



SURVEYOR'S CERTIFICATE

The undersigned hereby certifies to Society Bank, National Association, Mid-Ohio Development Corporation and Lawyers Title Insurance Corporation, as of May 12, 1992, 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; the property descriptions "close" by engineering calculation; this survey correctly shows the size, location and type of all buildings, structures and other visible improvements on the property and all air within the boundary lines and applicable set-back lines, unless otherwise shown hereon, (whether established by subdivision plat, recorded restrictions or applicable zoning or building codes) affecting the property; there are no easements or uses affecting the property appearing from a careful physical inspection of the same, other than those shown hereon; all utility services necessary for the normal operation of the property are present on the property or within an adjacent public right of way or recorded easement; there are no encroachments on adjoining premises, streets or alleys by any of said buildings, structures or other visible improvements or encroachments onto the subject property by any visible improvements situated upon any adjoining premises; and the property does not lie within any flood hazard area shown on any U.S. Department of H.H.D. Flood Insurance Boundary Map or special flood hazard area map published by the Federal Emergency Management Agency. This survey was made in accordance with the "Minimum Standard Detail Requirements for Land Title Surveys" jointly established by ALTA and ACSM in 1988 and meets the accuracy requirements of a Class A Survey, as defined therein.

EASEMENT NOTES

THE FOLLOWING EASEMENTS TO COLUMBUS SOUTHERN POWER COMPANY ARE 10' W.D.F. THE CENTERLINE BEING THE UNDERGROUND CABLE AND/OR POLES AS INSTALLED, O.R.V. 16028, PG. H13, O.R.V. 16028, PG. H15.

THE FOLLOWING EASEMENTS DO NOT APPLY TO THE SITE SHOWN HEREON; D.V. 2675, PG. 442, O.R.V. 13756, PG. D14, O.R.V. 14470, PG. J07, O.R.V. 17357, PG. D12.

THE SITE SHOWN HEREON IS SUBJECT TO THE RESTRICTIONS SET FORTH IN P.B. 70, PG. 43.

THE SITE SHOWN HEREON IS NOT LOCATED WITHIN A FLOOD HAZARD AREA ACCORDING TO F.E.M.A. MAP PANEL NO. 390170 0035 C.

PARCEL 1
1.766 ACRES
SOUTH HAMILTON SQUARE
COLUMBUS, OHIO

Situated in the State of Ohio, County of Franklin, City of Columbus, being 1.766 acres out of Lot 5 of "South Hamilton Square", a subdivision of record in Plat Book 70, Page 43 (all references herein being to the records located in the Recorder's Office, Franklin County, Ohio), said Lot 5 being conveyed in a deed to Herbert J. Murphy, Jr., of record in Official Records Volume 13706, Page F04, said 1.766 acres being more particularly described as follows:

Beginning at the northwesterly corner of said Lot 5, the northeasterly corner of Lot 2 and in the southerly right-of-way line of Winchester Pike;

Thence South 52° 35' 00" East, along said right-of-way line, a distance of 275.00 feet to a northwesterly corner of that 8.435 acre tract as described in a deed to Waterford Harbour Limited Partnership, of record in Official Records Volume 15491, Page D06;

Thence along the perimeter of said 8.435 acre tract the following four courses:

1. South 37° 25' 00" West, a distance of 160.00 feet to a point of curvature;
2. With the arc of a curve to the right, having a radius of 200.00 feet, a central angle of 28° 57' 18", the chord of which bears South 51° 53' 39" West, a chord distance of 100.00 feet to a point of reverse curvature;
3. With the arc of a curve to the left, having a radius of 200.00 feet, a central angle of 9° 11' 02", the chord of which bears South 61° 46' 47" West, a chord distance of 32.02 feet to a point;
4. North 52° 35' 00" West, a distance of 236.79 feet to a point in a westerly line of said Lot 5;

Thence North 37° 25' 00" East, along said westerly line, a distance of 286.00 feet to the place of beginning and containing 1.766 acres of land.

Bearings herein conform to those of the referenced plat "South Hamilton Square".

This description was prepared by M-E Engineering, Inc., Civil Division, based on information obtained from an actual field survey.

PARCEL 2
1.505 ACRES
SOUTH HAMILTON SQUARE
COLUMBUS, OHIO

Situated in the State of Ohio, County of Franklin, City of Columbus, being 1.505 acres out of Lot 5 of "South Hamilton Square", a subdivision of record in Plat Book 70, Page 43 (all references herein being to the records located in the Recorder's Office, Franklin County, Ohio), said Lot 5 being conveyed in a deed to Herbert J. Murphy, Jr., of record in Official Records Volume 13706, Page F04, said 1.505 acres being more particularly described as follows:

Beginning at an angle point in the northerly line of said Lot 5, in the southerly right-of-way line of Winchester Pike and at a northeasterly corner of that 8.435 acre tract as described in a deed to Waterford Harbour Limited Partnership, of record in Official Records Volume 15491, Page D06;

Thence North 6° 45' 00" East, a distance of 32.49 feet to a point;

Thence South 53° 02' 30" East, continuing along said right-of-way line, 40.00 feet south of and parallel to the centerline of Winchester Pike, a distance of 273.39 feet to a point;

Thence through said Lot 5 the following four courses:

1. South 36° 57' 30" West, a distance of 193.00 feet to a point;
2. North 53° 02' 30" West, a distance of 10.45 feet to a point;
3. South 37° 25' 00" West, a distance of 169.06 feet to a point;
4. North 52° 35' 00" West, a distance of 81.90 feet to a point in the perimeter of the aforementioned 8.435 acre tract;

Thence along said perimeter the following three courses:

1. North 37° 25' 00" East, a distance of 157.00 feet to a point;
2. North 52° 35' 00" West, a distance of 166.00 feet to a point;
3. North 37° 25' 00" East, a distance of 175.00 feet to the place of beginning and containing 1.505 acres of land.

