

**SURVEY OF ACREAGE PARCEL
LOCATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 17,**

UNITED STATES MILITARY LANDS

CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO

DEMONYE DRIVE

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Quarter Township 3, Township 1, Range 17, United States Military Lands and being part of that tract of land conveyed to Port Columbus Enterprises, by deed of record in Official Record 21179C16, all references being to records in the Recorder's Office, Franklin County, Ohio and bounded and described as follows:

Beginning at an iron pin found in the westerly right-of-way line of Airport Drive (as dedicated by deed of record in Official record 7379C18), at the northeasterly corner of the Columbus Board of Realtors 3.844 acre tract, of record in Official Record 23009H09;

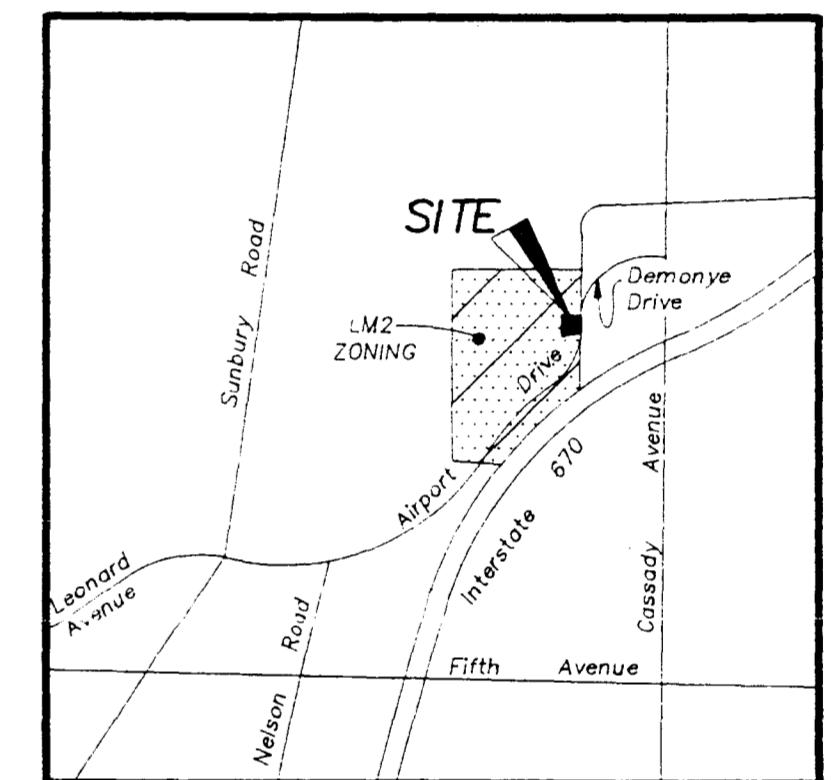
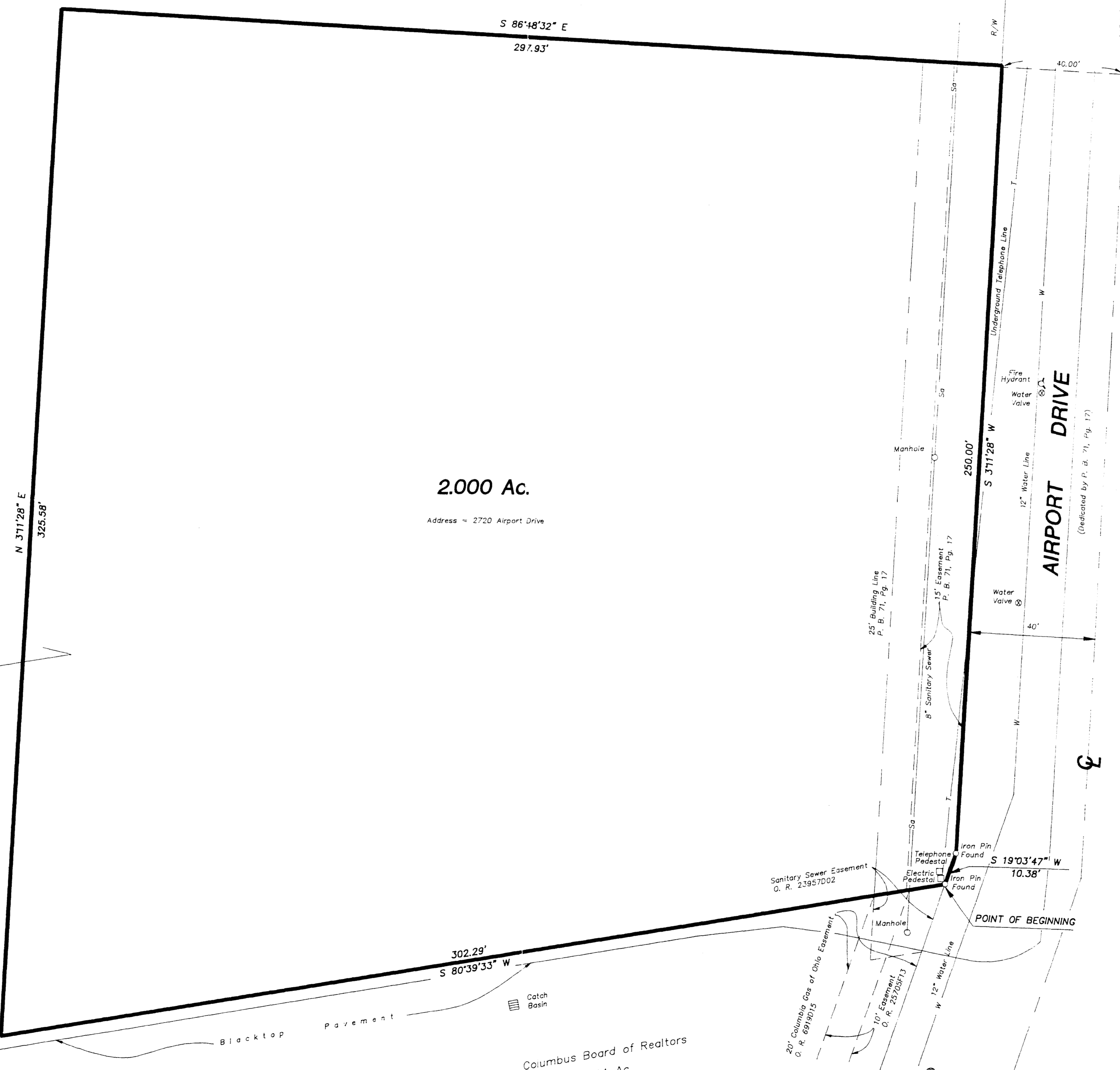
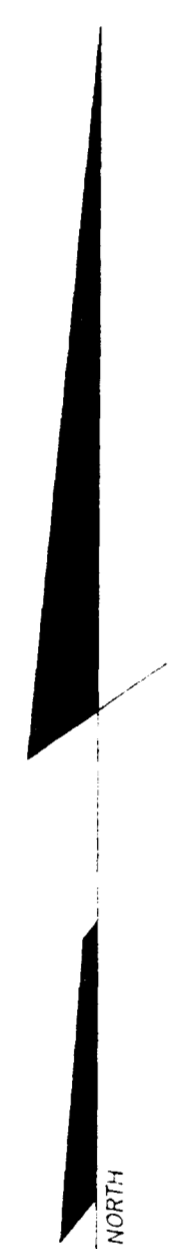
Thence South 80° 39' 33" West, along the northerly line of said Columbus Board of Realtors 3.844 acre tract, a distance of 302.29 feet to a point;

Thence North 3° 11' 28" East, a distance of 325.58 feet to a point;

Thence South 86° 48' 32" East, a distance of 297.93 feet to a point in the westerly right-of-way line of Airport Drive;

Thence South 3° 11' 28" West, along said right-of-way line of Airport Drive, a distance of 250.00 feet to an iron pin found at an angle point in said line;

Thence South 19° 03' 47" West, continuing along said right-of-way line of Airport Drive, a distance of 10.38 feet to the point of beginning, containing 2.000 acres, more or less.



