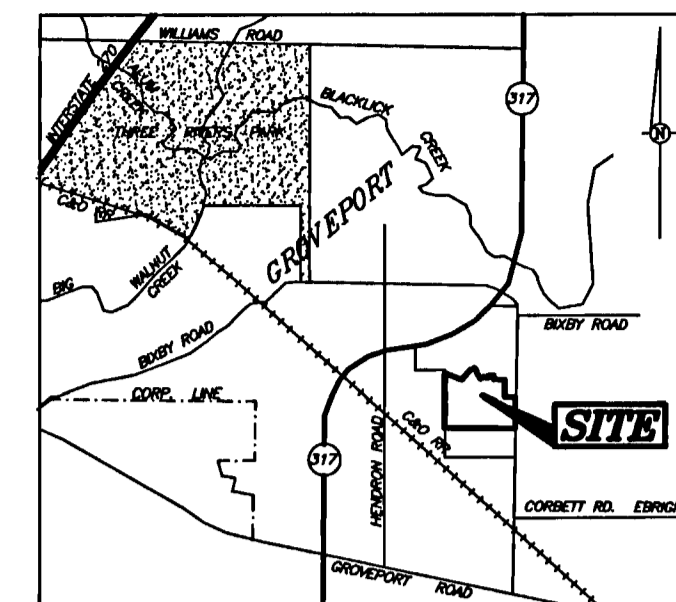


SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, VILLAGE OF GROVEPORT, BEING A PART OF SECTION 21, TOWNSHIP 11, RANGE 21, MATHEWS SURVEY OF CONGRESS LANDS.

RECEIVED

DEC 05 2013

Franklin County Engineer
Dean C. Ringlo, P.E., P.S.



LOCATION MAP

DESCRIPTION OF 42.918 ACRE TRACT
WEST OF HAMILTON ROAD
SOUTH OF S.R. 317
VILLAGE OF GROVEPORT

Situated in the State of Ohio, County of Franklin, Village of Groveport, being a part of Section 21, Township 11, Range 21 Mathews Survey of Congress Lands, 42.918 Acres and being a part of the land conveyed to Rockford Homes, Inc. of Ohio as recorded in IN 199907220186026 (all references refer to records in the Franklin County Recorder's Office, Ohio) and more fully described as follows:

Beginning for reference at FCGS 2267 at the southeast corner of the southwest quarter of said Section 21;

Thence North 4°04'26" East a distance of 1960.24 feet, along the east line of said southwest quarter of Section 21 and the centerline of Hamilton Road, to a rail road spike set, being the Point of Beginning.

Thence North 85°34'27" West a distance of 1638.27 feet, along the north property line of Max G. and Lois D. Karchner, Trustees (IN 200906220089946) and Lowery Asset Management LP (IN 199912220313236), to a 3/4" ID pipe set at the southeast property corner of Cuthbert Properties, LTD. (ORV 28702 B20);

Thence North 4°05'40" East a distance of 1271.74 feet, along the east property line of said Cuthbert Properties, to a 3/4" ID pipe set at a southwesterly corner of Founders Bend Section Three (PB 99, Pg 75);

Thence along the southerly perimeter of said Founders Bend Section Three and Founders Bend Section Two (PB 95, Pg 78) the following ten (10) courses:

- 1) South 64°53'09" East a distance of 419.65 feet to a 3/4" ID pipe set;
- 2) North 44°38'51" East a distance of 301.49 feet to a 3/4" ID pipe set;
- 3) North 70°15'30" East a distance of 113.25 feet to a 3/4" ID pipe set;
- 4) South 27°20'44" East a distance of 118.95 feet to a 3/4" ID pipe set;
- 5) South 62°39'16" West a distance of 14.26 feet to a 3/4" ID pipe set;
- 6) South 27°20'44" East a distance of 165.72 feet to a 3/4" ID pipe set;
- 7) North 61°17'55" East a distance of 85.02 feet to a 3/4" ID pipe set;
- 8) South 69°58'23" East a distance of 110.99 feet to a 3/4" ID pipe set;
- 9) Along a curve to the left (delta=12°30'04", radius=325.00 feet) a chord bearing North 13°46'35" East a distance of 70.77 feet to a 3/4" ID pipe set;
- 10) South 85°48'12" East a distance of 120.39 feet to a 3/4" ID pipe set in the westerly property line of Erick L. and Kathy L. Burns (IN 201103140035300);

