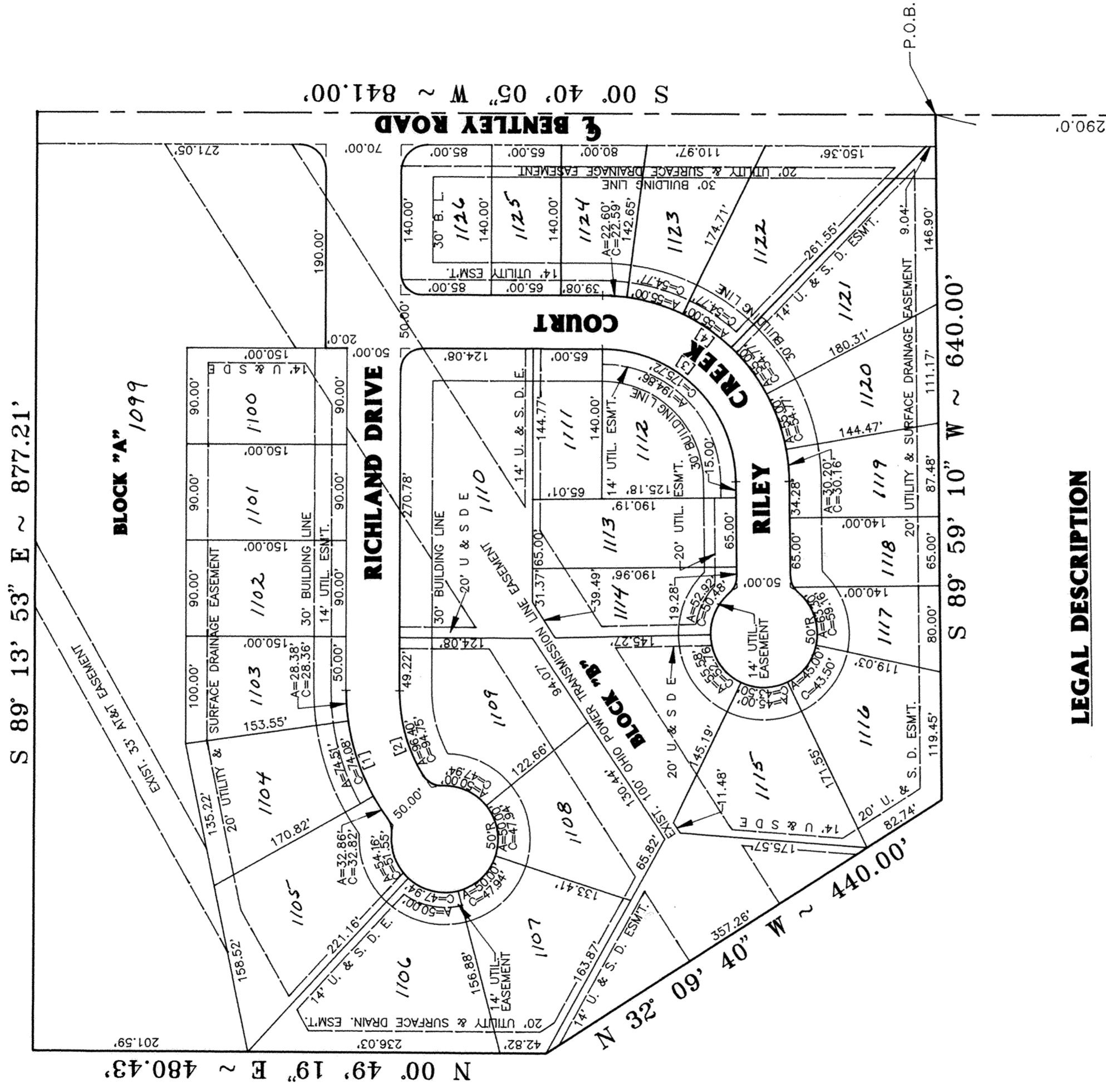


RILEY CREEK VILLAGE



LEGAL DESCRIPTION

I hereby certify that this plat is a true and accurate representation of a survey performed in April, 1989, under my responsible direction and supervision and is correct to the best of my knowledge and belief and that all markers are shown as to material and location and are or will be in place by six (6) months from the date of the recording of the plat.

Part of the Southeast Quarter of the Northeast Quarter of Section 2 in the Village of Bluffton, County of Allen, State of Ohio, more particularly described as follows:
 Commencing at the Southeast Corner of the Northeast Quarter of said Section 2, being the centerline of Bentley Road and Augsburg Road; thence North 00 degrees, 40 minutes, 05 seconds East, a distance of 290.00 feet along the east line of the Northeast Quarter of said Section 2, to the Point of Beginning; thence South, 89 degrees, 59 minutes, 10 seconds West, a distance of 640.00 feet parallel with the south line of said Northeast Quarter, thence North 34 degrees, 06 minutes, 19 seconds West, a distance of 480.03 feet to the north property line of a 34.449-acre parcel, or formerly owned by the Bluffton College; thence South 89 degrees, 13 minutes, 53 seconds East, a distance of 877.21 feet along said north property line to the east line of said Northeast Quarter; thence South 00 degrees, 40 minutes, 05 seconds West, a distance of 841.00 feet along the east line of said Northeast Quarter to the Point of Beginning; containing 16.04 acres, more or less, and subject to all rights-of-way and easements of record.

