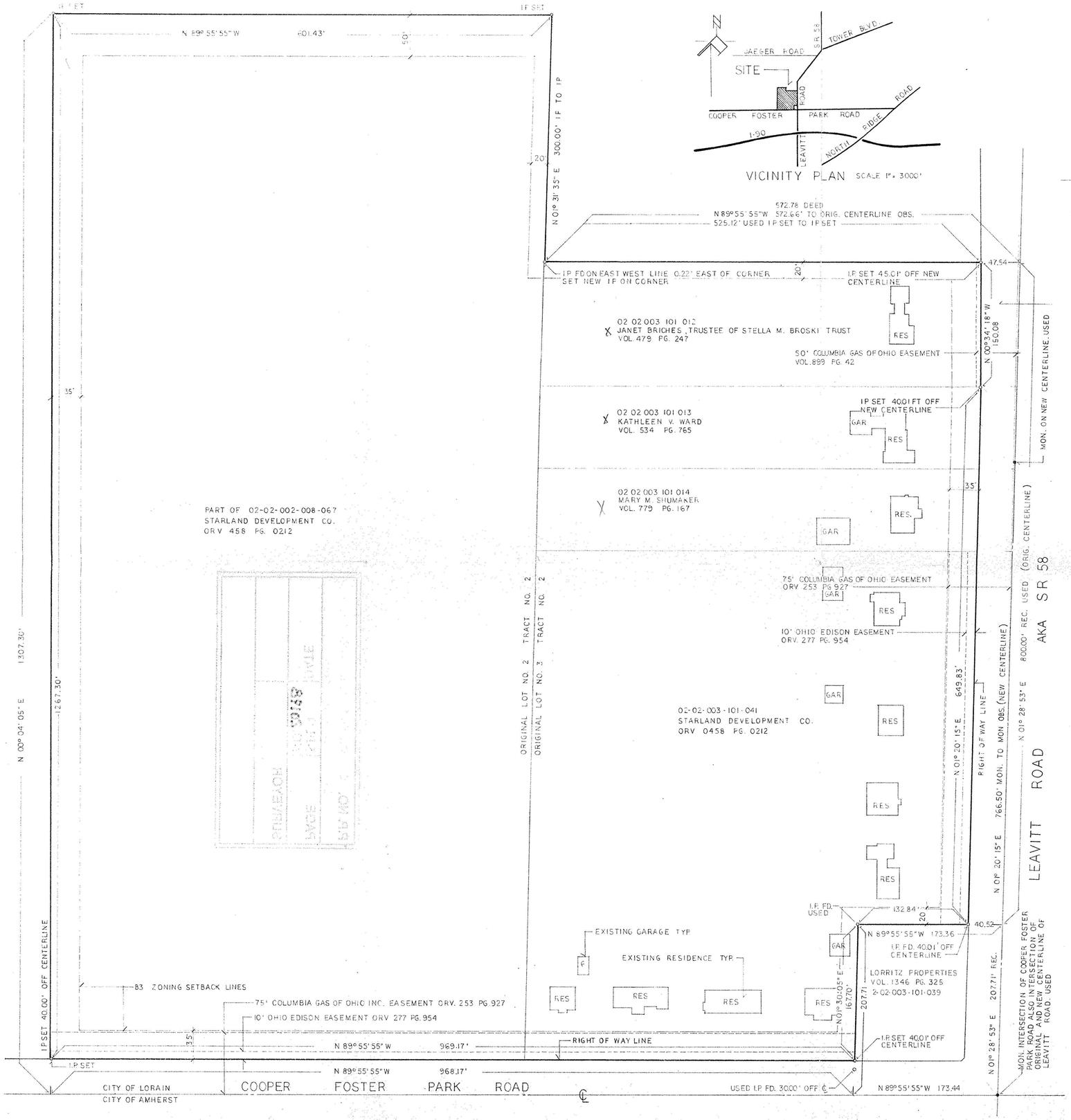

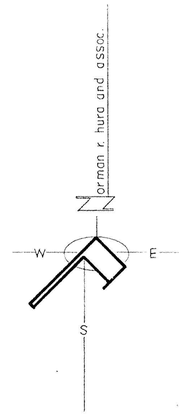

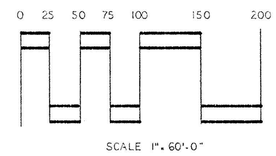

ACRES NET — 28.3161

I HEREBY CERTIFY TO K MART CORPORATION, A MICHIGAN CORPORATION AND CHICAGO TITLE INSURANCE COMPANY THAT THE SURVEY PREPARED BY ME ENTITLED "PART OF ORIGINAL LOTS NO'S. 2 AND 3, TRACT NO. 2 OF BLACK RIVER TOWNSHIP, NOW WITHIN THE CORPORATE LIMITS OF THE CITY OF LORAIN, LORAIN COUNTY, OHIO" WAS ACTUALLY MADE UPON THE GROUND AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES SHOWN THEREON ARE CORRECT; THAT THE TITLE LINES AND LINES OF ACTUAL POSSESSION ARE THE SAME; THAT THE SIZE, LOCATION AND TYPE OF BUILDINGS AND IMPROVEMENTS ARE AS SHOWN AND ALL ARE WITHIN THE BOUNDRY LINES OF THE PROPERTY; THAT THERE ARE NO EASEMENTS, ENCROACHMENTS OR USES AFFECTING THIS PROPERTY APPEARING FROM A CAREFUL PHYSICAL INSPECTION OF THE SAME, OTHER THAN THOSE SHOWN AND DEPICTED THEREON; AND THAT THE PROPERTY DESCRIBED HEREON DOES NOT LIE WITHIN FLOOD HAZARD AREAS IN ACCORDANCE WITH THE DOCUMENT ENTITLED "DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, FEDERAL INSURANCE ADMINISTRATION - SPECIAL FLOOD HAZARD AREA MAPS." THIS SURVEY IS MADE INACCORDANCE WITH THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR LAND TITLE SURVEYS" JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND ACSM IN 1988.

