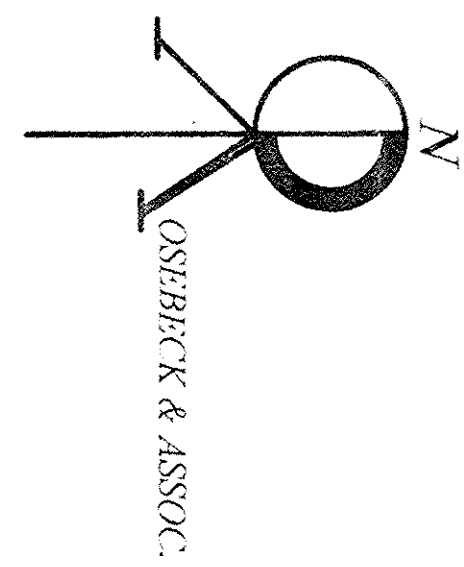
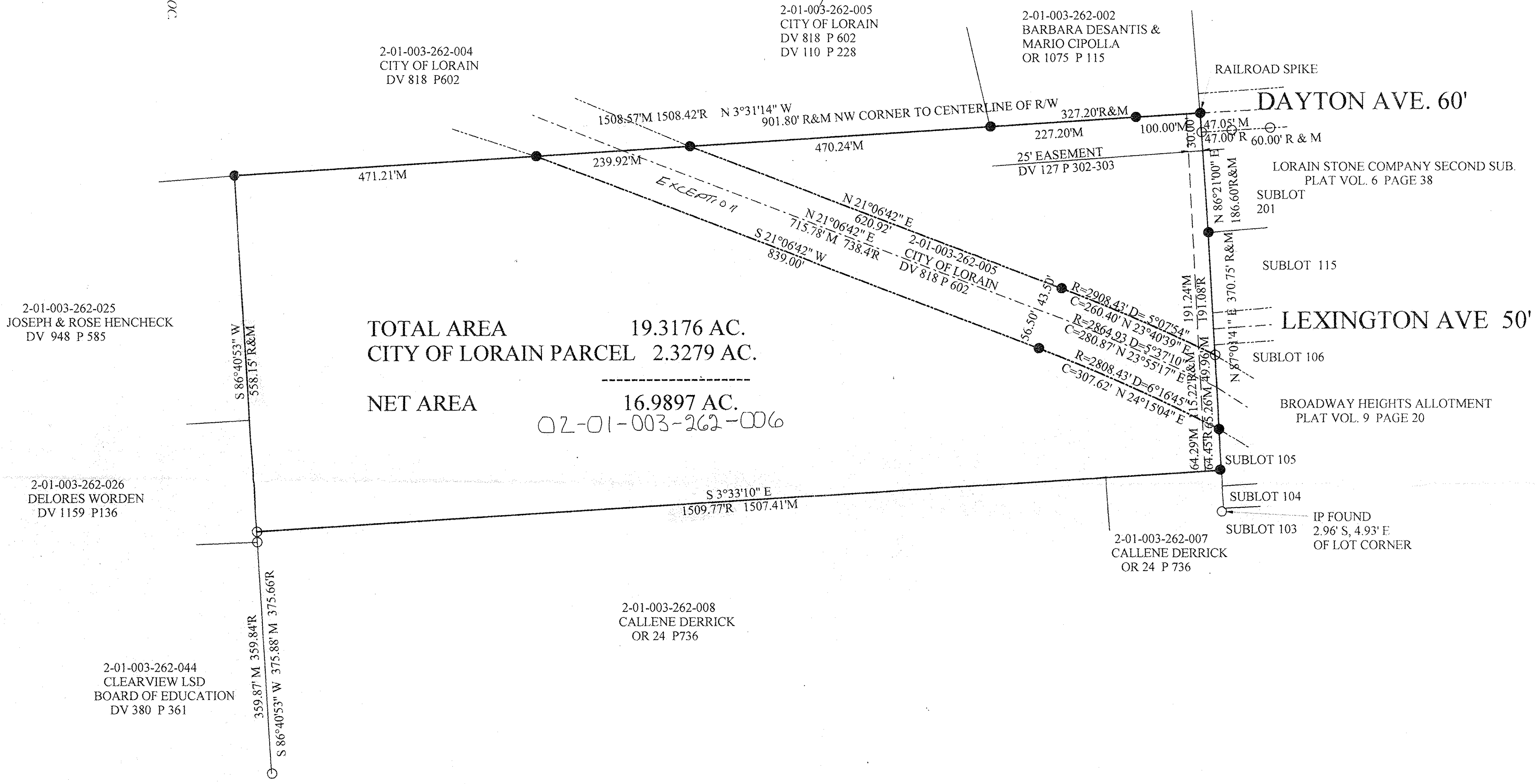


