

Y-316



RICHLAND ENGINEERING LIMITED

29 North Park Street, Mansfield, Ohio 44902-1769 • 419/524-0074 FAX 419/524-1812

107034

**DESCRIPTION
FOR
PARCEL ONE
October 16, 2007**

Situated in the City of Ontario, Township of Springfield, County of Richland, State of Ohio and being part of the Southeast Quarter of Section 14, Township 21, Range 19 and being more particularly described as follows:

Commencing at a monument box found at the northeast corner of the Southeast Quarter of Section 14 on the centerline of Lexington-Springmill Road;

Thence South 02°42'18" West along the east line of the Southeast Quarter of Section 14 and the centerline of Lexington-Springmill Road, a distance of 689.00 feet to a point at the intersection of the north line extended of lands now or formerly owned by M. E. Osborne Corp. as recorded in Official Record Volume 1763, Page 365 of the Richland County Recorder's records and the east line of the Southeast Quarter of Section 14 and the centerline of Lexington-Springmill Road, referenced by a survey marker found North 89°01'46" West a distance of 41.69 feet ;

Thence North 89°01'46" West a distance of 41.69 feet to a survey marker set at the northeast corner of said Osborne lands;

Thence South 04°36'51" West along the east line of said Osborne lands, a distance of 115.22 feet to a survey marker set at the **Point of Beginning** of the parcel herein described ;

Thence South 04°36'51" West continuing along the east line of said Osborne lands, a distance of 14.59 feet to a survey marker found;

Thence South 02°42'18" West continuing along the east line of said Osborne lands, a distance of 188.15 feet to a survey marker found;

Thence North 49°15'12" West a distance of 16.61 feet to a survey marker found;

Thence North 87°30'31" West a distance of 190.00 feet to a survey marker found on the west line of said Osborne lands and the east line of lands now or formerly owned by Ruby Tuesday INC. as recorded in Official Record Volume 1163, Page 279 of the Richland County Recorder's records;

Thence North 02°39'36" East along the west line of said Osborne lands and the east line of said Ruby Tuesday lands and the east line of lands now or formerly owned by Osborne Fashion Co. as recorded in Official Record Volume 1481, Page 227 of the Richland County Recorder's records, a distance

DESCRIPTION
FOR
PARCEL ONE
October 16, 2007

of 193.74 feet to a survey marker set;

Thence South 87°08'49" East a distance of 203.72 feet to the survey marker set at the **Point of Beginning**, and containing 0.902 acres of land, more or less, subject to all highways, easements, and use restrictions of record.

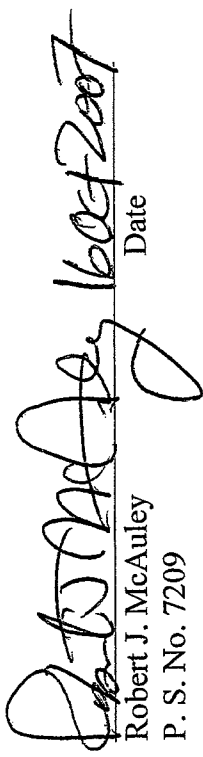
This description is based upon an actual field survey made in May 2007 by Richland Engineering Limited. All bearings are based on the centerline of W. 4th Street bearing being North 76° 07' 00" West as recorded in Deed Volume 807, Page 564 of the Richland County Recorder's Records and are for the determination of angular measurement only.

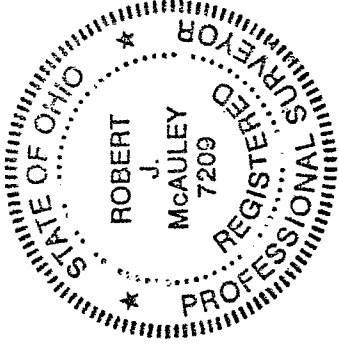
Survey markers set and found are 5/8 inch diameter by 30 inch long rebar with a plastic cap stamped "RICHLAND ENG. 7209".


