

PLAT OF SURVEY PREPARED
FOR
CHICAGO TITLE INSURANCE COMPANY
and/or
SCHULER, INC.



KINGSTON AVE. 60'

Scale 1" = 60'
August 14, 1987
Revised October 7, 1987
Revised October 12, 1987
Revised November 18, 1987
Revised August 4, 1988
Revised December 8, 1988

- The following easements shown are from a Commonwealth Title Agency, Inc. Policy #36 0115 000123, Dated August 27, 1987. Plotted.
- (4) Columbus and Southern Ohio Electric Company 3 foot easement (Dead Book 3081) Page 473. Easement Released O.R.V. 1101 204
 - (5) Columbus and Southern Ohio Electric Company 10 foot easement (Dead Book 1849) Page 99. Easement Released O.R.V. 1101 202
 - (6) Columbus and Southern Ohio Electric Company 10 foot easement (Dead Book 2469) Page 35. Plotted.
 - (7) Columbus and Southern Ohio Electric Company pole line easement (no width) (Dead Book 1137) Page 920. Plotted.
 - (8) Columbus and Southern Ohio Electric Company pole line easement (no width) (Dead Book 1137) Page 921. Plotted.
 - (9) Columbus and Southern Ohio Electric Company 10 foot easement (Dead Book 3091) Page 5. Easement Released O.R.V. 1101 203
 - (10) The Reaver Starck Company sewer line easement (no width) (Dead Book 1231) Page 44. Plotted.
 - (11) Agreement for removal of a lift truck (no location) (none visible in field) (Dead Book 2078) Page 197. Plotted.
 - (12) Columbia Gas of Ohio, Inc. (formerly The Ohio Fuel Gas Company) (Dead Book 1437) Page 381, Dead Book 2148, Page 90. Plotted.
 - (13) Columbus and Southern Ohio Electric Company 10 foot easement (Dead Book 3772) Page 435. Plotted.
 - (14) Columbia Gas of Ohio, Inc. (formerly The Ohio Fuel Gas Company) Miscellaneous Record 3, Page 404, Dead Book 2148, Page 90. Does not affect subject property located in Forefront Road.
 - (15) The City of Columbus reserves the right to operate and maintain public utilities in the alley vacated by City Ordinance 1731-84. Plotted.
 - (16) The City of Columbus reserves the right to operate and maintain public utilities in the alley vacated by City Ordinance 6238-77. Plotted.
 - (17) The premises are subject to an easement granted to the City of Columbus, Ohio by virtue of a judgment entry in Case 62001951 in the Court at Columbus, Ohio, dated August 11, 1987, in Case No. 87-104-8-731. Plotted.
- Columbus and Southern Ohio Electric Company 10 foot easement (O.R.V. 11457 211) Plotted.

PARCEL #2 - 0.1124 ACRES

Being situated in the State of Ohio, County of Franklin, City of Columbus, and being all of Lot 18 of Joseph Berger's Subdivision shown as record in Plat Book 7, Page 142, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin at the intersection of the easterly right-of-way line of South Fifth Street (40 feet wide), with the westerly right-of-way line of South Sixth Street (30 feet wide), said point being at the northwesterly corner of said Lot 18.

Thence, North 89 degrees 05 minutes 39 seconds East, along the westerly right-of-way line of said South Sixth Street (westerly line of said Lot 18), a distance of 140.00 feet to an iron pin at the northwesterly corner of said Lot 18, said point being at the intersection of the westerly right-of-way line of said South Sixth Street, with the westerly right-of-way line of an Alley 20 feet wide.

Thence, South 3 degrees 29 minutes 01 seconds East, along the westerly right-of-way line of said Alley 20 feet wide (westerly line of said Lot 18), a distance of 35.00 feet to an iron pin at the northwesterly corner of said Lot 18 (northwesterly corner of Lot 17).

Thence, South 89 degrees 05 minutes 39 seconds East, along the westerly line of said Lot 18 (northerly line of Lot 17), a distance of 140.00 feet to an iron pin at the westerly right-of-way line of said South Fifth Street, at the northwesterly corner of said Lot 18 (northwesterly corner of Lot 17).

Thence, North 3 degrees 29 minutes 01 seconds West, along the westerly line of said Lot 18, a distance of 35.00 feet to the place of beginning, CONTAINING 0.1124 ACRES, subject however to all easements and restrictions of record.

