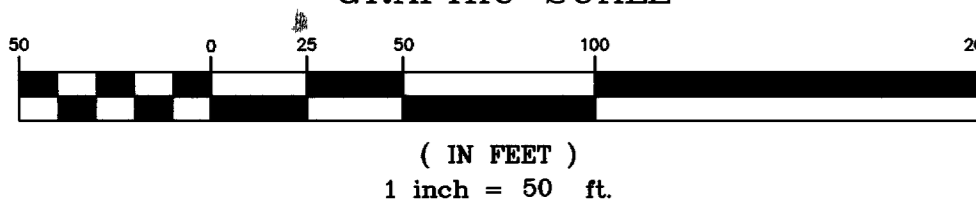


Bearings as shown are to an assumed meridian and are intended to indicate angles only

GRAPHIC SCALE



John J and Nancy R Privately Vol 717, Pg 1183

POB Phase 22 (#306) 0.1451 Acres

CURVE	Delta	Length	Radius	Tangent	Chord Bearing	Chord Distance
C1	94°1'36"	31.26	184.66	15.67	N82°20'30"E	31.22
C2	41°49'01"	22.99	31.50	12.03	N81°35'57"W	22.48
C3	14°02'41"	18.02	73.50	9.05	N67°42'48"W	17.97
C4	26°39'18"	34.19	73.50	17.41	N46°07'52"E	33.89
C5	60°21'54"	77.44	73.50	42.75	N44°43'46"E	73.91
C6	77°34'36"	42.65	31.50	25.32	S53°20'07"W	39.47
C7	1°30'41"	152.07	5784.65	76.04	N27°53'07"W	152.06
C8	1°05'52"	110.44	6764.65	55.22	N26°34'50"W	110.44

"Exhibit A"

To The Twenty First Amendment To Declaration of Condominium Ownership For The Bridgewater Village Condominium Phase 22

(Total Acres 0.1451 Acres)

Bridgewater Development Incorporated, an Ohio Corporation, hereby grants a perpetual easement to the City of Chardon, the Cleveland Electric Illuminating Company, Western Reserve Telephone Company, and Cablevision of Geauga County, and their respective successors and assigns, to enter upon the common area designated as such upon the attached condominium plat as amended from time to time for the purpose of installing, maintaining, repairing and replacing such as their respective lines, transformers, sanitary sewer mains, water mains, and fire hydrants as are located thereon now and as a result of future amendments of said condominium plat or plats.

No overhead wires shall be permitted. Location of pedestals and transformers shall be by mutual consent of declarant and utility.

Declarant hereby grants unto the City of Chardon, Geauga County, Ohio, the full ownership of all water mains, fire hydrants, sanitary sewer mains, manholes, sanitary pump station and standby generator now or hereinafter installed upon and under the areas of the condominium plat or plats as amended from time to time designated as the common areas, and further dedicated such items to the ownership, care, use and control of said City.

The drawings are subject to future modifications and to easements as specified in the declaration of condominium ownership filed herewith.

Maintenance of storm sewers, pipes, manholes, headwalls, pavement, driveways, and other related appurtenances on or under easements granted to the City of Chardon shall be the full responsibility of the Bridgewater Village Condominium Association Inc.

The Condominium Owners Association shall be responsible for the maintenance, repair, restoration and/or replacement of any landscaping, driveway pavements or other improvements which may be approved, by permit issued by the City of Chardon, to be placed in or upon any public easement and which improvements may be disturbed as a result of any work done by the City of Chardon within the scope and purpose for which the easement is granted.

I, the undersigned William J. Johnson, President of Bridgewater Development Incorporated, owner of the property shown and described hereon as Bridgewater Village Condominiums, do hereby assent to and adopt this plat of the same, and acknowledge that the same was made at our request and do hereby dedicate to the public use the easements, sanitary sewers, sanitary pumping station, standby generator, water mains and related appurtenances designated in graphic symbols on this plat.