Norman R. Hura, Registered Surveyor No. S-5208

LEGAL DESCRIPTION

Situated in the County of Lorain and State of Ohio. Being known as part of Original Lots No's. 2 and 3, Tract No. 2 of Black River Township now within the corporate limits of the City of Lorain, Ohio and more definitely described as follows.

Beginning at an iron pin monument found set in the intersection of the centerline of Cooper Foster Park Road and the centerlines of both the new and original centerline of Leavitt Road.

Thence North 01°-28'-53" East in the original centerline of Leavitt Road, a distance of 207.71 feet to a point.

Thence North 89°-55'-55" West, a distance of 40.52 feet to an iron pin found set in the northeast corner of lands conveyed to Lorritz Properties as described in volume 1346 page 325 of the Lorain County Record of Deeds, Said point shall be known as the principal place of beginning.

Thence in the westerly right of way line of Leavitt Road, the following two (2) courses.

Thence North 01°-20'-15" East, a distance of 649.83 feet to an iron pin set.

Thence North 00°-34'-18" West, a distance of 150.08 feet to an iron pin set in the north line of lands conveyed to Janet Briches, Trustee of the Stella M. Broski Trust as described in volume 479 page 247 of the Lorain County Record of Deeds.

Thence North 89°-55'-55" West in the north line of lands so conveyed to Janet Briches, Trustee of the Stella M. Broski Trust, a distance of 525.12 feet to an iron pin set in the east line of lands conveyed to Starland Development Company as described in Official Record Volume 0458 page 0212 of the Lorain County Record of Deeds.

Thence North 01°-31'-35" East, in the east line of lands so conveyed to Starland Development Company, a distance of 300.00 feet to an iron pin set.

Thence North 89°-55'-55" West, a distance of 601.43 feet to an iron pin set.

Thence South 00°-04'-05" West, a distance of 1267.30 feet to an iron pin set in the north right of way line of Cooper Foster Park Road.

Thence South 89°-55'-55" East, in the north line of Cooper Foster Park Road, a distance of 969.17 feet to an iron pin set in the west line of lands conveyed to Lorritz Properties as described in volume 1346 page 325 of the Lorain County Record of Deeds.

Thence North 01°-30'-05" East, in the west line of lands so conveyed to Lorritz Properties a distance of 167.70 feet to an iron pin found set in the northwest corner of said premises.

Thence South 89°-55'-55" East in the north line of lands so conveyed to Lorritz properties, a distance of 132.84 feet to the principal place of beginning, containing within said bounds 28.3161 acres of land, of which 17.5503 acres lie in Original Lot No. 2, Tract No. 2 and 10.7658 acres lie in Original Lot No. 3, Tract No. 2, be the same more or less, But is subject to all legal highways and easements of record.

EASEMENTS PERTINENT TO THE SURVEYED PARCELS BUT NOT SHOWN ON DRAWING DUE TO NON DESCRIPTIVE NATURE OF SAID EASEMENTS.

VOL 605 PG. 190	GAS EASEMENT,	(affects P.P.N. 02-02-003-101-014)
VOL 605 PG. 188	GAS EASEMENT,	(affects P.P.N. 02-02-003-101-013)
VOL 605 PG. 186	GAS EASEMENT,	(affects P.P.N. 02-02-003-101-012)
VOL 605 PG. 200	GAS EASEMENT,	(affects all Leavitt Road property)
VOL 698 PG. 230	GAS EASEMENT,	(affects P.P.N. 02-02-003-101-025 and 02-02-003-101-026)

NOTE: ALL EASEMENT INFORMATION SHOWN ON THIS FOREGOING DRAWING HAS BEEN TRANSCRIBED FROM THAT WHICH APPEARS ON TITLE POLICY FURNISHED BY THE OWNER.

OCTOBER 1992

28.3161 ACRES

REVISIONS
NOV. 27 1992 - R.W.R.O.T., PARCEL LIMITS TO EXCLUDE ROAD RIGHT OF WAYS, EXCLUDED ALL EASEMENTS FROM PARCEL THAT FALL IN ROAD RIGHT OF WAYS. ADDED SEPTICS & WELL VICINITY 1992 [illegible]

PART OF ORIGINAL LOTS NO'S 2 AND 3,
TRACT NO. 2 OF BLACK RIVER TOWNSHIP
NOW WITHIN THE CITY OF LORAIN
LORAIN COUNTY-OHIO

STARLAND DEVELOPMENT COMPANY

OUTLINE SURVEY

5009