PARCEL #3 - 0.197 ACRES

Being situated in the State of Ohio, County of Franklin, City of Columbus, and being all of Lot 16 and Part of Lot 15 of Joseph Berger's Subdivision shown as record in Plat Book 7, Page 142, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin on the westerly right-of-way line of South Fifth Street (40 feet wide), said point being at the northwesterly corner of said Lot 16 (northwesterly corner of Lot 17).

Thence, North 89 degrees 05 minutes 39 seconds East, along the westerly line of said Lot 16 (westerly line of Lot 17), a distance of 140.00 feet to an iron pin on the westerly right-of-way line of an Alley 20 feet wide, at the northwesterly corner of said Lot 16 (northwesterly corner of Lot 17).

Thence, South 3 degrees 29 minutes 01 seconds East, along the westerly right-of-way line of said Alley 20 feet wide (westerly line of said Lot 16), a distance of 35.00 feet to an iron pin at the northwesterly corner of said Lot 15, and at an angle point in the northerly Limited Access right-of-way line of Frank-Refuge Expressway (FRA-104-8-73).

Thence, South 89 degrees 05 minutes 39 seconds West, along the westerly line of said Lot 15, and along the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), a distance of 46.33 feet to an iron pin at an angle point in said line.

Thence, North 75 degrees 34 minutes 15 seconds West, across said Lot 15, and along the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), a distance of 94.09 feet to an iron pin at the intersection of the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73) with the westerly right-of-way line of said South Fifth Street.

Thence, North 3 degrees 29 minutes 01 seconds West, along the westerly right-of-way line of said South Fifth Street (westerly line of said Lot 15), a distance of 44.13 feet to the place of beginning, CONTAINING 0.197 ACRES, subject however to all easements and restrictions of record.

PARCEL #4 - 0.2123 ACRES

Being situated in the State of Ohio, County of Franklin, City of Columbus, and being all of Lot 22, and a part of Lot 23 of Joseph Berger's Subdivision shown as record in Plat Book 7, Page 142, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin on the westerly right-of-way line of South Sixth Street (30 feet wide), said point being at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, South 3 degrees 29 minutes 01 seconds East, along the westerly right-of-way line of said South Sixth Street (westerly line of said Lots 22 and 23), a distance of 70.00 feet to an iron pin at the northwesterly corner of said Lot 22, a distance of 80.84 feet to an iron pin at the northwesterly corner of said Lot 21.

Thence, South 89 degrees 05 minutes 39 seconds West, along the westerly right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), and along the westerly line of said Lot 22, a distance of 80.84 feet to an iron pin at an angle point in said line.

Thence, North 75 degrees 34 minutes 15 seconds West, across said Lot 22, and along the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), a distance of 62.97 feet to an iron pin on the westerly right-of-way line of said South Fifth Street, and on the westerly line of said Lot 23.

Thence, North 3 degrees 29 minutes 01 seconds West, along the westerly right-of-way line of said South Fifth Street (westerly line of said Lots 22 and 23), a distance of 35.41 feet to an iron pin at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, North 89 degrees 05 minutes 39 seconds East, along the northerly line of said Lot 22 (northerly line of Lot 21), a distance of 140.00 feet to the place of beginning, CONTAINING 0.2123 ACRES, subject however to all easements and restrictions of record.

PARCEL #5 - 0.2123 ACRES

Being situated in the State of Ohio, County of Franklin, City of Columbus, and being all of Lot 22, and a part of Lot 23 of Joseph Berger's Subdivision shown as record in Plat Book 7, Page 142, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin on the westerly right-of-way line of South Sixth Street (30 feet wide), said point being at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, South 3 degrees 29 minutes 01 seconds East, along the westerly right-of-way line of said South Sixth Street (westerly line of said Lots 22 and 23), a distance of 70.00 feet to an iron pin at the northwesterly corner of said Lot 22, a distance of 80.84 feet to an iron pin at the northwesterly corner of said Lot 21.

Thence, South 89 degrees 05 minutes 39 seconds West, along the westerly right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), and along the westerly line of said Lot 22, a distance of 80.84 feet to an iron pin at an angle point in said line.

Thence, North 75 degrees 34 minutes 15 seconds West, across said Lot 22, and along the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), a distance of 62.97 feet to an iron pin on the westerly right-of-way line of said South Fifth Street, and on the westerly line of said Lot 23.

