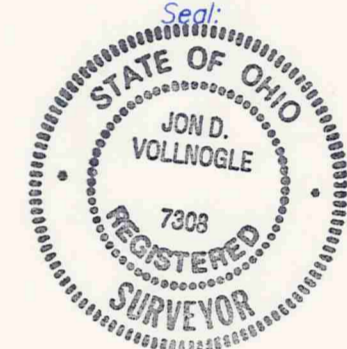


Situated In Lot 32, Tract #3 Located In Auburn Township, Geauga County, Ohio. For South Highlands Inc. June 1996

SURVEYOR'S CERTIFICATION

I Do Hereby Certify That I Have Surveyed The Premises And Prepared The Attached Drawing In Accordance With The Provisions Of Chapter 4733-37 Of The Ohio Administrative Code And Dimensions Of The Surveyed Property Are In Feet And Decimal Parts Thereof, All Of Which Are Correct To The Best Of My Knowledge And Belief. Iron Monuments Or Pins As Indicated Hereon Are Set In Place.

Jon D. Vollnogle
 Jon D. Vollnogle Registered Surveyor #7308
 Howells and Baird, Inc.
 417 East State Street
 Salem, Ohio 44460
 Ph. (216) 332-4834



SURVEY REFERENCE DATA

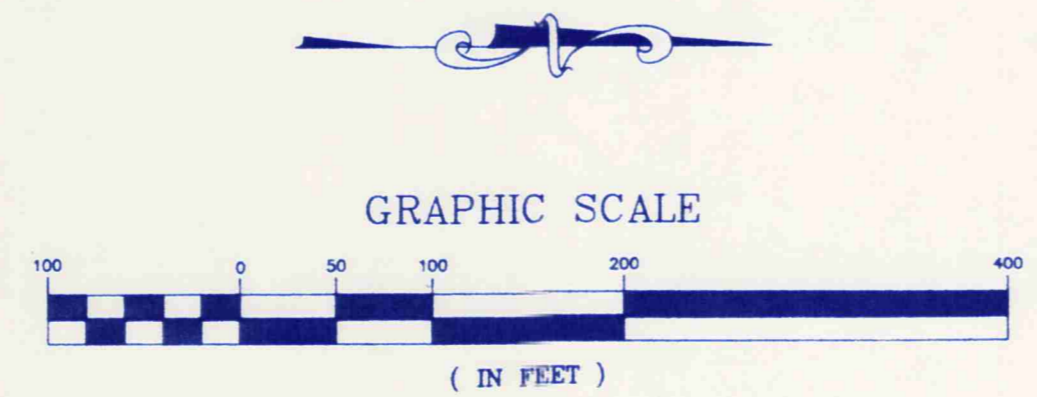
Surveys:
 Reference Bearing N01°55'30"W Along Centerline Of Auburn Rd. Taken From A Survey For The City Of Akron Made By Environmental Design Group In Jan., 1993.

Deeds:
 The Donald And Josephine May Trust Vol. 926 Pg. 435
 Charles G. And Lillian Simko Vol. 701 Pg. 870
 City Of Akron, Ohio Vol. 424 Pg. 74
 City Of Akron, Ohio Vol. 395 Pg. 354
 Bartholomew Road, Rd. Record Book "C" Pg. 66

CURVE DATA TABLE

| CURVE | RADIUS | ANGLE | TANGENT | LENGTH | CH. LENGTH | CH. BEARING |
|-------|---------|-----------|---------|---------|------------|-------------|
| A | 40.00' | 90°00'00" | 40.00' | 62.83' | 56.57' | N43°52'47"E |
| B | 370.00' | 23°05'05" | 75.56' | 149.07' | 148.07' | N12°39'45"W |
| C | 330.00' | 11°49'17" | 34.16' | 68.09' | 67.97' | N18°17'39"W |

SURVEY PLAT AND LEGAL DESCRIPTION APPROVED
 PER R.C. 315.251
 R.S. 7/1/1996
 GEAGA COUNTY ENGINEER



Finnerty

Picked up 7-1-96

**SURVEY PLAT AND LEGAL
DESCRIPTION APPROVED
PER R.C. 315.251**

*FINNERTY
01-118173*

Howells and Baird, Inc.