Bearings herein conform to those of the referenced plat "South Hamilton Square".

This description was prepared by M-E Engineering, Inc., Civil Division, based on information obtained from an actual field survey.

PARCEL 3
0.138 ACRE
SOUTH HAMILTON SQUARE
COLUMBUS, OHIO

Situated in the State of Ohio, County of Franklin, City of Columbus, being 0.138 acre of land out of Lot 5 of "South Hamilton Square", a subdivision of record in Plat Book 70, Page 43 (all references herein being to the records located in the Recorder's Office, Franklin County, Ohio), said 0.138 acre also being part of that 8.435 acre tract as described in a deed to Waterford Harbour Limited Partnership, of record in Official Records Volume 15491, Page D06, and being more particularly described as follows:

Beginning at a northeasterly corner of said 8.435 acre tract located South 37° 25' 00" East, a distance of 160.00 feet and South 37° 25' 00" West, a distance of 175.00 feet from another northeasterly corner of an angle point in the southerly right-of-way line of Winchester Pike;

Thence South 37° 25' 00" West, along an easterly line of said 8.435 acre tract, a distance of 157.00 feet to a point;

Thence through said 8.435 acre tract the following four courses:

1. North 23° 59' 30" West, a distance of 50.17 feet to a point;
2. With the arc of a non-tangent curve to the left, having a radius of 25.00 feet, a central angle of 28° 35' 30", the chord of which bears North 51° 42' 45" East, a chord distance of 12.35 feet to the point of tangency;
3. North 37° 25' 00" East, a distance of 107.76 feet to a point;
4. North 17° 25' 00" East, a distance of 14.13 feet to a point in a northerly line of said 8.435 acre tract;

Thence South 52° 35' 00" East, along said northerly line, a distance of 45.83 feet to the place of beginning and containing 0.138 acre of land.

Bearings herein conform to those of the referenced plat "South Hamilton Square".

This description was prepared by M-E Engineering, Inc., Civil Division, based on information obtained from an actual field survey.

PARCEL 4
0.034 ACRE
SOUTH HAMILTON SQUARE
COLUMBUS, OHIO

Situated in the State of Ohio, County of Franklin, City of Columbus, being 0.034 acre of land out of Lot 5 of "South Hamilton Square", a subdivision of record in Plat Book 70, Page 43 (all references herein being to the records located in the Recorder's Office, Franklin County, Ohio), said 0.034 acre also being part of that 8.435 acre tract as described in a deed to Waterford Harbour Limited Partnership, of record in Official Records Volume 15491, Page D06, and being more particularly described as follows:

Beginning at a northwesterly corner of said 8.435 acre tract located South 37° 25' 00" West, a distance of 286.00 feet from the northwesterly corner of said Lot 5;

Thence South 37° 25' 00" East, along a northerly line of said 8.435 acre tract, a distance of 136.79 feet to a point;

Thence with the arc of a non-tangent curve to the left, having a radius of 200.00 feet, a central angle of 1° 55' 01", the chord of which bears South 66° 13' 46" West, a chord distance of 6.69 feet to a point;

Thence North 52° 35' 00" West, a distance of 234.63 feet to a point in a westerly line of said 8.435 acre tract;

Thence North 37° 25' 00" East, along said westerly line, a distance of 0.33 feet to the place of beginning and containing 0.034 acre of land.

Bearings herein conform to those of the referenced plat "South Hamilton Square".

This description was prepared by M-E Engineering, Inc., Civil Division, based on information obtained from an actual field survey.

REVISIONS		DATE	BY	DESCRIPTION
		6/11/92	DHM	ACCESS EASEMENT
		6/20/92	DLC	PARCEL 4
M-E ENGINEERING INC.		REGISTERED SURVEYOR	NO.	DATE
CIVIL DIVISION				
500 So. FRONT STREET				
COLUMBUS, OHIO 43215				
PHONE: (614) 469-4903				
FAX: (614) 469-4989				
WATERFORD HARBOR PHASE II		MID-Ohio DEVELOPMENT CORPORATION		
COLUMBUS, OHIO		COLUMBUS, OHIO		
PLAT	BY	DATE	BY	DATE
	BW		DC	
SCALE	HORIZ. 1" = 60' VERT.			
JOB				
DATE	MAY 1992			
SHEET NO.	1/1			
PRINT DATE				
M-E ENGINEERING, INC. COLUMBUS, OHIO				
JUN 16 1992				
PRINTED				