1 OF 5  
**LESSMAN, BENDER & ASSOCIATES**  
Engineers - Surveyors - Planners  
Village Station 401 South Street Chardon Ohio 44024  
Phone: (440) 286-7204 Fax: (440) 286-3535

28-89

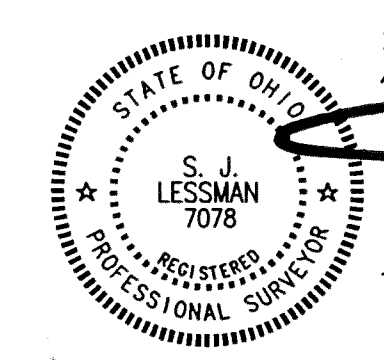




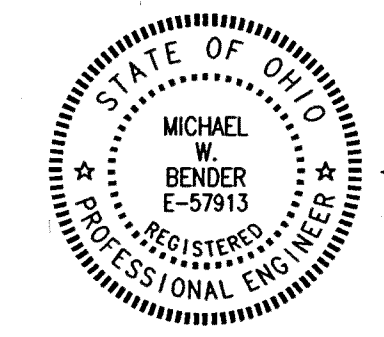


**FOUNDATION PLAN**  
1/4" = 1'-0"

WE DO HEREBY CERTIFY THESE DRAWINGS SHOW GRAPHICALLY ALL PARTICULARS OF BUILDING 720 OF THE DECLARATION OF CONDOMINIUM FOR THE WOODS AT AUBURN LAKES, INCLUDING THE LAYOUT, LOCATION, DESIGNATION AND DIMENSIONS OF EACH FAMILY UNIT AND BUILDING AS CONSTRUCTED.



STEVEN J. LESSMAN, PROFESSIONAL SURVEYOR NO. 7078



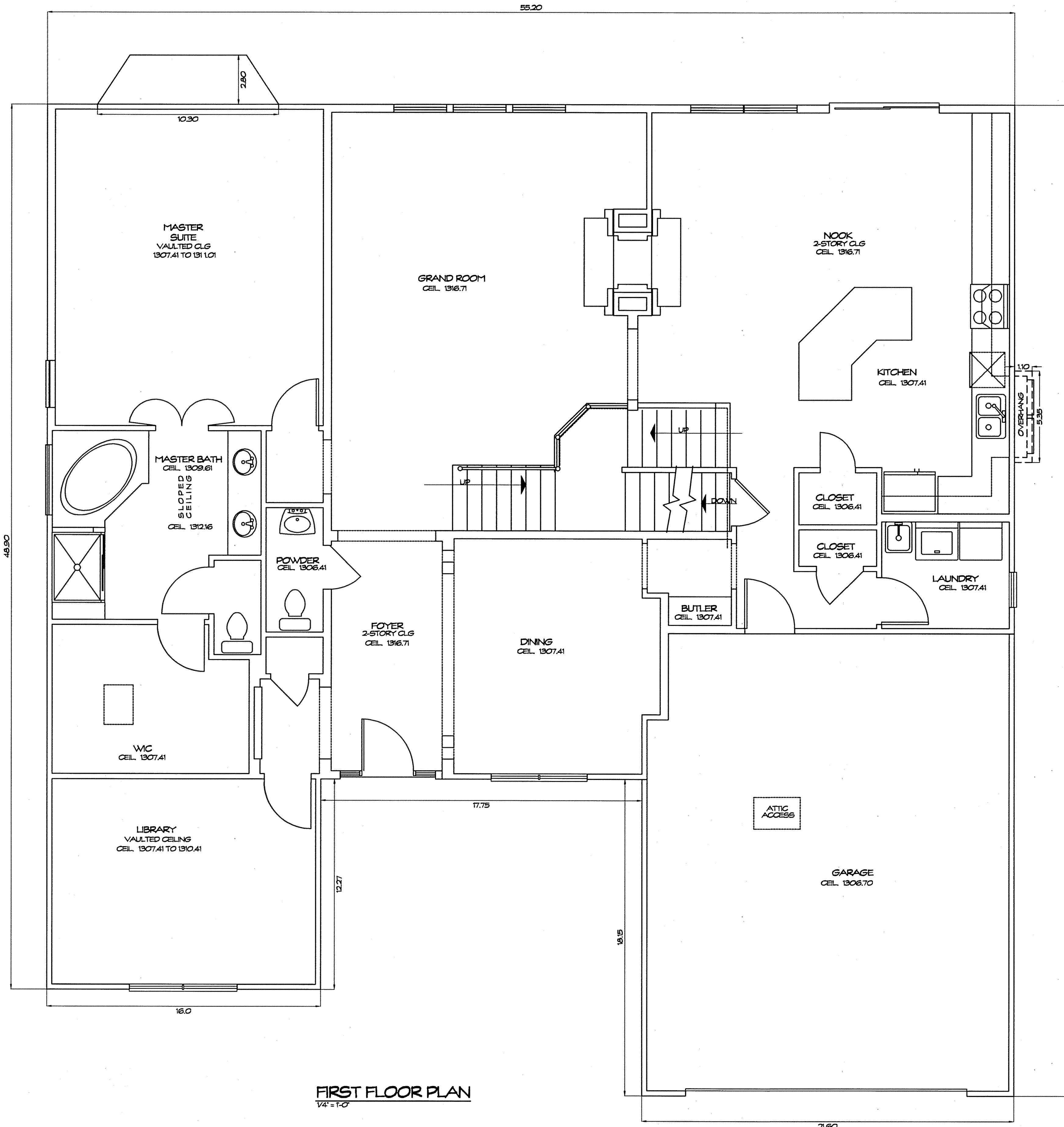
MICHAEL W. BENDER, PROFESSIONAL ENGINEER NO. E-57913

