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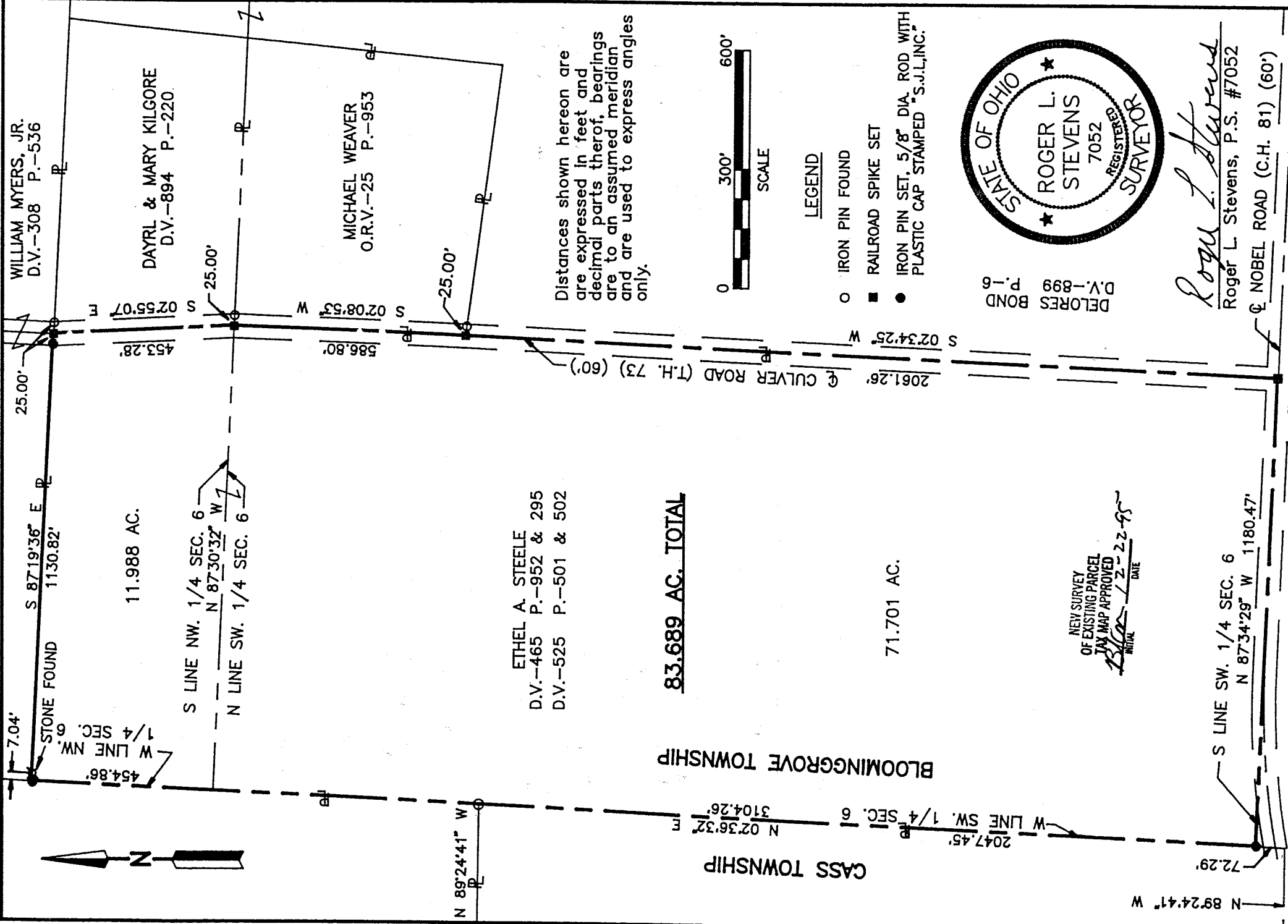
SHAFFER, JOHNSTON, LICHTENWALTER & ASSOCIATES, INC.