21814-A
 APPROVED
 MAP DEPT
 DATE 2-26-96
 PAGE 1
 BY [Signature]



SITUATED IN THE CITY OF LORAIN, COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL BLACK RIVER TOWNSHIP LOT NO. 3, TRACT 1.

PPN 2-01-003-262-006
 OWNER: UNTERSTUTZUNGS, VERIN, SIEBENBURGER, SACHSEN, KINNKEN (SAXON CLUB)
 DEED VOL. 459, PAGE 9



LEGEND

- R RECORD DIMENSION
- M MEASURED DIMENSION
- IRON PIPE FOUND
- IRON PIPE SET

DISTANCES ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE BASED ON AN ASSUMED MERIDIAN AND ARE USED TO DESCRIBE ANGLES ONLY. MONUMENTS WERE FOUND OR SET AT ALL POINTS AS INDICATED IN THE LEGEND, ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF. CERTIFIED COPIES ARE ONLY THOSE COPIES SIGNED IN RED INK.

Richard Rosebeck
 RICHARD ROSEBECK MAY, 1996
 SURVEYOR NO. 7400



PPN 02-01-003-262-006
 PREPARED BY RICHARD ROSEBECK, P.E., P.S.
 4511 OAKHILL BLVD.
 LORAIN, OHIO 44053
 (216) 282-3872

SAXON CLUB SURVEY

SCALE 1" = 100'
 DATE MAY 1996 SHEET NO. 1

21814-A

LINE #	BEARING	DISTANCE	AREA	REMARKS
1	N 87° 36' 21" E	188.00	188.00	FEET
2	N 01° 41' 41" E	370.38	370.38	FEET
3	S 03° 23' 10" E	1,507.41	1,507.41	FEET
4	S 86° 40' 53" W	375.66	375.66	FEET
5	N 01° 31' 14" W	1,507.41	1,507.41	FEET

ENCLOSURE: 0.004 FEET TOTAL TRAVELER'S 4,101.84 FEET
 PRECISION: 0.08 FEET ERROR PER 10,000 FEET TRAVELER'S
 AREA: 19.317 ACRES = 841,000 SQUARE FEET

21814-A(2)

LINE #	BEARING	DISTANCE	AREA	REMARKS
1	N 87° 36' 21" E	188.00	188.00	FEET
2	N 01° 41' 41" E	370.38	370.38	FEET
3	S 03° 23' 10" E	1,507.41	1,507.41	FEET
4	S 86° 40' 53" W	375.66	375.66	FEET
5	N 01° 31' 14" W	1,507.41	1,507.41	FEET

ENCLOSURE: 0.004 FEET TOTAL TRAVELER'S 4,101.84 FEET
 PRECISION: 0.02 FEET ERROR PER 10,000 FEET TRAVELER'S
 AREA: 2.336 ACRES = 101,764 SQUARE FEET

Southerly line of Lorain Stone Company's Second Subdivision, as aforesaid, a distance of 186.60 feet to an iron pipe set and passing through an iron pipe found 30.00 feet from the centerline of Dayton Avenue; thence North 87 deg. 01' 41" East along the Southerly line of Broadway Heights Allotment, as recorded in Volume 9, Page 20 of the Lorain County Map Records a distance of 191.24 feet to an iron pipe found and Records a distance of 191.24 feet to an iron pipe set; thence along the arc of a curve deflecting to the left a distance of 307.78 feet to an iron pipe set, said curve having a radius of 2898.43 feet, central angle of 6 deg. 15' 45" chord of 307.82 feet whose bearing is South 24 deg. 15' 04" West; thence South 21 deg. 06' 42" West a distance of 839.00 feet to an iron pipe set; thence North 3 deg. 31' 19" West a distance of 239.92 feet to an iron pipe set; thence North 21 deg. 06' 42" East a distance of 620.92 feet to an iron pipe set; thence along the arc of a curve deflecting to the right a distance of 260.49 feet to the principal place of beginning, said curve having a radius of 2908.43 feet, central angle of 5 deg. 07' 54", chord of 260.40 feet whose bearing is North 23 deg. 40' 39" East, and containing 2.2279 acres of land, to be the same more or less, but subject to all legal highways and easements of record, as surveyed by Richard Rosebeck, Surveyor No. 7400 in May, 1996. Intending to convey herein 16.9897 acres of land.

