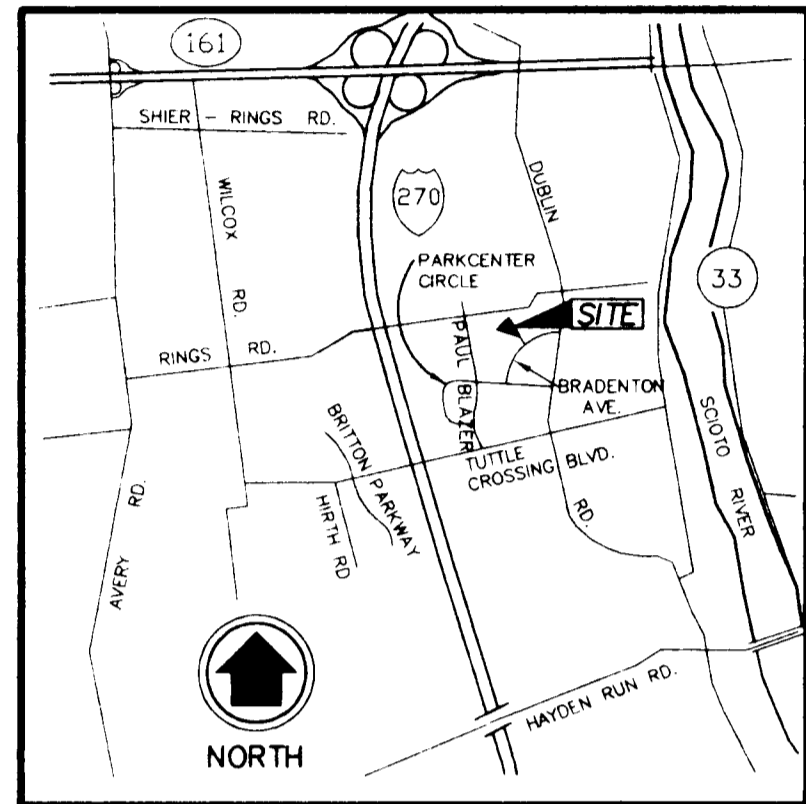
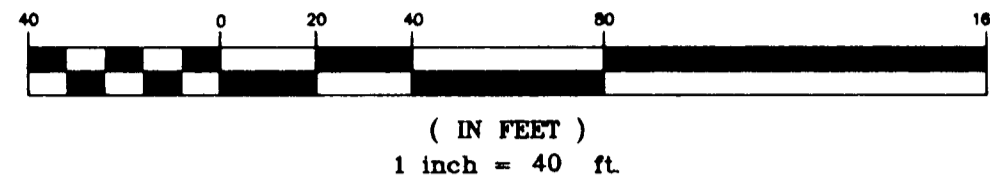


NORTH
GRAPHIC SCALE



LOCATION MAP

DESCRIPTION OF 0.687 ACRE
NORTH OF BRADENTON AVENUE
EAST OF PAUL BLAZER PARKWAY
DUBLIN, OHIO

Situated in the State of Ohio, County of Franklin, City of Dublin, being part of Lot 7 as shown and delineated upon the plat "Tuttle Crossing", a subdivision of record in Plat Book 71, Pages 100, 101 and 102, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning FOR REFERENCE at an iron pin found at the southeasterly corner of Lot 6 and in the northerly right-of-way line of Bradenton Avenue, 60 feet in width; thence South 82° 39' 51" West, along said right-of-way line, a distance of 292.80 feet to an iron pin found at a point of curvature; thence continuing along said right-of-way line with the arc of a curve to the left, having a radius of 580.00 feet, a central angle of 30° 00' 09", the chord of which bears South 67° 39' 46" West, a chord distance of 300.26 feet to an iron pin set at the southwesterly corner of that 2.981 acre tract as described in a deed to Graham D. Browne, of record in Official Records Volume 33622, Page F18; thence North 37° 20' 19" West, along a westerly line of said 2.981 acre tract, a distance of 140.81 feet to an iron pin set at the TRUE PLACE OF BEGINNING;

Thence North 37° 20' 19" West, through Lot 7 with a new division line, a distance of 371.32 feet to an iron pin set in the northerly line of Lot 7;

Thence North 82° 21' 54" East, along said northerly line, a distance of 185.68 feet to an iron pin set at the northwesterly corner of said 2.981 acre tract;

Thence South 7° 20' 09" East, along the westerly line of said 2.981 acre tract, a distance of 322.53 feet to the TRUE PLACE OF BEGINNING and containing 0.687 acre of land.