CONSULTING ENGINEERS - SURVEYORS
MANSFIELD OHIO WOOSTER

SURVEY FOR: JAMES COMPANY

DATE: 12-20-95
JOB NUMBER:

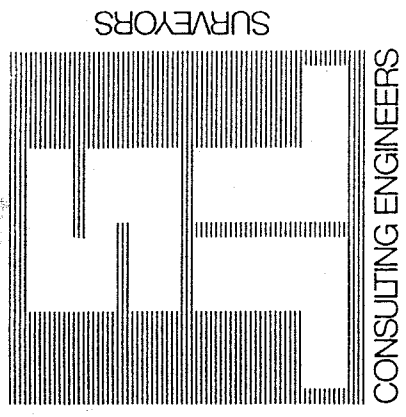
LOCATION: PART OF THE SW. & NW. 1/4 OF SEC. 6, T-23, R-18, BLOOMINGGROVE TWP., RICHLAND CO., STATE OF OHIO.



CERTIFICATION: I hereby certify that the foregoing survey was prepared from actual field measurements, in accordance with Chapter 4733-37, Ohio Administration Code.

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SHAFER, JOHNSTON, LICHTENWALTER & ASSOCIATES, INC.

Please reply to: Mansfield

December 22, 1995

SURVEYOR'S DESCRIPTION
FOR
JAMES COMPANY

83.689 Acres

Situated in the Township of Bloominggrove, County of Richland, State of Ohio and being part of the Southwest and Northwest Quarters of Section 6, Township 23, Range 18 and being more particularly described as follows:

Beginning at an iron pin set in the southwest corner of said Southwest Quarter, said iron pin also being in the line common to Bloominggrove Township and Cass Township;

Thence N 2° 36' 32" E, 3,104.26 feet along the west line of said Southwest and Northwest Quarters also being said township line to an iron pin set in the southwest corner of a parcel of land conveyed to William Myers, Jr. by volume 308, page 536 of Richland County deed records;

Thence S 87° 19' 36" E, 1,130.82 feet along the south line of said land of William Myers, Jr. to a railroad spike set in the centerline of Culver Road (T.H. 73) and passing through a stone found at 7.04 feet and passing through an iron pin set at 1105.82 feet;

Thence S 2° 55' 07" E, 453.28 feet along said centerline of Culver Road to a railroad spike set;

Thence S 2° 08' 53" W, 586.80 feet and continuing along said centerline of Culver Road to a railroad spike set;

Thence S 2° 34' 25" W, 2,061.26 feet and continuing along said centerline of Culver Road to a railroad spike set in the south line of said Southwest Quarter also being the centerline of Noble Road (C.H. 81);



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PH. 419/756-7302 FAX 419/756-0867



2585 CLEVELAND ROAD WOOSTER, OHIO 44691
PH. 216/345-6377 FAX 216/345-6725

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Surveyor's Description
For James Company

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December 22, 1995

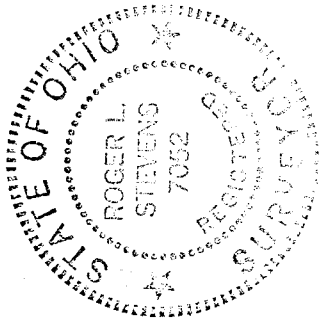
83.689 Acres (Continued)

Thence N 87° 34' 29" W, 1,180.47 feet along said south line of said Southwest Quarter also being said centerline of Noble Road and said centerline extended to the place of beginning and containing 83.689 acres, more of less, of which 71.701 acres lies in the Southwest Quarter of Section 6 and 11.988 acres lies in the Northwest Quarter of Section 6, but subject to all legal highways and easements of record.

Bearings are to an assumed meridian and are used to express angles only.

All iron pins set are 5/8" diameter rod with plastic cap stamped "S.J.L. INC.".

According to a survey made in December 1995 by Roger L. Stevens, Ohio Registered Surveyor No. 7052.



Roger L. Stevens
Roger L. Stevens
Registered Surveyor No. 7052
SM-1840

NEW SURVEY
OF EXISTING PARCEL
TAX MAP APPROVED
RLS 12-22-95
INITIAL DATE