LORAIN COUNTY TAX MAP DEPT
 P.P. NO. 02-01-003-262-006 acreages corr.

PRICR INST. DV 459-9

and all the Estate, Right, Title and Interest of the said grantor in and to said premises; to have and to hold the same, with all the privileges and appurtenances thereunto belonging, to said Grantees, their heirs and assigns forever. And the said Grantor does hereby Covenant and Warrant that the title so conveyed is Clear, Free and Unincumbered, and that it will defend the same against all lawful claims of all persons whomsoever, except restrictions and conditions of record, zoning ordinances, taxes and assessments, both general and special, not currently due or payable.

In Witness Whereof, the said Grantor, has caused its

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT The Siebenburger Sachsen Kranken Unterstutzungs Verein, the grantor, a non-profit corporation organized and existing under the laws of the State of Ohio, in consideration of Ten and 00/100 Dollars (\$10.00), and other valuable consideration, to it paid by Edgar Carter, Jr., whose tax mailing address is 3850 Lexington Ave., Lorain, Ohio, does hereby Grant, Bargain, Sell and Convey to the said Edgar Carter, Jr., unmarried, his heirs and assigns forever, the following described Real Estate:

situated in the City of Lorain, County of Lorain, and State of Ohio; and known as being part of Original Black River Township Lot No. 3, Tract No. 1 and further bounded and described as follows: Beginning at a railroad spike set at the centerline of Dayton Avenue, formerly known as Moore Street, at the Southerly line of Lorain Stone Company's Second Subdivision, as recorded in Volume 6, Page 38 of the Lorain County Map Records; thence North 86 deg. 21' 00" East along the Southerly line of Dayton Avenue; thence North 87 deg. 01' 41" East along the Southerly line of Broadway Heights Allotment, as recorded in Volume 9, Page 20 of the Lorain County Map Records a distance of 191.24 feet from the beginning of this course and an iron pipe set 306.46 feet from the beginning of this course; thence South 3 deg. 31' 19" East along the westerly line of land owned by the Callene Derrick, as recorded in Volume 24, Page 736 of the Lorain County Official Records; a distance of 1507.41 feet to an iron pipe found on the Northerly line of land owned by DeLores Worden, as recorded in Volume 1159, Page 136 of the Lorain County Deed Records; thence South 86 deg. 40' 53" West along the Northerly line of land owned by DeLores Worden, as aforesaid, and the Northerly line of land owned by Joseph and Rose Henck, as recorded in Deed Volume 818, Page 58 of the Lorain County Deed Records; thence North 3 deg. 31' 14" West along the Easterly line of land owned by the City of Lorain, as aforesaid and also in Volume 110, Page 228 of the Lorain County Deed Records, a distance of 1508.57 feet to the principal place of beginning and passing through feet to an iron pipe set on the Southerly line of land owned by iron pipes set 471.21, 711.13, 1181.37 and 1408.57 feet from the beginning of this course and containing 19.3176 acres of land to be the same more or less, but subject to all legal highways and easements of record as surveyed by Richard Rosebeck, Surveyor No. 7400 in May, 1996 and excepting a parcel of land owned by the City of Lorain, as recorded in Volume 6, Page 38 of the Lorain County Deed Records. Volume 818, Page 602 of the Lorain County Deed Records.

The excepted parcel is bounded and described as follows: Beginning at a railroad spike set at the centerline of Dayton Avenue, formerly known as Moore Street, at the Southerly line of Lorain Stone Company's Second Subdivision, as recorded in Volume 6, Page 38 of the Lorain County Map Records; thence North 86 deg. 21' 00" East along the

Richard Rosebeck
 SURVEYOR
 MAP PAGE
 DATE OF SURVEY
 SPLIT #
 P.P. NO. 02-01-003-262-006

Scale: 400 Feet per Inch.