

**DESCRIPTION OF 26.206 ACRES
SOUTH OF DUBLIN-GRANVILLE ROAD
EAST OF CLEVELAND AVENUE
COLUMBUS, OHIO**

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Quarter Township J, Township 2, Range 17, United States Military Lands, being part of Parcel No. 2 as described in a deed to Marvin L. Glassman and Diane G. Witt, of record in Official Records Volume 14854, Page 174, an reference herein being to the records of the Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin found at the southwestern corner of said Parcel No. 2, at the northwestern corner of that 76.713 acre tract as described in a deed to the Northern Columbus Athletic Association, of record in Deed Book 3786, Page 88 and in the westerly line of the Blendon Addition, a subdivision of record in Plat Book 7, Pages 410 and 411;

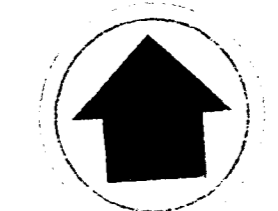
Thence North 41° 02' 58" East, along said easterly line and along the easterly line of that 24 acre 70 rod tract as described in a deed to Kenneth J. Kuffman, Ronald W. Kuffman and Phyllis Kuffman Fox, of record in Deed Book 2699, Page 570, a distance of 831.86 feet to an iron pin found at the northeastern corner of said 24 acre 70 rod tract, the northwestern corner of said Parcel No. 2 and in the southerly line of the Village of Minerva Park, a subdivision of record in Plat Book 20, Page 60;

Thence South 85° 09' 05" East, along said southerly line and along the southerly line of the Minerva Lake Golf Course (Deed Book 3345, Page 17), and along the northerly line of said Parcel No. 2, a distance of 1369.51 feet to an iron pin set;

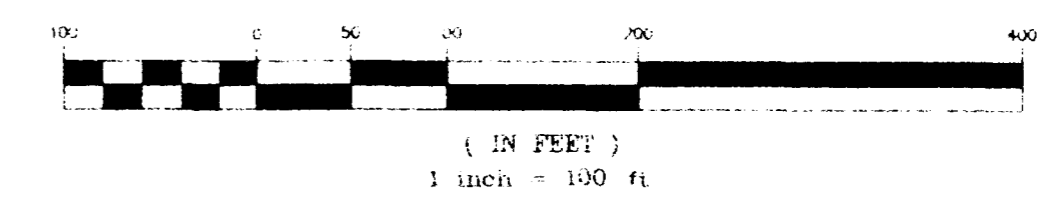
Thence South 3° 50' 55" West, through said Parcel No. 2, with a new division line, a distance of 833.40 feet to an iron pin set in the southerly line of same and in the northerly line to the aforementioned 76.713 acre tract;

Thence North 86° 05' 13" West, along said southerly and northerly lines, a distance of 1372.43 feet to the place of beginning and containing 26.206 acres of land.

Bearings herein are based on North 4° 00' 00" East for Cleveland Avenue as reported on Franklin County right-of-way plans and related to the subject premises by survey.



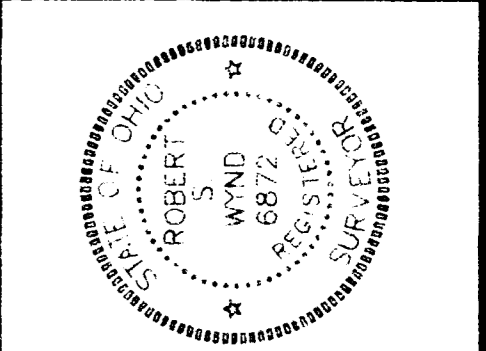
NORTH



BEARINGS HEREON ARE BASED ON NORTH 4° 00' 00" EAST FOR THE CENTERLINE OF CLEVELAND AVE. AS SHOWN ON FRANKLIN COUNTY RIGHT-OF-WAY PLANS DATED 2/18/94.

- IRON PIN FOUND
- IRON PIN SET (M-E ENG)

REVISIONS	DESCRIPTION
DATE	BY



M-E CIVIL ENGINEERING INC.
500 SOUTH FRONT STREET
COLUMBUS, OHIO 43215
PHONE: (614) 469-4903
FAX: (614) 469-4989

REGISTERED SURVEYOR NO. 6872 DATE 9/6/96

MORTGAGE SURVEY

GLASSMAN & WITT PROPERTY
CLEVELAND AVENUE
COLUMBUS, OHIO

NO.	EM	BW	DC
SCALE	HORIZ. 1"=100'		
	VERT.		
JOB	963063		
DATE	SEPTEMBER 1996		
SHEET NO.	1/1		
PRINT DATE			
M-E ENGINEERING, INC. COLUMBUS, OHIO			
SEP 06 1996			
PRINTED			

MARVIN L. GLASSMAN & DIANE G. WITT
O.R.V. 14854, PG. 174
PARCEL No. 2
60 ACRES (DEED)

26.206 ACRES

EASEMENT NOTES

THE FOLLOWING EASEMENTS DO NOT APPLY TO THIS SITE

D.B. 3435 PG. 166
D.B. 3573 PG. 115
D.B. 1211 PG. 63
D.B. 989 PG. 578
O.R.V. 29154, PG. 817

NOTES

THIS SURVEY WAS PREPARED FROM LAWYERS TITLE INSURANCE CORPORATION FILE COMMITMENT No. 84471-114, DATED AUGUST 12, 1996

ACCORDING TO F.E.M.A. MAP PANEL No. 39049C0155, DATED AUGUST 2, 1989 THE SITE SHOWN HEREON IS NOT LOCATED IN A FLOOD HAZARD AREA.

CERTIFICATION

The undersigned hereby certifies to State Savings Bank, Affordable Housing Associates, Inc., Lawyers Title Insurance Corporation, Cornerstone Title Agency, Inc. and Paramount Title 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 herein 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 herein; that there are no encroachments on 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, except as shown herein; and the property does not lie within any flood hazard area shown on F.E.M.A. Map Panel No. 39049C0155, dated August 2, 1989. This survey was made in accordance with the "Minimum Standard Detail Requirements for Land Title Surveys" jointly established by ALTA and ACSM in 1992 and meets the accuracy requirements of an Urban Class Survey as defined therein.

016-17235
84357550
84357525