EXHIBIT "A"  
DECLARATION OF CONDOMINIUM FOR THE WOODS AT AUBURN LAKES  
**BUILDING 720**  
SCALE: 1/4" = 1'-0" | SEPT, 1999 | SHEET 3 OF 5  
**LESSMAN, BENDER & ASSOCIATES**  
Engineers - Surveyors - Planners  
Village Station 401 South Street Canton Ohio 44024  
Phone: (440) 286-7204 Fax: (440) 286-3333

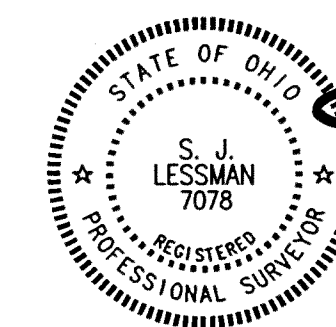
28-91

STATE OF OHIO  
PLANNING CORPORATION • ENGINE CALIFORNIA  
REGISTERED PROFESSIONAL SURVEYOR  
REGISTERED PROFESSIONAL ENGINEER

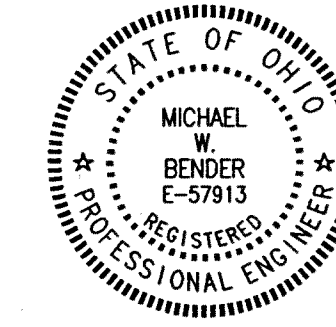
UNIT	GARAGE ELEV.		SQ. FT.	BASEMENT ELEV.		SQ. FT.	1ST FLOOR ELEV.		SQ. FT.	2ND FLOOR ELEV.		SQ. FT.	TOTAL
	FLOOR	CEILING		FLOOR	CEILING		FLOOR	CEILING		FLOOR	CEILING		SQ. FT.
720	1297.20	1306.70	586	1289.90	1297.65	2035	1298.41	SEE PLAN	2035	1308.71	1316.71	700	5356



WE DO HEREBY CERTIFY THESE DRAWINGS SHOW GRAPHICALLY ALL PARTICULARS OF BUILDING 720 OF THE DECLARATION OF CONDOMINIUM FOR THE WOODS AT AUBURN LAKES, INCLUDING THE LAYOUT, LOCATION, DESIGNATION AND DIMENSIONS OF EACH FAMILY UNIT AND BUILDING AS CONSTRUCTED.



