

Legal Description for Vacation  
Waterbury Circle, 50 feet wide  
Right-of-way stub

Situated in the City of Berea, County of Cuyahoga and State of Ohio and known as being part of Original Olmsted Township Tract No. 3, and further known as being all of the dedicated right-of-way stub of Waterbury Circle (50 feet wide) south of the southerly right-of-way line of Wyleswood Drive (60 feet wide) as shown on the Plat of Longbrooke Subdivision No. 1 as recorded in Volume 189, Pages 4 and 5 of Cuyahoga County Map Records and is further bounded and described as follows;

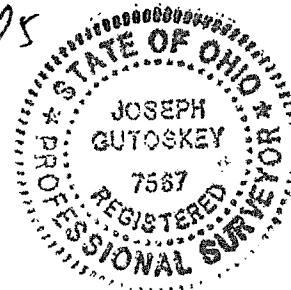
Beginning at a point at the intersection of the centerline of Waterbury Drive (60 feet wide) with the centerline of Wyleswood Drive (60 feet wide);

Thence along the centerline of said Waterbury Circle, **South 41°59'54" West, 30.59 feet** to a point in the south right-of-way line of said Wyleswood Drive and the Principal Place of Beginning of the Vacated right-of-way herein intended to be described;

- Course I      Thence along the south right-of-way line of said Wyleswood Drive along an arc of a curve deflecting to the right an arc distance of 42.06 feet to a point, said curve having a radius of 4682.96 feet, a delta of 0°30'53" and a chord which bears **South 59°05'36" East, 42.06 feet**;
- Course II     Thence along the curved turn out of said Waterbury Circle with the south right-of-way line of said Wyleswood Drive, along an arc of a curve deflecting to the left an arc distance of 27.63 feet to a point, said curve having a radius of 20.00 feet, a delta of 79°09'55" and a chord which bears **South 81°34'51" West, 25.49 feet**;
- Course III    Thence **North 48°00'06" West**, along the south right-of-way line of said Waterbury Circle, **25.00 feet** to a point;
- Course IV    Thence **South 11°59'54" West**, along the east right-of-way line of said Waterbury Circle, **18.14 feet** to a point;
- Course V     Thence **North 48°00'06" West**, along the south right-of-way line of said Waterbury Circle, **25.00 feet** to a point;
- Course VI    Thence along the curved turn out of said Waterbury Circle with the south right-of-way line of said Wyleswood Drive, along an arc of a curve deflecting to the left an arc distance of 35.59 feet to a point in the south right-of-way line of said Wyleswood, said curve having a radius of 20.00 feet, a delta of 101°57'47" and a chord which bears **North 8°58'59" West, 31.08 feet**;

Course VII Thence along the south right-of-way line of said Wyleswood Drive along an arc of a curve deflecting to the right an arc distance of 50.18 feet to a point and the Principal Place of Beginning, said curve having a radius of 4682.96 feet, a delta of  $0^{\circ}36'50''$  and a chord which bears **South  $59^{\circ}39'28''$  East, 50.18 feet** and containing 0.0281 Acres (1,222 square feet) of land as calculated and described in March, 2024 by Joseph Gutoskey, P.S. 7567, be the same, more or less, but subject to all legal highways. Bearings are based on Ohio State Plane Coordinates, North Zone 3401, NAD83 (CORS 2012A). The distances used herein are based on the US survey foot.

*John Gutoskey P.S.*  
*3/14/24*



Legal Description for Vacation  
Walleyford Circle, 50 feet wide  
Right-of-way stub

Situated in the City of Berea, County of Cuyahoga and State of Ohio and known as being part of Original Olmsted Township Tract No. 3, and further known as being all of the dedicated right-of-way stub of Walleyford Circle (50 feet wide) south of the southerly right-of-way line of Wyleswood Drive (60 feet wide) as shown on the Plat of Longbrooke Subdivision No. 1 as recorded in Volume 189, Pages 4 and 5 of Cuyahoga County Map Records and is further bounded and described as follows;

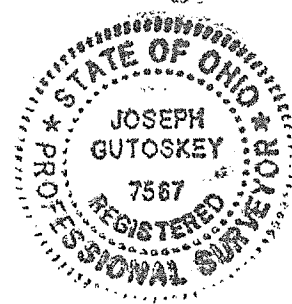
Beginning at a 5/8" iron pin found in a monument box at the intersection of the centerline of Walleyford Drive (60 feet wide) with the centerline of Wyleswood Drive (60 feet wide);

Thence along the centerline of said Walleyford Circle, **South 38°51'32" West, 30.88 feet** to a point in the south right-of-way line of said Wyleswood Drive and the Principal Place of Beginning of the Vacated right-of-way herein intended to be described;