Bridgewater Development Incorporated
By: *William J. Johnson*
William J. Johnson, President

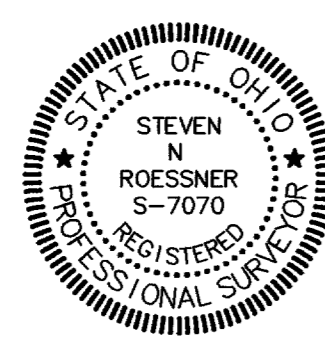
denotes Limited Common Area (LCA)

Executed before me by Bridgewater Development Incorporated by William J. Johnson, its President, this 9th day of September, 2002, who, under penalty of perjury in violation of Section 2921.11 of the Revised Code, represented to me to be said person.

Douglas P. Heavley
Notary Public
DOUGLAS P. HEAVLEY, Notary Public
STATE OF OHIO (Lata County)
Notary Public Commission Expires 2004

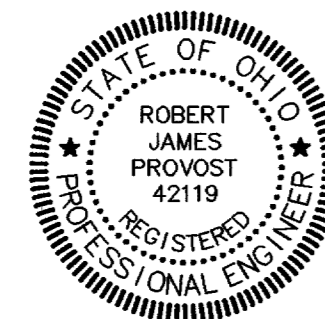
The undersigned hereby state that this plat was prepared from an actual survey, that this plat shows graphically, insofar as possible, the location of the layout, designation and dimensions of the buildings, common area and limited common areas. That there are no encroachments upon the subject premises nor from the subject premises, other than shown. The purpose of this statement is to comply, in all respects, with the provisions of section 5311.07 of the Ohio Revised Code.

Steven N. Roessner 9/3/02
Steven N. Roessner, Professional Surveyor Ohio #7070 Date



The undersigned hereby state that this drawing shows graphically, insofar as possible, the location of the layout, designation and dimensions of the unit as constructed. The purpose of this statement is to comply, in all respects, with the provisions of section 5311.07 of the Ohio Revised Code.

Robert J. Proxost 9/3/02
Robert J. Proxost, Professional Engineer Ohio #42119 Date



Being a part of Original Chardon Township Lots 130 and 131 in the City of Chardon, County of Geauga and the State of Ohio