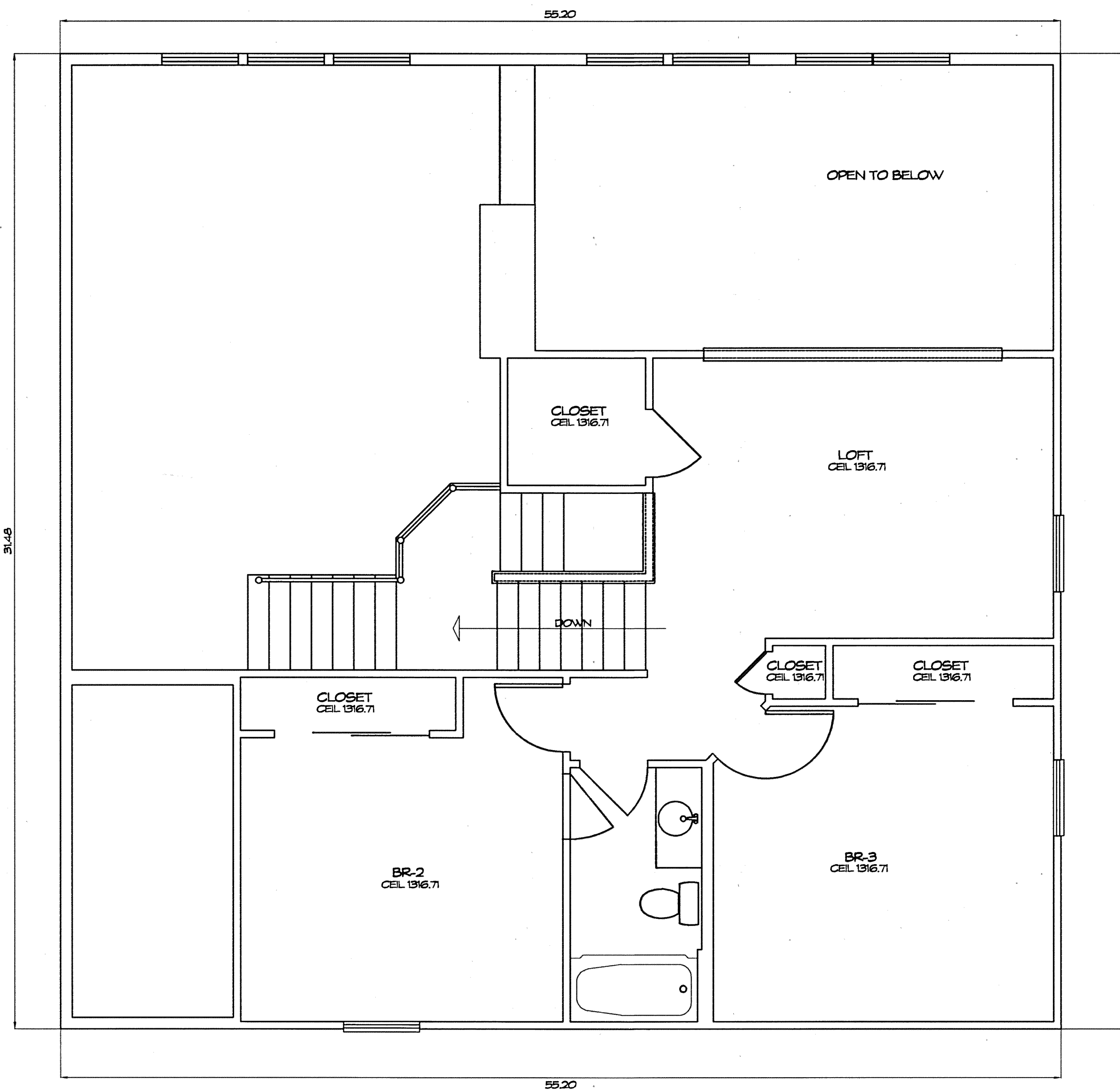
STEVEN J. LESSMAN, PROFESSIONAL SURVEYOR NO. 7078



MICHAEL W. BENDER, PROFESSIONAL ENGINEER NO. E-57913

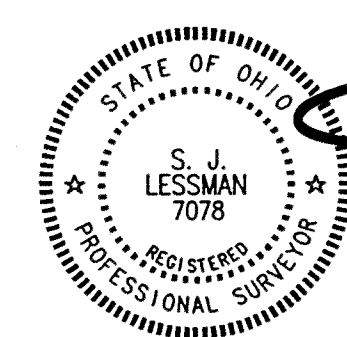
EXHIBIT "A"  
 DECLARATION OF CONDOMINIUM FOR THE  
 WOODS AT AUBURN LAKES  
**BUILDING 720**  
 SCALE: 1/4" = 1'-0" | SEPT, 1999 | SHEET 4 OF 5  
**LESSMAN, BENDER & ASSOCIATES**  
 Engineers - Surveyors - Planners  
 Village Station 401 South Street Chardon Ohio 44024  
 Phone: (440) 286-7204 Fax: (440) 286-3535

28-92

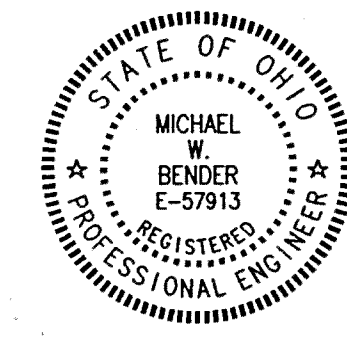


**SECOND FLOOR PLAN**  
1/4" = 1'-0"

WE DO HEREBY CERTIFY THESE DRAWINGS SHOW GRAPHICALLY ALL PARTICULARS OF BUILDING 720 OF THE DECLARATION OF CONDOMINIUM FOR THE WOODS AT AUBURN LAKES, INCLUDING THE LAYOUT, LOCATION, DESIGNATION AND DIMENSIONS OF EACH FAMILY UNIT AND BUILDING AS CONSTRUCTED.



STEVEN J. LESSMAN, PROFESSIONAL SURVEYOR NO. 7078



MICHAEL W. BENDER, PROFESSIONAL ENGINEER NO. E-57913

EXHIBIT 'A'  
DECLARATION OF CONDOMINIUM FOR THE WOODS AT AUBURN LAKES  
**BUILDING 720**  
SCALE: 1/4" = 1'-0" | SEPT, 1999 | SHEET 5 OF 5  
**LESSMAN, BENDER & ASSOCIATES**  
Engineers - Surveyors - Planners  
Village Station 401 South Street Chardon Ohio 44024  
Phone: (440) 286-7204 Fax: (440) 286-3535

28-93

PLAN HOLD CORPORATION • RAINIER, CALIFORNIA  
REGISTERED BY NUMBER 07584  
REGISTERED STATE OF OHIO PROFESSIONAL ENGINEER