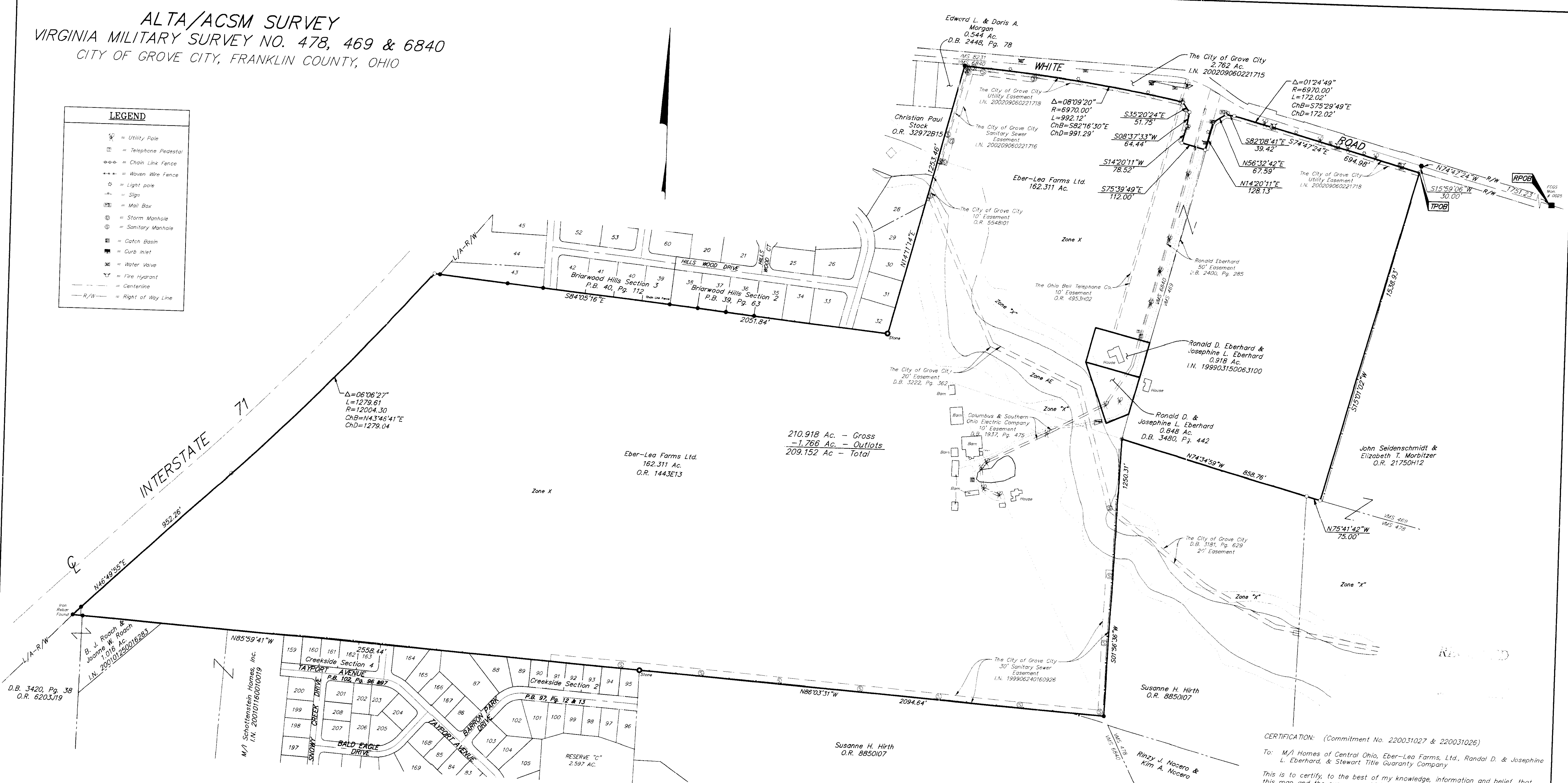


ALTA/ACSM SURVEY
 VIRGINIA MILITARY SURVEY NO. 478, 469 & 6840
 CITY OF GROVE CITY, FRANKLIN COUNTY, OHIO

LEGEND

- ⊕ = Utility Pole
- ⊠ = Telephone Pedestal
- ⊕⊕ = Chain Link Fence
- ⊕⊕⊕ = Woven Wire Fence
- ⊕ = Light pole
- ⊕ = Sign
- ⊕ = Mail Box
- ⊕ = Storm Manhole
- ⊕ = Sanitary Manhole
- ⊕ = Catch Basin
- ⊕ = Curb Inlet
- ⊕ = Water Valve
- ⊕ = Fire Hydrant
- ⊕ = Centerline
- R/W — = Right of Way Line



210.918 Ac. - Gross
 -1.766 Ac. - Outlots
 209.152 Ac. - Total

Easement Notes:
 The following notes are in reference to items included in Title Commitment No. 220031027 issued by Stewart Title Agency of Columbus with an effective date of October 17, 2003 at 7:00 A.M.