Deed Reference: Official Record Volume 1712, Page 154.

NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE

MAP
INITIAL 10-17-07
DATA


Robert J. McAuley Date
P. S. No. 7209



CITY OF ONTARIO
APPROVED
DATE 10/16/07
ZONING INSPECTOR




RICHLAND ENGINEERING LIMITED

29 North Park Street, Mansfield, Ohio 44902-1769 • 419/524-0074 FAX 419/524-1812

107034

DESCRIPTION FOR PARCEL TWO October 16, 2007

Situated in the City of Ontario, Township of Springfield, County of Richland, State of Ohio and being part of the Southeast Quarter of Section 14, Township 21, Range 19 and being more particularly described as follows:

Commencing at a monument box found at the northeast corner of the Southeast Quarter of Section 14 on the centerline of Lexington-Springmill Road;

Thence South 02°42'18" West along the east line of the Southeast Quarter of Section 14 and the centerline of Lexington-Springmill Road, a distance of 689.00 feet to a point at the intersection of the north line extended of lands now or formerly owned by M. E. Osborne Corp. as recorded in Official Record Volume 1763, Page 365 of the Richland County Recorder's records and the east line of the Southeast Quarter of Section 14 and the centerline of Lexington-Springmill Road, referenced by a survey marker found North 89°01'46" West a distance of 41.69 feet;

Thence North 89°01'46" West a distance of 41.69 feet to a survey marker found at the northeast corner of said Osborne lands, said survey marker found being the **Point of Beginning** of the parcel herein described;

Thence South 04°36'51" West along the east line of said Osborne lands, a distance of 115.22 feet to a survey marker set;

Thence North 87°08'49" West a distance of 203.72 feet to a survey marker set on the west line of said Osborne lands and the east line of lands now or formerly owned by Osborne Fashion Co. as recorded in Official Record Volume 1481, Page 227 of the Richland County Recorder's records;

Thence North 02°39'36" East along the west line of said Osborne lands and the east line of said Osborne Fashion Co. Lands, a distance of 108.35 feet to a survey marker found at the northwest corner of said Osborne lands;

Thence South 89°01'46" East along the north line of said Osborne lands and the south line of lands now or formerly owned by Osborne Fashion Co. as recorded in Official Record Volume 1533, Page 884 of the Richland County Recorder's records, passing through a survey marker found with a cap stamped "McCARTNEY & ASSOC." at a distance of 203.47 feet, a total distance of 207.74 feet to the survey marker found at the **Point of Beginning**, and containing 0.528 acres of land, more or less, subject to all highways, easements, and use restrictions of record.

107034

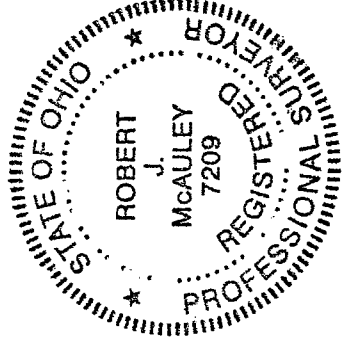
**DESCRIPTION
FOR
PARCEL TWO
October 16, 2007**

This description is based upon an actual field survey made in May 2007 by Richland Engineering Limited. All bearings are based on the centerline of W. 4th Street bearing being North 76° 07' 00" West as recorded in Deed Volume 807, Page 564 of the Richland County Recorder's Records and are for the determination of angular measurement only.

Survey markers set and found are 5/8 inch diameter by 30 inch long rebar with a plastic cap stamped "RICHLAND ENG. 7209".

Deed Reference: Official Record Volume 1712, Page 154.

Robert J. McAuley
Robert J. McAuley Date 16 Oct 2007
P. S. No. 7209



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
MLB 10-17-07
INITIAL DATE

CITY OF ONTARIO
APPROVED
DATE 10/16/07
ZONING INSPECTOR
Sally Strickler

Y-316