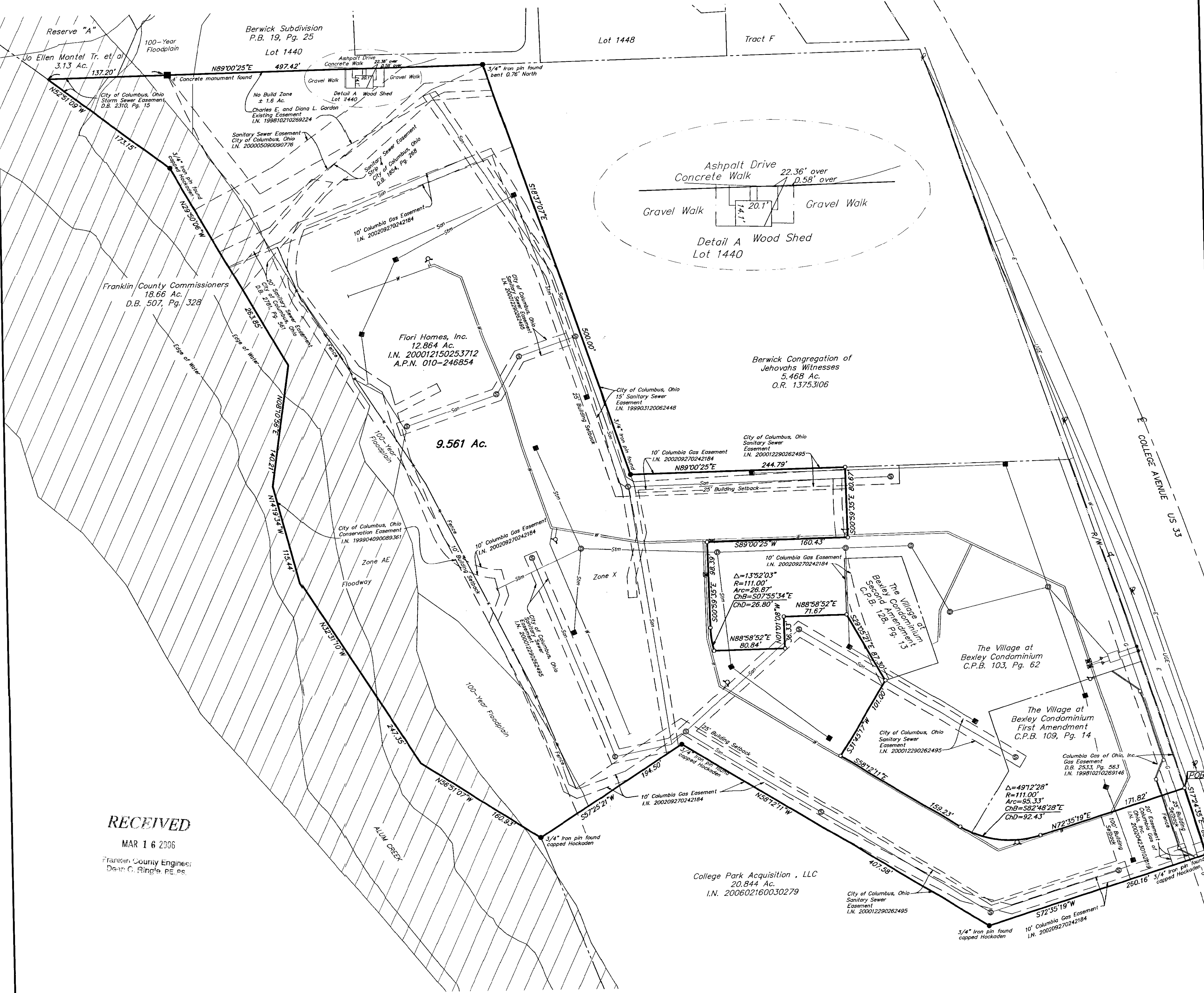


ALTA / ACSM TITLE SURVEY
SECTION 24, TOWNSHIP 5, RANGE 22
REFUGEE LANDS
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO



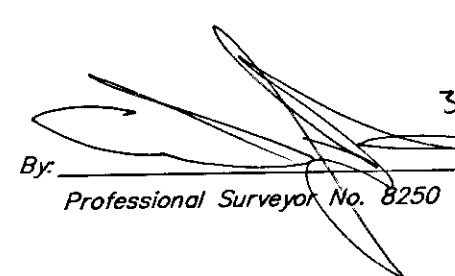
RECEIVED
 MAR 16 2006
 Franklin County Engineer
 Dean C. Ringle, P.E., P.S.

Schedule B Items from Title Commitment No. 1327936 issued by The Talon Group with an effective date of January 24, 2006 at 7:29 A.M.

