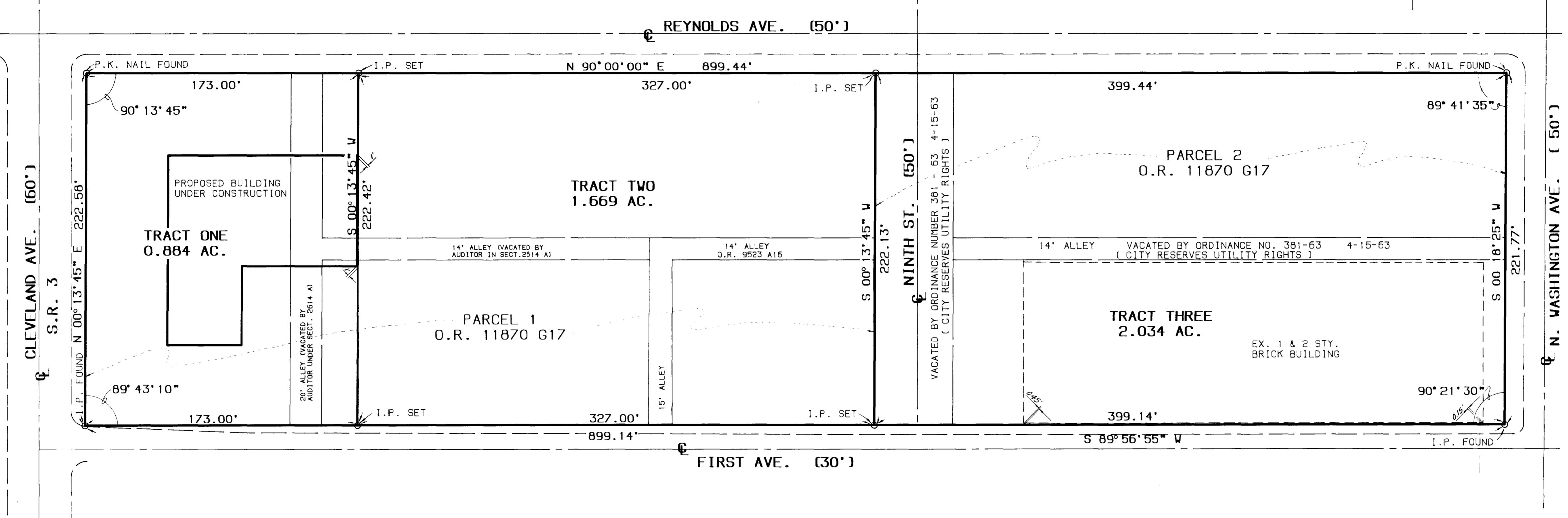
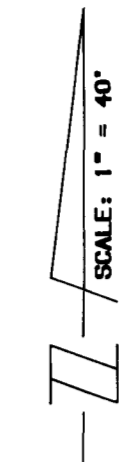


CURRENT ZONING: "M"- MANUFACTURING



TRACT ONE

TRACT TWO

TRACT THREE

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS AND CONTAINING 0.884 ACRES OF LAND, MORE OR LESS, BEING ALL OUT OF PARCEL 1 AS THE SAME IS DESCRIBED IN A DEED TO 243 LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD 11870, PAGE G-17 (ALL REFERENCES REFER TO THE RECORDS OF THE RECORDERS OFFICE FRANKLIN COUNTY, OHIO) SAID 0.884 ACRES BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A P.K. NAIL FOUND AT THE NORTHWESTERLY CORNER OF SAID PARCEL 1, ALSO BEING THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF REYNOLDS AVENUE WITH THE EASTERLY RIGHT OF WAY LINE OF CLEVELAND AVENUE;

THENCE NORTH 90° 00'00" EAST WITH THE NORTHERLY LINE OF SAID PARCEL 1, THE SOUTHERLY RIGHT OF WAY LINE OF SAID REYNOLDS AVENUE A DISTANCE OF 173.00 FEET TO AN IRON PIN SET;

THENCE SOUTH 00°13'45" WEST WITH A NEW DIVISION LINE ACROSS SAID PARCEL 1, BEING 173.00 FEET EASTERLY OF AND PARALLEL TO THE WESTERLY LINE OF SAID PARCEL 1 A DISTANCE OF 222.42 FEET TO AN IRON PIN SET IN THE SOUTHERLY LINE OF SAID PARCEL 1, THE NORTHERLY RIGHT OF WAY LINE OF FIRST AVENUE;