Bearings herein are based on South 82° 39' 51" West for Bradenton Avenue as found on the referenced plat "Tuttle Crossing".

Iron pins set consist of a 1" (O.D.) iron pipe, 30" long with a plastic cap inscribed "M-E ENG/S-6872".

CERTIFICATION

The undersigned hereby certifies to Graham D. Browne, Tuttle Road Limited Partnership, First American Title Insurance Company and Title First Agency, Inc., as of the date of survey as follows: this survey was actually made upon the ground; it and the information, courses and distances shown hereon are correct; the title lines and lines of actual possession are the same; that there are no easements or uses affecting the property appearing from a careful physical inspection of the same, other than those shown hereon; that there are no encroachments or adjoining premises, streets or alleys by any of said buildings, structures or other improvement or encroachments upon the property by any building, structure or other improvement situated upon any adjoining premises; and the property does not lie within any flood hazard area shown on F.E.M.A. Map Panel No. 39049C0109 G, dated August 2, 1995. This survey was made in accordance with the "Minimum Standard Detail Requirements for Land Title Surveys" jointly established by ALTA and ACSM in 1997 and meets the accuracy requirements of an Urban Class Survey as defined therein.

PRUDENTIAL LIFE INSURANCE
O.R.V. 28315, PG. H03
3.000 ACRES

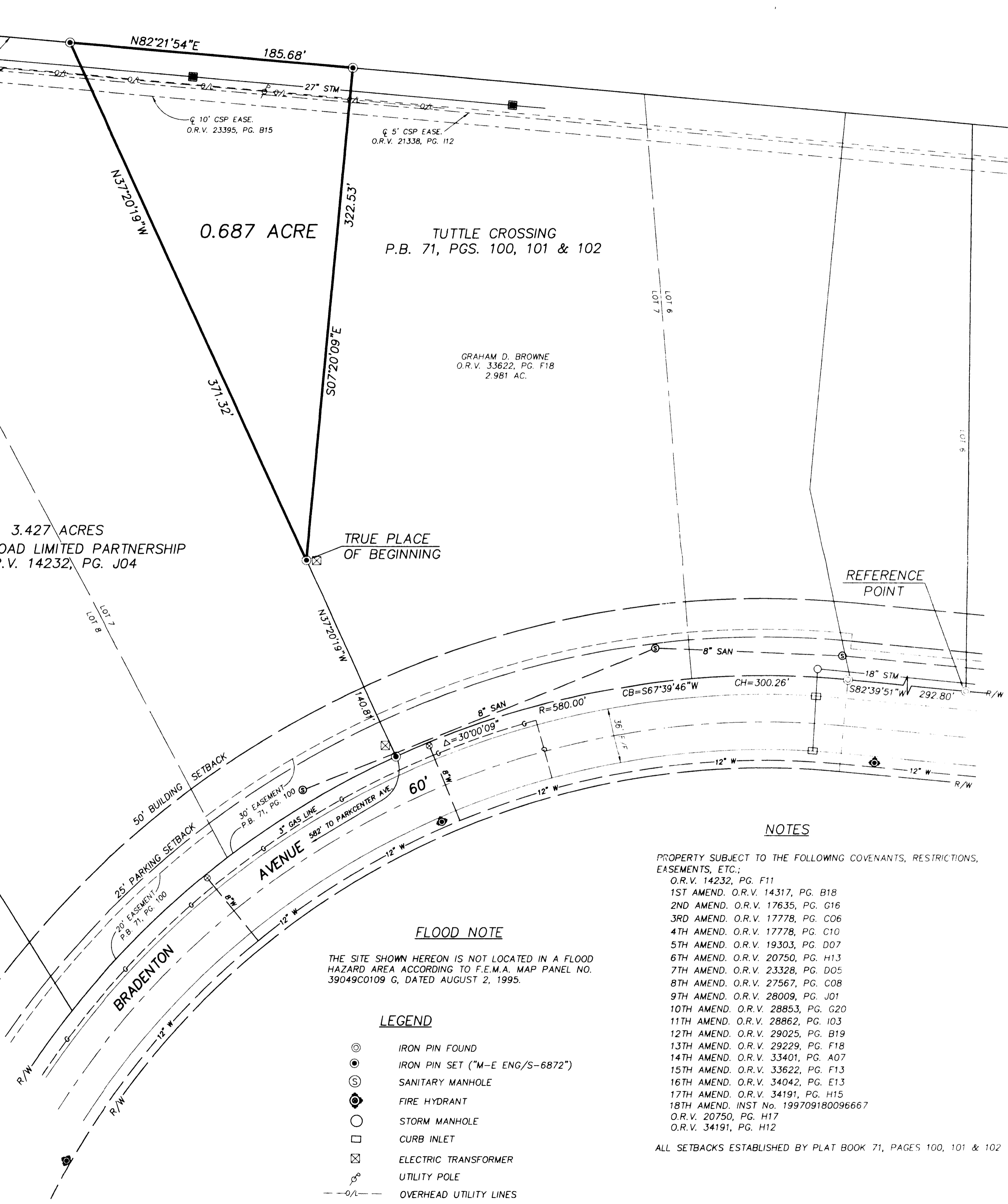
3.427 ACRES
TUTTLE ROAD LIMITED PARTNERSHIP
O.R.V. 14232, PG. J04