Thence, North 3 degrees 29 minutes 01 seconds West, along the westerly right-of-way line of said South Fifth Street (westerly line of said Lots 22 and 23), a distance of 35.41 feet to an iron pin at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, North 89 degrees 05 minutes 39 seconds East, along the northerly line of said Lot 22 (northerly line of Lot 21), a distance of 140.00 feet to the place of beginning, CONTAINING 0.2123 ACRES, subject however to all easements and restrictions of record.

PARCEL #6 - 0.2123 ACRES

Being situated in the State of Ohio, County of Franklin, City of Columbus, and being all of Lot 22, and a part of Lot 23 of Joseph Berger's Subdivision shown as record in Plat Book 7, Page 142, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin on the westerly right-of-way line of South Sixth Street (30 feet wide), said point being at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, South 3 degrees 29 minutes 01 seconds East, along the westerly right-of-way line of said South Sixth Street (westerly line of said Lots 22 and 23), a distance of 70.00 feet to an iron pin at the northwesterly corner of said Lot 22, a distance of 80.84 feet to an iron pin at the northwesterly corner of said Lot 21.

Thence, South 89 degrees 05 minutes 39 seconds West, along the westerly right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), and along the westerly line of said Lot 22, a distance of 80.84 feet to an iron pin at an angle point in said line.

Thence, North 75 degrees 34 minutes 15 seconds West, across said Lot 22, and along the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), a distance of 62.97 feet to an iron pin on the westerly right-of-way line of said South Fifth Street, and on the westerly line of said Lot 23.

Thence, North 3 degrees 29 minutes 01 seconds West, along the westerly right-of-way line of said South Fifth Street (westerly line of said Lots 22 and 23), a distance of 35.41 feet to an iron pin at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, North 89 degrees 05 minutes 39 seconds East, along the northerly line of said Lot 22 (northerly line of Lot 21), a distance of 140.00 feet to the place of beginning, CONTAINING 0.2123 ACRES, subject however to all easements and restrictions of record.

PARCEL #7 - 0.2123 ACRES

Being situated in the State of Ohio, County of Franklin, City of Columbus, and being all of Lot 22, and a part of Lot 23 of Joseph Berger's Subdivision shown as record in Plat Book 7, Page 142, Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin on the westerly right-of-way line of South Sixth Street (30 feet wide), said point being at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