- Course I      Thence along the south right-of-way line of said Wyleswood Drive along an arc of a curve deflecting to the left an arc distance of 40.86 feet to a point, said curve having a radius of 969.94 feet, a delta of 2°24'49" and a chord which bears **South 65°51'18" East, 40.85 feet**;
  
- Course II     Thence along the curved turn out of said Walleyford Circle with the south right-of-way line of said Wyleswood Drive, along an arc of a curve deflecting to the left an arc distance of 25.86 feet to a point, said curve having a radius of 20.00 feet, a delta of 74°04'45" and a chord which bears **South 75°53'55" West, 24.10 feet**;
  
- Course III    Thence **North 51°08'28" West**, along the south right-of-way line of said Walleyford Circle, **25.00 feet** to a point;
  
- Course IV    Thence **South 38°51'32" West**, along the east right-of-way line of said Walleyford Circle, **21.18 feet** to a point;
  
- Course V     Thence **North 51°08'28" West**, along the south right-of-way line of said Walleyford Circle, **25.00 feet** to a point;
  
- Course VI    Thence along the curved turn out of said Walleyford Circle with the south right-of-way line of said Wyleswood Drive, along an arc of a curve deflecting to the left an arc distance of 35.10 feet to a point in the south right-of-way line of said Wyleswood, said curve having a radius of 20.00 feet, a delta of 100°34'03" and a chord which bears **North 11°25'29" West, 30.77 feet**;

Course VII Thence along the south right-of-way line of said Wyleswood Drive along an arc of a curve deflecting to the left an arc distance of 49.77 feet to a point and the Principal Place of Beginning, said curve having a radius of 969.94 feet, a delta of  $2^{\circ}56'23''$  and a chord which bears **South  $63^{\circ}10'42''$  East, 49.76 feet** and containing 0.0265 Acres (1,155 square feet) of land as calculated and described in March, 2024 by Joseph Gutoskey, P.S. 7567, be the same, more or less, but subject to all legal highways. Bearings are based on Ohio State Plane Coordinates, North Zone 3401, NAD83 (CORS 2012A). The distances used herein are based on the US survey foot.

*Joseph Gutoskey P.S.*  
*3/14/24*



Legal Description for Vacation  
Weymouth Circle, 50 feet wide  
Right-of-way stub

Situated in the City of Berea, County of Cuyahoga and State of Ohio and known as being part of Original Olmsted Township Tract No. 3, and further known as being all of the dedicated right-of-way stub of Weymouth Circle (50 feet wide) south of the southerly right-of-way line of Wyleswood Drive (60 feet wide) as shown on the Plat of Longbrooke Subdivision No. 1 as recorded in Volume 189, Pages 4 and 5 of Cuyahoga County Map Records and is further bounded and described as follows;

Beginning at a 5/8" iron pin found in a monument box at the intersection of the centerline of Walleyford Drive (60 feet wide) with the centerline of Wyleswood Drive (60 feet wide);

Thence along the centerline of said Wyleswood Drive along an arc of a curve deflecting to the left an arc distance of 244.83 feet to a point, said curve having a radius of 939.94 feet, a delta of 14°55'26" and a chord which bears **South 72°33'00" East, 244.14 feet;**

Thence **South 9°59'16" West, 30.00 feet** to a point in the south right-of-way line of said Wyleswood Drive and the Principal Place of Beginning of the Vacated right-of-way herein intended to be described;

Course I      Thence along the south right-of-way line of said Wyleswood Drive along an arc of a curve deflecting to the left an arc distance of 88.21 feet to a point, said curve having a radius of 969.94 feet, a delta of 5°12'39" and a chord which bears **South 82°37'03" East, 88.18 feet;**

Course II      Thence along the curved turn out of said Weymouth Circle with the south right-of-way line of said Wyleswood Drive, along an arc of a curve deflecting to the left an arc distance of 30.51 feet to a point, said curve having a radius of 20.00 feet, a delta of 87°23'41" and a chord which bears **South 51°04'47" West, 27.63 feet;**

Course III      Thence **North 82°37'03" West,** along the south right-of-way line of said Weymouth Circle, **50.00 feet** to a point;

Course IV    Thence along the curved turn out of said Weymouth Circle with the south right-of-way line of said Wyleswood Drive, along an arc of a curve deflecting to the left an arc distance of 30.51 feet to a point in the south right-of-way line of said Wyleswood Drive and the Principal Place of Beginning, said curve having a radius of 20.00 feet, a delta of  $87^{\circ}23'41''$  and a chord which bears **North  $36^{\circ}18'53''$  West, 27.63 feet** and containing 0.0255 Acres (1,111 square feet) of land as calculated and described in March, 2024 by Joseph Gutoskey, P.S. 7567, be the same, more or less, but subject to all legal highways. Bearings are based on Ohio State Plane Coordinates, North Zone 3401, NAD83 (CORS 2012A). The distances used herein are based on the US survey foot.

*Joseph Gutoskey P.S.*  
*3/14/24*