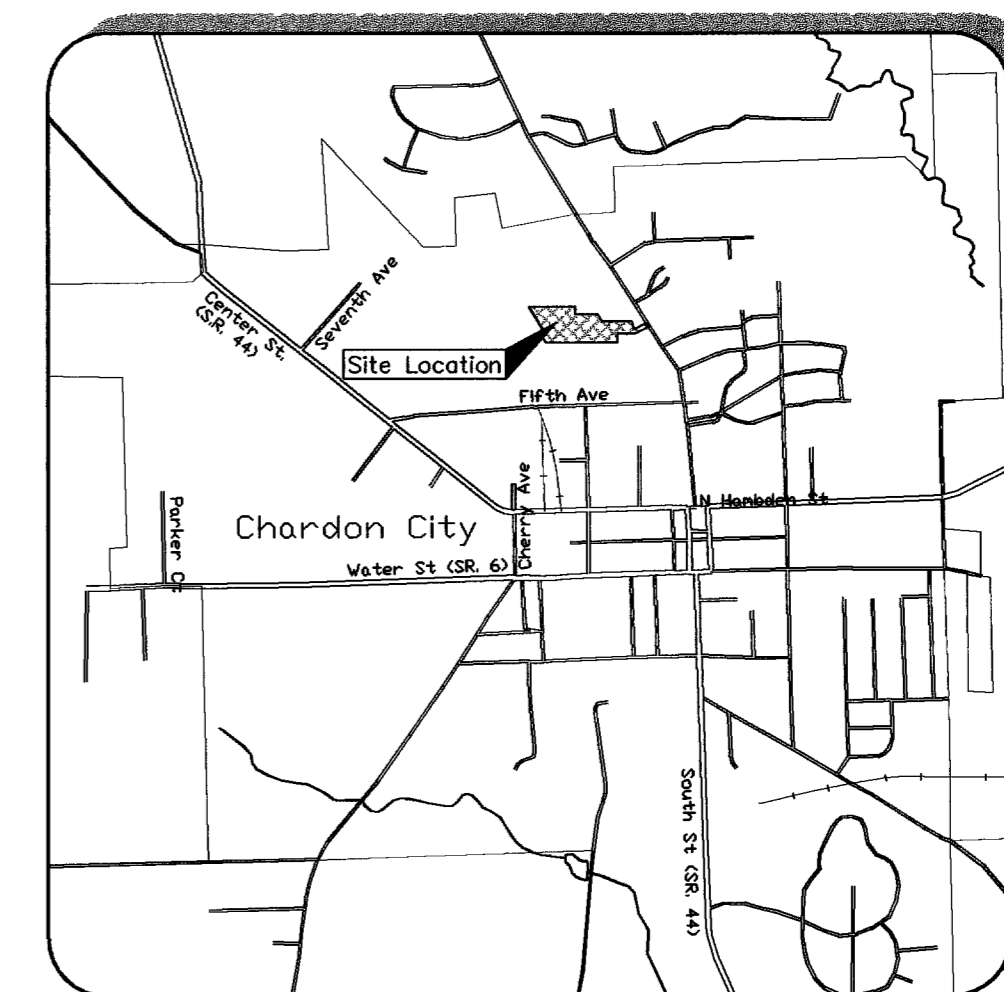
C.E.I. Co. Vol. 495, Pg. 416

A.M. Pilla Vol. 671, Pg. 9

John J. Sheehan
JOHN J. SHEEHAN
PLANNING & ZONING ADMINISTRATOR

The drawings are subject to future modifications and to easements as specified in the Declaration of Condominium Ownership filed herewith.

The Condominium Owners Association shall be responsible for the maintenance, repair, restoration and/or replacement of any landscaping, driveway pavements or other improvements which may be approved, by permit issued by the City of Chardon, to be placed in or upon any public easement and which improvements may be disturbed as a result of any work done by the City of Chardon within the scope and purpose for which the easement is granted.



VICINITY MAP NO SCALE

Remaining Lands after Phase 22

Parcel 1	0.2175 acres
Parcel 2	2.5911 acres
Parcel 3	0.5349 acres
Parcel 4	0.2688 acres
Total remaining	3.6133 acres

Received for transfer by the Geauga County Auditor this 12th day of September, 2002

Teresa A. Johnson
Gauga County Auditor

Received for recording purposes by the Geauga County Recorder this 12th day of September, 2002

Recorded this 12th day of September, 2002 at 8:40 AM in plat book No. 35, page No. 72-73

Mary Margaret McBride
Gauga County Recorder

200200637389
Filed For Record in
GEAUGA COUNTY, OHIO
MARY MARGARET MCBRIDE
09-12-2002 AT 08:40 AM
PLAT
OR Book 35 Page 72 - 73

REVISIONS:

Bridgewater Village
Condominium
Chardon City - Geauga County - Ohio
Phase 22

SHEET NO

1/2

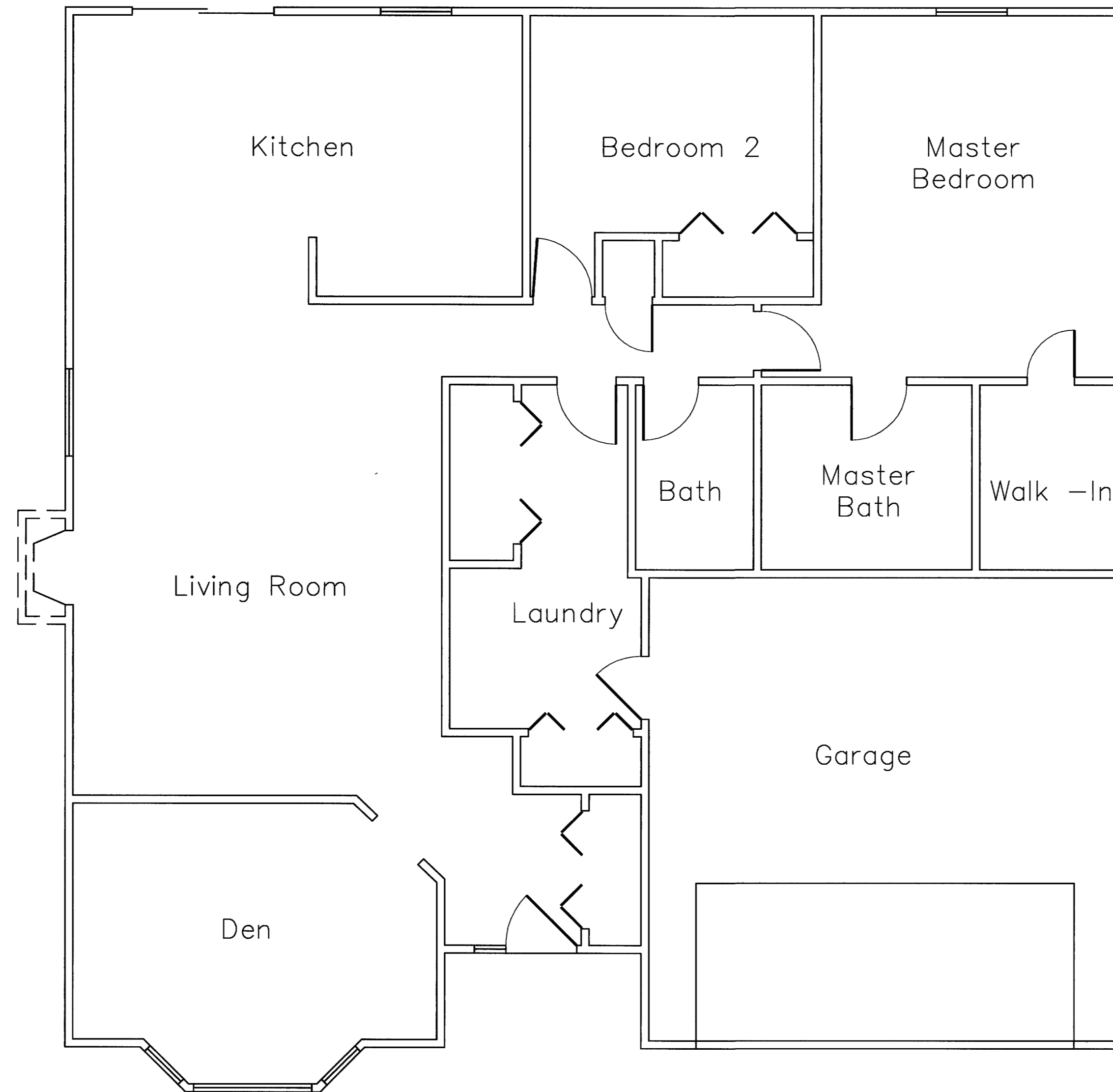
V35.P72

Foresight Engineering Group
Engineers & Surveyors
440 886-1034
440 886-1034 fax
330 Center Street, Unit F
Chardon, Ohio 44024

STATE OF OHIO
COUNTY OF GEAUGA
RECORDED BY PLAT NUMBER 35
PAGE 72-73

Building 20
(Address # 306)

Ranch on Slab
Living Area = 1446± Sq Ft



V35-P73

Bridgewater Village
Condominium
Chardon City - Geauga County - Ohio
Phase 22

REVISIONS:	SCALE :	Horz.	None	Vert.	None
	FILE NAME:	i:\Bri10101\Unit22			
	DATE :	August 7, 2002			

SHEET NO.
2/2

Foresight Engineering Group
Engineers & Surveyors
440 286-1030
440 286-1034 fax
320 Center Street, Unit F
Chardon, Ohio 44024

SAECO PRODUCTS • NEW HOPE, MINNESOTA
REGISTERED BY PART NUMBER 8559