10. Easement of record in D.B. 2400, Pg. 285 is located on or adjacent to subject parcel and is shown.
11. Easement of record in D.B. 1937, Pg. 475 is located on or adjacent to subject parcel and is shown.
12. Easement of record in D.B. 3222, Pg. 362 is not located on or adjacent to subject parcel.

Easement Notes:
 The following notes are in reference to items included in Title Commitment No. 220031026 issued by Stewart Title Agency of Columbus with an effective date of October 17, 2003 at 7:00 A.M.

11. Easement of record in D.B. 854, Pg. 478 & D.B. 914, Pg. 320 is a blanket easement for a pole & fixture along White Road.
12. Easement of record in D.B. 1937, Pg. 475 is located on or adjacent to subject parcel and is shown.
13. Easement of record in D.B. 3222, Pg. 362 is located on or adjacent to subject parcel and is shown.
14. Easement of record in O.R. 4953H02 is located on or adjacent to subject parcel and is shown.
15. Easement of record in O.R. 5548I01 is located on or adjacent to subject parcel and is shown.
18. Easement of record in I.N. 199906240160926 & I.N. 200209060221716 is located on or adjacent to subject parcel and are shown.
19. Easement of record in I.N. 200209060221718 is located on or adjacent to subject parcel and is shown.

- Note:**
- 1.) There was no visible evidence of current earth moving or building construction at the time of survey.
 - 2.) There was no visible evidence of street right-of-way changes or evidence of sidewalk construction or repairs.
 - 3.) There was no visible evidence of subject tract being a solid waste dump, sump or sanitary landfill.
 - 4.) Zoning information was not made available to the undersigned as of the date of this survey.

According to the Federal Emergency Management Agency's Flood Insurance Rate Map (dated August 2, 1995), the subject parcel shown hereon lie within Zone AE (areas inundated by 100-year flood), Zone X (areas of 500-year flood), areas of 100-year flood with average depths of less than 1 foot or with drainage areas less than 1 square mile, and areas protected by levees from 100-year flood) and Zone X (areas outside 500-year flood plain), Community Panel No. 39049C0331G.

UTILITY STATEMENT:
 The utilities shown hereon have been located from field survey information and existing drawings. The surveyor makes no guarantee that the utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the utilities shown are in the exact location indicated although he does certify that they are located as accurately as possible from information available.

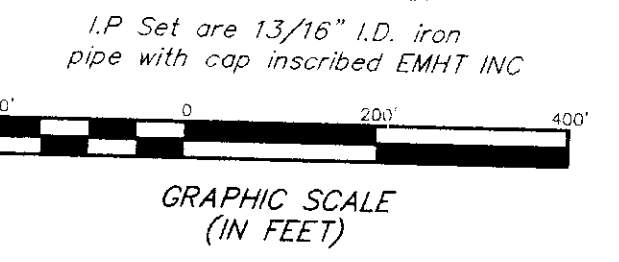
BASIS OF BEARINGS: Bearings are based on the Ohio State Plane Coordinate System as per NAD83. Control for bearings was from coordinates of monuments FRANK 25 & FRANK 125, established by the Franklin County Engineering Department, using Global Positioning System procedures and equipment.

CERTIFICATION: (Commitment No. 220031027 & 220031026)
 To: M/I Homes of Central Ohio, Eber-Lea Farms, Ltd., Randal D. & Josephine L. Eberhard, & Stewart Title Guaranty Company

This is to certify, to the best of my knowledge, information and belief, that this map and the survey on which it is based were made in accordance with Minimum Standard Detail Requirements for ALTA/ACSM and NSPS in 1999, and included items 1, 3, 4, 8, 9, 10, 11(a) & 13 of Table A "Optional Survey Responsibilities & Specification" thereof, and pursuant to the Accuracy Standards as adopted by ALTA, ACSM & NSPS in effect on the date of this certification. The survey measurements were made in accordance with the "Minimum Angle, Distance, and Closure Requirements for Survey Measurements which Control Land Boundaries for ALTA/ACSM Land Title Surveys."

By *James M. Pearsall* 4/22/04
 Professional Surveyor No. 7840

<p>EMHT ENGINEERS, SURVEYORS, PLANNERS, SCIENTISTS EVANS, MECHWART, HAMBELTON & TILTON, INC. 130 MILL STREET COLUMBUS, OHIO 43230 TELEPHONE (614) 471-5150 FACSIMILE (614) 471-5089</p>		<p>Date: March 02, 2004 Scale: 1" = 200' Job No: 20040015 Sheet: 1 of 1</p>									
<p>REVISIONS</p> <table border="1"> <thead> <tr> <th>MARK</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>JMP</td> <td>4/13/04</td> <td>Correct typos on drawing</td> </tr> <tr> <td>JMP</td> <td>4/22/04</td> <td>Correct typos on drawing</td> </tr> </tbody> </table>			MARK	DATE	DESCRIPTION	JMP	4/13/04	Correct typos on drawing	JMP	4/22/04	Correct typos on drawing
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Note: All topographic information shown hereon is from the Franklin County Auditors Geographic Information System.