Thence South 4°05'38" West a distance of 102.40 feet, along a westerly line of said Burns to an existing 3/4" ID pipe at the southwesterly property corner of said Burns;

Thence South 85°56'22" East a distance of 250.03 feet, along the southerly property line of said Burns to an existing 3/4" ID pipe at the northwesterly property corner of Brenda M. Sheller, Trustee (IN 20120103000709);

Thence South 4°04'31" West a distance of 400.07 feet, along the westerly property line of said Sheller and Ronald A. and Charlene A. Forrest (IN 20011240291973), to an existing 3/4" ID pipe at the southwesterly property corner of said Forrest;

Thence South 85°47'50" East a distance of 249.66 feet, along the southerly property line of said Forrest, to a rail road spike set in the centerline of said Hamilton Road;

Thence South 4°04'26" West a distance of 737.56 feet, along the centerline of said Hamilton Road, to the Point of Beginning 42.918 acres more or less according to an actual field survey made by Hockaden and Associates, Inc. in December of 1998 and November of 2013.

Present Right of Way Occupied is 22,477 square feet or 0.516 acres in Hamilton Road, sixty foot (60') Right of Way as per Thoroughfare Plan. 42877/10.1-112613-11

42.918 Acres

ROCKFORD HOMES, INC. OF OHIO
INSTRUMENT NO. 199907220186026
PRESENT RIGHT OF WAY OCCUPIED (ADCREAGE)
22,477 SF
0.516 ACRES

WE HEREBY CERTIFY THAT THE FOREGOING SURVEY WAS PREPARED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES IN OCTOBER 1998 AND NOVEMBER 2013, AND THAT SAID PLAT IS CORRECT. ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF. DIMENSIONS SHOWN ON CURVES ARE CHORD MEASUREMENTS.