0.687 ACRE

TUTTLE CROSSING
P.B. 71, PGS. 100, 101 & 102

GRAHAM D. BROWNE
O.R.V. 33622, PG. F18
2.981 AC.

LOT 8
2.674 ACRES
(REMAINING)



NOTES

PROPERTY SUBJECT TO THE FOLLOWING COVENANTS, RESTRICTIONS, EASEMENTS, ETC.:

- O.R.V. 14232, PG. F11
- 1ST AMEND. O.R.V. 14317, PG. B18
- 2ND AMEND. O.R.V. 17635, PG. G16
- 3RD AMEND. O.R.V. 17778, PG. C06
- 4TH AMEND. O.R.V. 17778, PG. C10
- 5TH AMEND. O.R.V. 19303, PG. D07
- 6TH AMEND. O.R.V. 20750, PG. H13
- 7TH AMEND. O.R.V. 23328, PG. D05
- 8TH AMEND. O.R.V. 27567, PG. C08
- 9TH AMEND. O.R.V. 28009, PG. J01
- 10TH AMEND. O.R.V. 28853, PG. G20
- 11TH AMEND. O.R.V. 28862, PG. I03
- 12TH AMEND. O.R.V. 29025, PG. B19
- 13TH AMEND. O.R.V. 29229, PG. F18
- 14TH AMEND. O.R.V. 33401, PG. A07
- 15TH AMEND. O.R.V. 33622, PG. F13
- 16TH AMEND. O.R.V. 34042, PG. E13
- 17TH AMEND. O.R.V. 34191, PG. H15
- 18TH AMEND. INST. No. 199709180096667
O.R.V. 20750, PG. H17
O.R.V. 34191, PG. H12

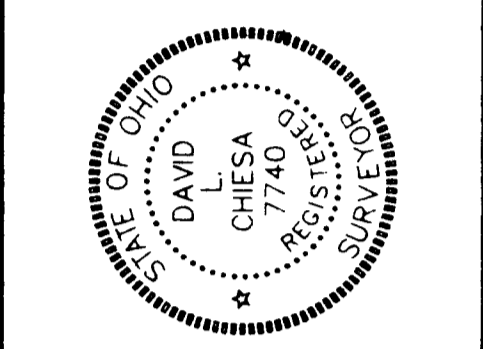
FLOOD NOTE

THE SITE SHOWN HEREON IS NOT LOCATED IN A FLOOD HAZARD AREA ACCORDING TO F.E.M.A. MAP PANEL NO. 39049C0109 G, DATED AUGUST 2, 1995.

LEGEND

- ⊙ IRON PIN FOUND
- ⊙ IRON PIN SET ("M-E ENG/S-6872")
- ⊙ SANITARY MANHOLE
- ⊙ FIRE HYDRANT
- ⊙ STORM MANHOLE
- CURB INLET
- ⊠ ELECTRIC TRANSFORMER
- ⊙ UTILITY POLE
- - - OVERHEAD UTILITY LINES
- - - GAS LINE

REVISIONS	DATE	BY	DESCRIPTION



M-E CIVIL ENGINEERING INC.
635 BROOKSEDGE BOULEVARD
WESTERVILLE, OHIO 43081
PHONE: (614) 818-4900
FAX: (614) 818-4902

REGISTERED SURVEYOR NO. _____ DATE _____

ALTA/ACSM SURVEY
PART OF LOT 7
TUTTLE CROSSING
DUBLIN, OHIO

FIELD	PM	DRAWN
EM	BW	DC
SCALE	HORIZ. 1"=40' VERT.	
JOB	973008-1-1-10	
DATE	JANUARY 1999	
SHEET NO.	1/1	
PRINT DATE		

ALL SETBACKS ESTABLISHED BY PLAT BOOK 71, PAGES 100, 101 & 102