CIVIL ENGINEERS AND SURVEYORS
417 East State Street
SALEM, OHIO 44460-2848
PHONE (330) 332-4834
FAX. NO. (330) 332-4058

R.S. 7, 1, 1996
GEAUGA COUNTY ENGINEER

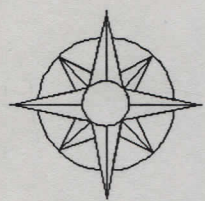
*(AUB
00078)*

JON D. VOLLNOGLE, P.E., P.S.
Vice President

JACK H. HOWELLS, P.E., P.S.
President

DONALD L. BAIRD, P.E., P.S.
Vice President
1934 - 1995

28 June 1996



**DESCRIPTION OF A 2.2274 ACRE PARCEL OF LAND BEING PART
OF A 40.00 ACRE PARCEL AS RECORDED IN VOLUME 1056, PAGE
589, FROM MATTHEW SWANSON TO SOUTH AUBURN
HOLDINGS, INC. FOR KEVIN FINNERTY**

Situated in Lot 32, Tract 3, Township of Auburn, County of Geauga, State of Ohio,
and being further bounded and described as follows:

Beginning for reference at an iron pin set at the southeast corner of Lot 32, said iron
pin also being on the centerline of Bartholomew Road, said iron pin also being at the
southwest corner of lands of D. and J. May, Trust, as recorded in Volume 926, Page 437 of
the Geauga County Records of Deeds;

thence S 88°-52'-47"W along the centerline of said Bartholomew Road and along the
south line of said Lot 32 a distance of 713.36 feet to a 5/8 inch iron pin set, said iron pin
being the true place of beginning of the parcel herein described;

thence continuing S 88°-52'-47"W along the centerline of said Bartholomew Road and
the south line of said Lot 32 a distance of 199.55 to an iron pin set, said iron pin being at
the southeast corner of lands now or formerly owned by C. G. Simko as recorded in Volume
701, Page 870 of the Geauga County Records of Deeds;

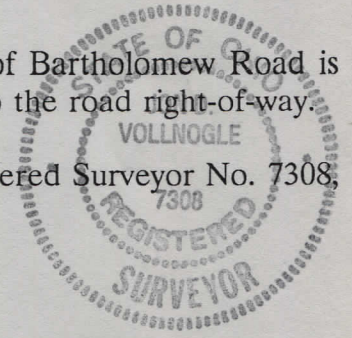
thence N 0°-14'-20"E passing over an iron pin set at 30.00 feet on the north right-of-
way line of said Bartholomew Road and along the east line of said Simko lands a distance
of 520.37 feet to a 5/8" iron pin set;

thence S 89°-45'-40"E a distance of 175.00 feet to an iron pin set;

thence S 2°-28'-51"E and passing over a 5/8" iron pin set at 486.21 feet a distance of
516.22 feet to the place of beginning, containing 2.2274 acres of land, and being part of a
40.00 acre parcel as recorded in Volume 1056, Page 589, from Matthew Swanson to South
Auburn Holdings, Inc.

The portion of this parcel that fronts on the north side of Bartholomew Road is
subject to a 10 foot wide utility easement immediately adjacent to the road right-of-way.

This description was prepared by Jon D. Vollnogle, Registered Surveyor No. 7308,
in June 1996 from a survey supervised by him.



For Plat see Finnerty (01-118173)

Picked up 7-1-96
FINNERTY

Howells and Baird, Inc.