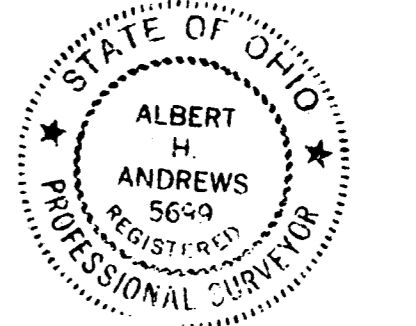
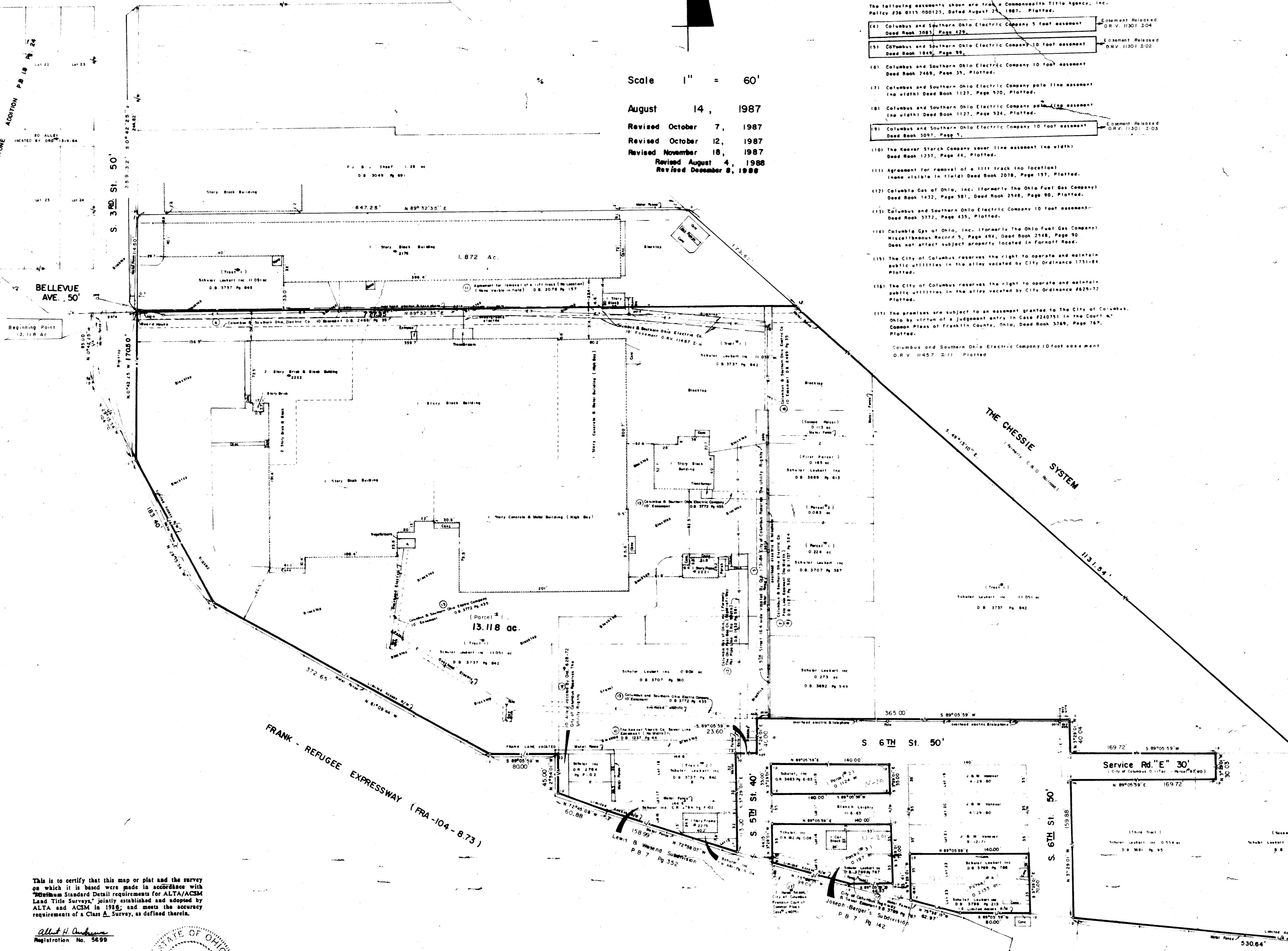
Thence, South 3 degrees 29 minutes 01 seconds East, along the westerly right-of-way line of said South Sixth Street (westerly line of said Lots 22 and 23), a distance of 70.00 feet to an iron pin at the northwesterly corner of said Lot 22, a distance of 80.84 feet to an iron pin at the northwesterly corner of said Lot 21.

Thence, South 89 degrees 05 minutes 39 seconds West, along the westerly right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), and along the westerly line of said Lot 22, a distance of 80.84 feet to an iron pin at an angle point in said line.

Thence, North 75 degrees 34 minutes 15 seconds West, across said Lot 22, and along the northerly Limited Access right-of-way line of said Frank-Refuge Expressway (FRA-104-8-73), a distance of 62.97 feet to an iron pin on the westerly right-of-way line of said South Fifth Street, and on the westerly line of said Lot 23.

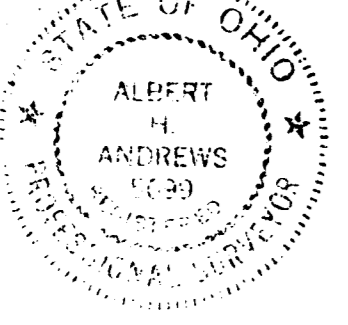
Thence, North 3 degrees 29 minutes 01 seconds West, along the westerly right-of-way line of said South Fifth Street (westerly line of said Lots 22 and 23), a distance of 35.41 feet to an iron pin at the northwesterly corner of said Lot 22 (northwesterly corner of Lot 21).

Thence, North 89 degrees 05 minutes 39 seconds East, along the northerly line of said Lot 22 (northerly line of Lot 21), a distance of 140.00 feet to the place of beginning, CONTAINING 0.2123 ACRES, subject however to all easements and restrictions of record.



This is to certify that this map or plat and the survey on which it is based were made in accordance with the Standard Detail requirements for ALTA/ACSM Land Title Surveys, jointly established and adopted by ALTA and ACSM in 1985, and meet the accuracy requirements of a Class A Survey, as defined therein.

Albert H. Andrews
Registration No. 5699



MYERS SURVEYING COMPANY
2740 E. MAIN STREET
COLUMBUS, OHIO 43209
PHONE - 614-235-8677

FRANK - REFUGEE EXPRESSWAY (FRA - 104 - 8.73)