LOCATION MAP
No Scale

NOTES:

The bearings shown hereon are based on the same meridian as the westerly right-of-way line of Airport Drive (South 3° 11' 28" West), of record in Official Record 7379C18.

According to the Federal Emergency Management Agency's Flood Insurance Rate Map (Dated August 2, 1995), the property surveyed and shown hereon lies within Zone X (area of minimal flooding); Community Panel No. 39049C 0260 G.

Current Zoning Classification is M-2 (Manufacturing)

The property is subject to the following restrictions:

Restrictions from Port Columbus Enterprises to Ohio Dominican College in D. B. 3884, Pg. 491.
Amended Restrictions of recorded warranty deed in Official Record 8329J10.

Easement granted to the State of Ohio of record in Official Record 7278A06, does not apply to subject tract.

Modification of Rights-of-Way as recorded in Official Record 1672B17, does not apply to subject tract.

Easements granted to The Ohio Fuel Gas Company of record in Miscellaneous Record 16, Page 454, and Deed Book 2431, Page 525, have been modified by Official Record 6335H19, and re-recorded in Official Record 6353D04, and no longer apply to subject tract.

Easement granted to the City of Columbus of record in Official Record 9900C16, does not apply to subject tract.

Restrictions from Port Columbus Enterprises of record in Official Record 8336A02, do not apply to subject tract.

Easement of record in Deed Book 2477, Page 477, does not apply to subject tract.

Subject parcel and the parcel it is being split from are vacant.

The 2.000 Acre Tract is subject to the terms of a Perpetual Avigation Easement, of record in Official Record 32970B14, including a 50 foot building height restriction.

Port Columbus Enterprises

O. R. 21179C16

2.000 Ac.

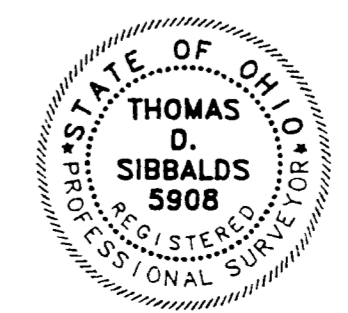
Address = 2720 Airport Drive

Columbus Board of Realtors
3.844 Ac.
O. R. 23009H09

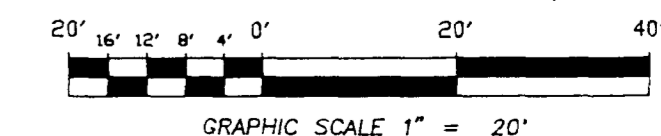
Surveyed & Plotted
By
EVANS, MECHWART, HAMBLETON, & TILTON INC.
CONSULTING ENGINEERS AND SURVEYORS
170 MILL STREET
GAHANNA, OHIO 43230
614/471-5150

The undersigned hereby certifies to The Huntington National Bank, its successors and/or assigns as their interests may appear, and CARDINAL TITLE AGENCY, INC., as of August 16, 1996 that this survey was actually made upon the ground; that it and the information, courses and distances shown thereon are accurate; that the title lines and the lines of actual possession are the same; that the property description "closes" by engineering calculation; that this survey correctly shows the size, location and type of all buildings, structures and other improvements on the property and all are within the boundary lines and applicable set back lines (whether established by subdivision plat, recorded restrictions or applicable zoning or building codes) affecting the property; 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 all utility services necessary for the operation of the property are present on the property or within adjacent public right-of-way or recorded easement; that there are no encroachments on adjoining premises, streets or alleys by any of said buildings, structures or other improvements or encroachments upon the property by any building, structure or other improvement situated on adjoining premises. The survey was made in accordance with the "Minimum Standard Detail Requirements for Land Title Surveys" jointly established by ALTA and ACSM in 1992.

By *Thomas D. Sibbalds*
Thomas D. Sibbalds
Registered Surveyor No. 5908



SCALE 1" = 20'
AUGUST 29, 1996
Revised September 20, 1996



GRAPHIC SCALE 1" = 20'

84607275

84 60 7250

010-62837