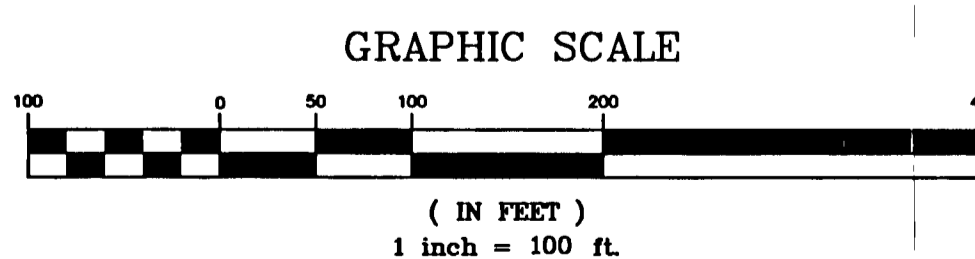
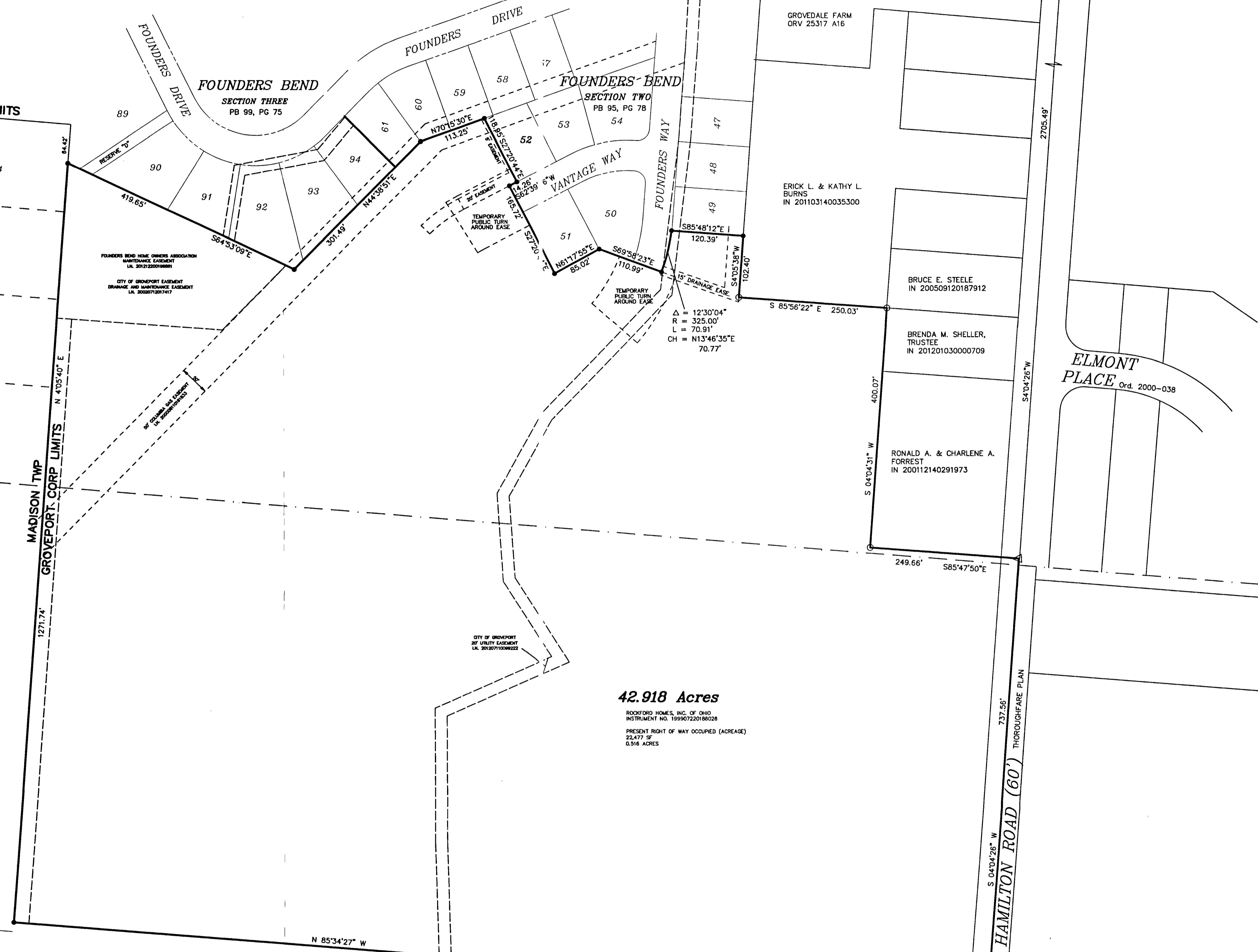
HOCKADEN AND ASSOCIATES, INC.
Consulting Engineers & Surveyors

Frank C. Long
PROFESSIONAL SURVEYOR NO.6615

Frank C. Long
27 Nov 2013

POINT OF REFERENCE
FCGS 2267 SE CORNER SW QUARTER SECTION 21

POINT OF BEGINNING
S 04°04'26" W 1960.24'



Bearing are based upon the Ohio State Plane Coordinate System (South Zone), FCGS "8940" to "2267" bearing South 4°04'26" West also being the centerline of Hamilton Road.

LEGEND
△ RAIL ROAD SPIKE
○ EXISTING 3/4" ID PIPE
● 3/4" ID PIPE SET

LOWERY ASSET MANAGEMENT LP
IN 199912220313236

GROVEPORT CORP LIMITS
MADISON TWP
MAX G. & LOIS D. KARCHNER, TRUSTEES
IN 200906220089946

DESCRIPTION	BOUNDARY SURVEY			
LOCATION	WEST OF HAMILTON ROAD SOUTH OF S.R. 317 GROVEPORT			
CLIENT	ROCKFORD HOMES			
PREPARED BY: HOCKADEN AND ASSOCIATES, INC. Consulting Engineers & Surveyors 883 North Cassady Avenue Columbus, Ohio 43219 Telephone: (614) 252-0883 Fax: (614) 252-0444				
DRAWN BY: FL	CHECKED BY: FL	ORDER NO. 42887.1	AREA NO. 54-1	SHEET 1 OF 1
SCALE: 1"=100'	DATE: NOV 2013			