CIVIL ENGINEERS AND SURVEYORS

417 East State Street
SALEM, OHIO 44460-2848

PHONE (330) 332-4834
FAX. NO. (330) 332-4058

M. SWANSON

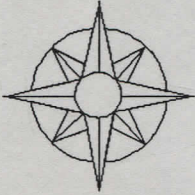
01-118171

JON D. VOLLNOGLE, P.E., P.S.
Vice President

JACK H. HOWELLS, P.E., P.S.
President

DONALD L. BAIRD, P.E., P.S.
Vice President
1934 - 1995

28 June 1996



DESCRIPTION OF A 2.4810 ACRE PARCEL OF LAND BEING PART OF A 40.00 ACRE PARCEL AS RECORDED IN VOLUME 1056, PAGE 589, FROM MATTHEW SWANSON TO SOUTH AUBURN HOLDINGS, INC. FOR KEVIN FINNERTY

Situated in Lot 32, Tract 3, Township of Auburn, County of Geauga, State of Ohio, and being further bounded and described as follows:

Beginning for reference at a 5/8 inch iron pin set at the southeast corner of Lot 32, said iron pin also being on the centerline of Bartholomew Road, said iron pin also being at the southwest corner of lands of D. and J. May, Trust, as recorded in Volume 926, Page 437 of the Geauga County Records of Deeds;

thence S 88°-52'-47"W along the centerline of said Bartholomew Road and along the south line of said Lot 32 a distance of 499.56 feet to the true place of beginning of the parcel herein described;

thence continuing S 88°-52'-47"W along said centerline of Bartholomew Road and the south line of said Lot 32, a distance of 213.80 feet to a 5/8 inch iron pin set;

thence N 2°-28'-51"W, passing over a 5/8 inch iron pin set at 30.01 feet, a distance of 516.22 feet to a 5/8 inch iron pin set;

thence S 89°-45'-40"E a distance of 131.60 feet to a 5/8 inch iron pin set on the west right-of-way line of a proposed 60 foot wide street;

thence on a curve to the left along said west right-of-way line having a central angle of 11°-49'-17", a radius of 330.00 feet, an arc length of 68.09 feet, a tangent length of 34.16 feet, a chord bearing of S 18°-17'-39"E, and a chord length of 67.97 feet to a 5/8 inch iron pin set;

thence S 24°-12'-18"E and continuing along said west right-of-way line a distance of 216.25 feet to a 5/8 inch iron pin set at a point of curvature;

thence along a curve to the right along said west right-of-way line having a central angle of 23°-05'-05", a radius of 370.00 feet, an arc length of 149.07 feet, a tangent length of 75.56 feet, a chord bearing of S 12°-39'-45"E, and a chord length of 148.07 feet to a 5/8 inch iron pin set;

Finnerty - 2.4810 Acre Parcel
28 June 1996
Page 2

thence S 1°-07'-13"E along said west right-of-way line a distance of 34.00 feet to a 5/8 inch iron pin set at a point of curvature;

thence on a curve to the right along said west right-of-way line having a central angle of 90°-00'-00", a radius of 40.00 feet, an arc length of 62.83 feet, a tangent length of 40.00 feet, a chord bearing of S 43°-52'-47"W, and a chord length of 56.57 feet to a 5/8 inch iron pin set, said iron pin being on the north right-of-way line of said Bartholomew Road;

thence S 1°-07'-13"E a distance of 30 feet to the place of beginning, containing 2.4810 acres of land, being part of a 40.00 acre parcel as recorded in Volume 1056, Page 589, from Matthew Swanson to South Auburn Holdings, Inc.

Portions of this parcel that front on the north side of Bartholomew Road and the west side of the proposed 60 foot wide street are subject to a 10 foot wide utility easement, immediately adjacent to the road right-of-way.

This description was prepared by Jon D. Vollnogle, Registered Surveyor No. 7308, in June 1996, from a survey supervised by him.

**SURVEY PLAT AND LEGAL
DESCRIPTION APPROVED
PER R.C. 315.251**

R.S. 7/1/1996
GEAUGA COUNTY ENGINEER