THENCE SOUTH 89° 56'55" WEST WITH THE SOUTHERLY LINE OF SAID PARCEL 1 THE NORTHERLY LINE OF SAID FIRST AVENUE A DISTANCE OF 173.00 FEET TO AN IRON PIN FOUND, THE SOUTHWESTERLY CORNER OF SAID PARCEL 1, SAID IRON PIN BEING IN THE EASTERLY RIGHT OF WAY OF SAID CLEVELAND AVENUE;

THENCE NORTH 00°13'45" EAST WITH THE WESTERLY LINE OF SAID PARCEL 1, THE EASTERLY LINE OF SAID CLEVELAND AVENUE, A DISTANCE OF 222.58 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 0.884 ACRES OF LAND, MORE OR LESS.

SUBJECT TO ALL RESTRICTIONS, EASEMENTS AND RIGHTS OF WAY OF PREVIOUS RECORD.

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS AND CONTAINING 1.669 ACRES OF LAND, MORE OR LESS, BEING ALL OUT OF PARCEL 1 AS THE SAME IS DESCRIBED IN A DEED TO 243 LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD 11870, PAGE G-17 (ALL REFERENCES REFER TO THE RECORDS OF THE RECORDERS OFFICE, FRANKLIN COUNTY, OHIO) SAID 1.669 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR REFERENCE AT A P.K. NAIL FOUND AT THE NORTHWESTERLY CORNER OF SAID PARCEL 1, ALSO BEING THE INTERSECTION OF THE SOUTHERLY RIGHT OF WAY LINE OF REYNOLDS AVENUE WITH THE EASTERLY RIGHT OF WAY LINE OF CLEVELAND AVENUE;

THENCE NORTH 90° 00'00" EAST WITH THE NORTHERLY LINE OF SAID PARCEL 1, THE SOUTHERLY RIGHT OF WAY LINE OF SAID REYNOLDS AVENUE A DISTANCE OF 173.00 FEET TO AN IRON PIN SET, THE TRUE POINT OF BEGINNING;

THENCE NORTH 90° 00'00" EAST WITH THE NORTHERLY LINE OF SAID PARCEL 1, THE SOUTHERLY RIGHT OF WAY LINE OF SAID REYNOLDS AVENUE A DISTANCE OF 327.00 FEET TO AN IRON PIN SET AT THE NORTHEASTERLY CORNER OF SAID PARCEL 1, THE NORTHWESTERLY CORNER OF PARCEL 2, AS THE SAME IS DESCRIBED IN A DEED TO 243 LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD 11870, PAGE G-17. SAID IRON PIN ALSO BEING IN THE WESTERLY RIGHT OF WAY LINE OF NINTH STREET, NOW VACATED BY ORDINANCE 381-63;

THENCE SOUTH 00°13'45" WEST WITH THE EASTERLY LINE OF SAID PARCEL 1, THE WESTERLY LINE OF SAID PARCEL 2 AND THE WESTERLY RIGHT OF WAY LINE OF SAID VACATED NINTH STREET BEING 500.00 FEET EASTERLY OF AND PARALLEL TO THE WESTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 222.13 FEET TO AN IRON PIN SET AT THE SOUTHEASTERLY CORNER OF SAID PARCEL 1, THE SOUTHWESTERLY CORNER OF SAID PARCEL 2 SAID PIN ALSO BEING IN THE NORTHERLY RIGHT OF WAY OF FIRST AVENUE;

THENCE SOUTH 89° 56'55" WEST WITH THE SOUTHERLY LINE OF SAID PARCEL 1, THE NORTHERLY RIGHT OF WAY LINE OF SAID FIRST AVENUE, A DISTANCE OF 327.00 FEET TO AN IRON PIN SET;

THENCE NORTH 00°13'45" EAST WITH A NEW DIVISION LINE ACROSS SAID PARCEL 1, BEING 173.00 FEET EASTERLY OF AND PARALLEL TO THE WESTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 222.42 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 1.669 ACRES OF LAND, MORE OR LESS.

SUBJECT TO ALL RESTRICTIONS, EASEMENTS AND RIGHTS OF WAY OF PREVIOUS RECORD.