- Item 15 Easement to Columbus and Southern Ohio Power Company by deed of record in Deed Book 1524, Page 618, (unreadable).
- Item 16 20' Sanitary Sewer Easement to City of Columbus, Ohio by deed of record in Deed Book 1854, Page 268 is located on the subject parcel as shown hereon.
- Item 17 Storm Sewer Easement to the City of Columbus, Ohio by deed of record in Deed Book 2310, Page 15 is located on the subject parcel as shown hereon.
- Item 18 Easement to the Ohio Fuel Gas Company by deed of record in Deed Book 2533, Page 563 is located on the subject parcel as shown hereon.
- Item 19 Sanitary Sewer Easement to the City of Columbus, Ohio by deed of record in Deed Book 2781, Page 561, is located on the subject parcel as shown hereon.
- Item 20 Partial Release of Gas Line Easement to Columbia Gas of Ohio, by deed of record in Instrument Number 199810210269146 is located on the subject parcel as shown hereon.
- Item 21 Easement of record in Instrument Number 199810210269224 is located on the subject parcel as shown hereon.
- Item 22 Sanitary Sewer Easements to the City of Columbus, Ohio by deed of record in Instrument Number 199903120062448 is located on the subject parcel as shown hereon.
- Item 23 Conservation Easement to the City of Columbus, Ohio by deed of record in Instrument Number 199904090089361 is located on the subject parcel as shown hereon.
- Item 24 Sanitary Sewer Easement to the City of Columbus, Ohio by deed of record in Instrument Number 20005090090776 is located on the subject parcel as shown hereon.
- Item 25 Ingress/Egress Easement by deed of record in Instrument Number 200012290262492 is NOT located on the subject parcel.
- Item 26 Sanitary Sewer Easement to the City of Columbus, Ohio by deed of record in Instrument Number 200012290262495 is located on the subject parcel as shown hereon.
- Item 27 Gas Line Easement to Columbia Gas of Ohio, Inc., by deed of record in Instrument Number 200204230102519 is located on the subject parcel as shown hereon.
- Item 28 Easement to Columbus and Southern Power Company by deed of record in Instrument Number 200206180149994 is located on the subject parcel, but can not be plotted from the description provided.
- Item 29 Gas Line Easement to Columbia Gas of Ohio, Inc., by deed of record in Instrument Number 200211200297421 is NOT located on the subject parcel.
- Item 30 Gas Line Easement to Columbia Gas of Ohio, Inc., by deed of record in Instrument Number 200209270242184 is located on the subject parcel as shown hereon.
- Item 31 Easement to Time Warner Cable by deed of record in Instrument Number 200412100281136 is NOT located on the subject parcel as shown hereon.

CERTIFICATION: Commitment No. 1327936
 To: Home Savings and Loan Company of Youngstown, Ohio, Fiori Homes, Inc., and The Talon Group.

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 Land Title Surveys," jointly established and adopted by ALTA, ACSM and NSPS in 2005, and included Items 1, 3, 4, 11(a), 11(b), & 13 of Table A "Optional Survey Responsibilities & Specifications" thereof. Pursuant to the Accuracy Standards as adopted by ALTA, NSPS and ACSM and in effect on the date of this certification, undersigned further certifies that the Positional Uncertainties resulting from the survey measurements made on the survey do not exceed the allowable Positional Tolerances.

By:  3/17/06
 Professional Surveyor No. 8250

| | | |
|--|------|----------------------|
| EMHNT | | Date: March 16, 2006 |
| Evans, Mechwart, Hamilton & Tillon, Inc. Engineers • Surveyors • Planners • Scientists 5300 New Albany Road, Columbus, OH 43204 Phone: 614.275.4500 Fax: 614.275.4800 | | Scale: 1" = 60' |
| Job No: 2006-0434 | | Sheet: 1 of 1 |
| REVISIONS | | |
| MARK | DATE | DESCRIPTION |
| | | |

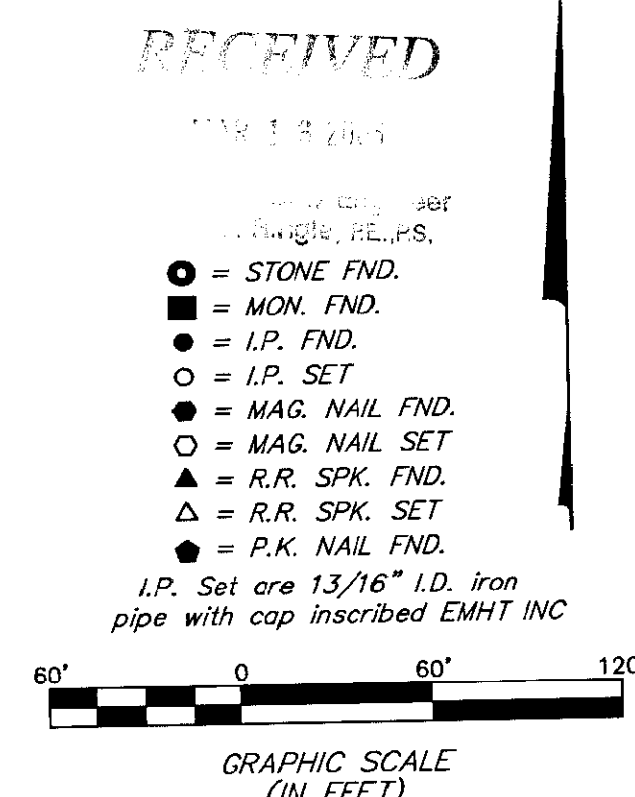
| | |
|--|------------------------|
| | = Catch Basin |
| | = Sanitary Manhole |
| | = Storm Manhole |
| | = Utility Pole |
| | = Water Line |
| | = Gas Line |
| | = Underground Electric |
| | = Overhead Electric |

According to the Federal Emergency Management Agency's Flood Insurance Rate map (dated August 2, 1995), the subject parcels shown hereon lies 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), Community Panel No. 39049C0270 G.

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.

Note:
 This survey was prepared using documents of record, prior plats of survey, and observable field evidence.

BASIS OF BEARINGS: The bearings shown hereon are based on the bearing of South 30°43'30" East, for the centerline of College Avenue, between concrete monuments found at centerline station 139+04.78 and 144+79.25 per record plans FRA-33-21.72 at the Ohio Department of Transportation.



L:\OHIO\11\PROJECT\2006\44\DWG\ALTA\DWG\44126.DWG - LAST SAVED BY TBAXTER [3/15/2006 10:11:18 AM] - PLOTTED BY TBAXTER [3/15/2006 10:20:43 AM]