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS AND CONTAINING 2.034 ACRES OF LAND, MORE OR LESS, BEING ALL OF PARCEL 2 AS THE SAME IS DESCRIBED IN A DEED TO 243 LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD 11870, PAGE G-17 (ALL REFERENCES REFER TO THE RECORDS OF THE RECORDERS OFFICE FRANKLIN COUNTY, OHIO) SAID 2.034 ACRES BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A P.K. NAIL FOUND AT THE NORTHEASTERLY CORNER OF PARCEL 2, ALSO BEING THE INTERSECTION OF THE SOUTHERLY RIGHT OF WAY LINE OF REYNOLDS AVENUE WITH THE WESTERLY RIGHT OF WAY LINE OF NORTH WASHINGTON AVENUE;

THENCE SOUTH 00° 18' 25" WEST WITH THE EASTERLY LINE OF SAID PARCEL 2, THE WESTERLY RIGHT OF WAY LINE OF SAID NORTH WASHINGTON AVENUE A DISTANCE OF 221.77 FEET TO AN IRON PIN FOUND AT THE SOUTHEASTERLY CORNER OF SAID PARCEL 2, AND BEING IN THE NORTHERLY RIGHT OF WAY LINE OF FIRST AVENUE;

THENCE SOUTH 89° 56' 55" WEST WITH THE SOUTHERLY LINE OF SAID PARCEL 2, THE NORTHERLY RIGHT OF WAY LINE OF SAID FIRST AVENUE A DISTANCE OF 399.14 TO AN IRON PIN SET AT THE SOUTHWESTERLY CORNER OF SAID PARCEL 2, THE SOUTHEASTERLY CORNER OF PARCEL 1 AS THE SAME IS DESCRIBED IN A DEED TO 243 LIMITED PARTNERSHIP OF RECORD IN 11870, PAGE G-17. SAID IRON PIN ALSO BEING IN THE WESTERLY RIGHT OF WAY LINE OF NINTH STREET, NOW VACATED BY ORDINANCE 381-63;

THENCE NORTH 00° 13' 45" EAST WITH THE WESTERLY LINE OF SAID PARCEL 2, THE EASTERLY LINE OF SAID PARCEL 1 AND THE WESTERLY RIGHT OF WAY OF NOW VACATED NINTH STREET A DISTANCE OF 222.13 FEET TO AN IRON PIN SET AT THE NORTHWESTERLY CORNER OF SAID PARCEL 2, THE NORTHEASTERLY CORNER OF SAID PARCEL 1 AND IN THE SOUTHERLY RIGHT OF WAY OF SAID REYNOLDS AVENUE;

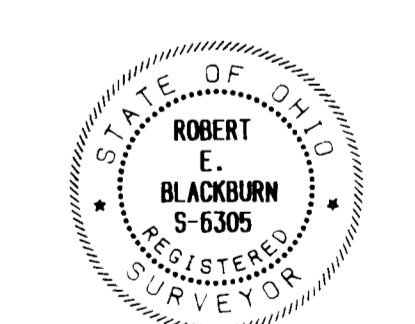
THENCE NORTH 90°00'00" EAST WITH THE NORTHERLY LINE OF SAID PARCEL 2, THE SOUTHERLY LINE OF SAID REYNOLDS AVENUE A DISTANCE OF 399.44 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.034 ACRES OF LAND, MORE OR LESS.

SUBJECT TO ALL RESTRICTIONS, EASEMENTS AND RIGHTS-OF-WAY OF PREVIOUS RECORD.

THE BASIS FOR THE BEARINGS USED IN THESE DESCRIPTIONS WAS AN ASSUMED BEARING OF DUE EAST ON THE NORTHERLY LINE OF PARCEL 1 AND ALL OTHER BEARINGS CALCULATED FROM THIS MERIDIAN.

THE ABOVE DESCRIPTIONS WERE PREPARED BY COLUMBUS ENGINEERING CONSULTANTS, INC., FROM INFORMATION OBTAINED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES IN NOVEMBER, 1988.

BY: *Robert E. Blackburn* 2/6/89
ROBERT E. BLACKBURN REGISTERED SURVEYOR NO. 6305 DATE



ISSUED

720-03
COLUMBUS ENGINEERING CONSULTANTS, INC.

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LOT SPLIT
ATLAS - BUTLER
CLEVELAND AVE. & REYNOLDS AVE.
COLUMBUS, OHIO

DESIGNED	DRAWN	TRACED	CHECKED	REVIEWED	DATE	REVISED
	JMR		BB	REB	1 - 89	