OWNER

&

DEVELOPER

D. L. & J., Inc.
 Louis Delagrange, President
 132 Lincoln Highway West
 New Haven, Indiana

ENGINEER

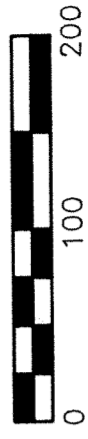
Bonar & Associates, Inc.
 616 S. Harrison Street
 Fort Wayne, Indiana



Von Eric Berlim
 Von Eric Berlim
 Ohio Registered Surveyor #6340



SCALE: 1"=100'



SCALE IN FEET

APRIL, 1989

Southeast Corner of the Southeast Quarter of the Northeast Quarter of Section 2 in the Village of Bluffton, County of Allen, State of Ohio.

LOT CURVE DATA			
Lot No.	Radius	Delta	Arc L. L. C.
	175.0'	07' 23' 58"	22.60'
	175.0'	18' 00' 26"	55.00'
	175.0'	18' 00' 26"	55.00'
	175.0'	18' 00' 26"	55.00'
	175.0'	18' 00' 26"	55.00'
	175.0'	09' 53' 15"	30.20'
	50.0'	72' 32' 11"	63.30'
	50.0'	51' 33' 58"	45.00'
	50.0'	51' 33' 58"	45.00'
	50.0'	63' 41' 24"	55.58'
	50.0'	60' 38' 31"	52.92'
	125.0'	89' 19' 02"	194.86'
	150.0'	36' 49' 20"	96.40'
	50.0'	57' 17' 45"	50.00'
	50.0'	57' 17' 45"	50.00'
	50.0'	57' 17' 45"	50.00'
	50.0'	62' 03' 46"	54.16'
	200.0'	09' 24' 49"	32.86'
	200.0'	21' 20' 44"	74.51'
	200.0'	08' 07' 49"	28.38'

STREET CURVE DATA				
No.	Radius	Delta	Arc L. L. C.	Tangent Chd. Brg.
1	200.0'	38' 53' 22"	135.75'	70.61' S 71° 13' 27" W
2	150.0'	36' 49' 20"	96.40'	49.93' S 72° 15' 29" W
3	125.0'	89' 19' 02"	194.86'	123.52' S 45° 19' 37" W
4	175.0'	89' 19' 02"	272.80'	172.92' S 45° 19' 37" W

- NOTES:
- ALL LOT CORNERS ESTABLISHED WITH A 1/2" x 18" SQUARE STEEL BAR
 - 20' RADIUS ON ALL CORNER LOTS
 - U. & S. D. E.=UTILITY & SURFACE DRAINAGE EASEMENT
 - B. L.= BUILDING LINE
 - ALL BURIED UTILITIES MUST ALLOW FOR PROPOSED SWALE GRADES AS FOUND ON PLANS
 - T.B.M. - RAILROAD SPIKE SET ON THE EAST FACE OF PWP #OP 687 B 3-10 AT THE NORTHEAST CORNER OF PROPERTY.

DEDICATION

Being the sole owners of the above described premises, do hereby dedicate the streets and utility easements as shown, to the public for their use forever, signed this 14 day of Sept, 1989.

OWNERS:

Louis Delageange

WITNESSES:

John G. Simpson

State of Indiana

Before me, a notary public in and for said State, did personally appear the above signed owners who acknowledged the signing of this document, to be their free act and deed in testimony thereof, I affix my hand and seal, this 14th day of September, 1989.
My Commission Expires 6-11-93.



Rita A. Stier
Notary Public RITA A. STIER
Resident of Allen County, IN

Filed for transfer this 18th day of September, 1989, at 2:36 o'clock PM.M. in the office of the Allen County Auditor.

H. Dean French
H. Dean French
Allen County Auditor

No. 8909296

Filed for record this 18th day of Sept, 1989, at 2:40 o'clock P.M. in the Office of the Allen County Recorder and in Plat Book 18 Page 2.

Fee 4.40

Alberta M. Lee
Alberta M. Lee
Allen County Recorder

VILLAGE ACCEPTANCE AND APPROVAL

Being the duly elected Mayor and Chairman of the Planning Commission of the Village of Bluffton, Ohio, I hereby accept this plat for the Village.

Morris Groman
Morris Groman
President, Village Council

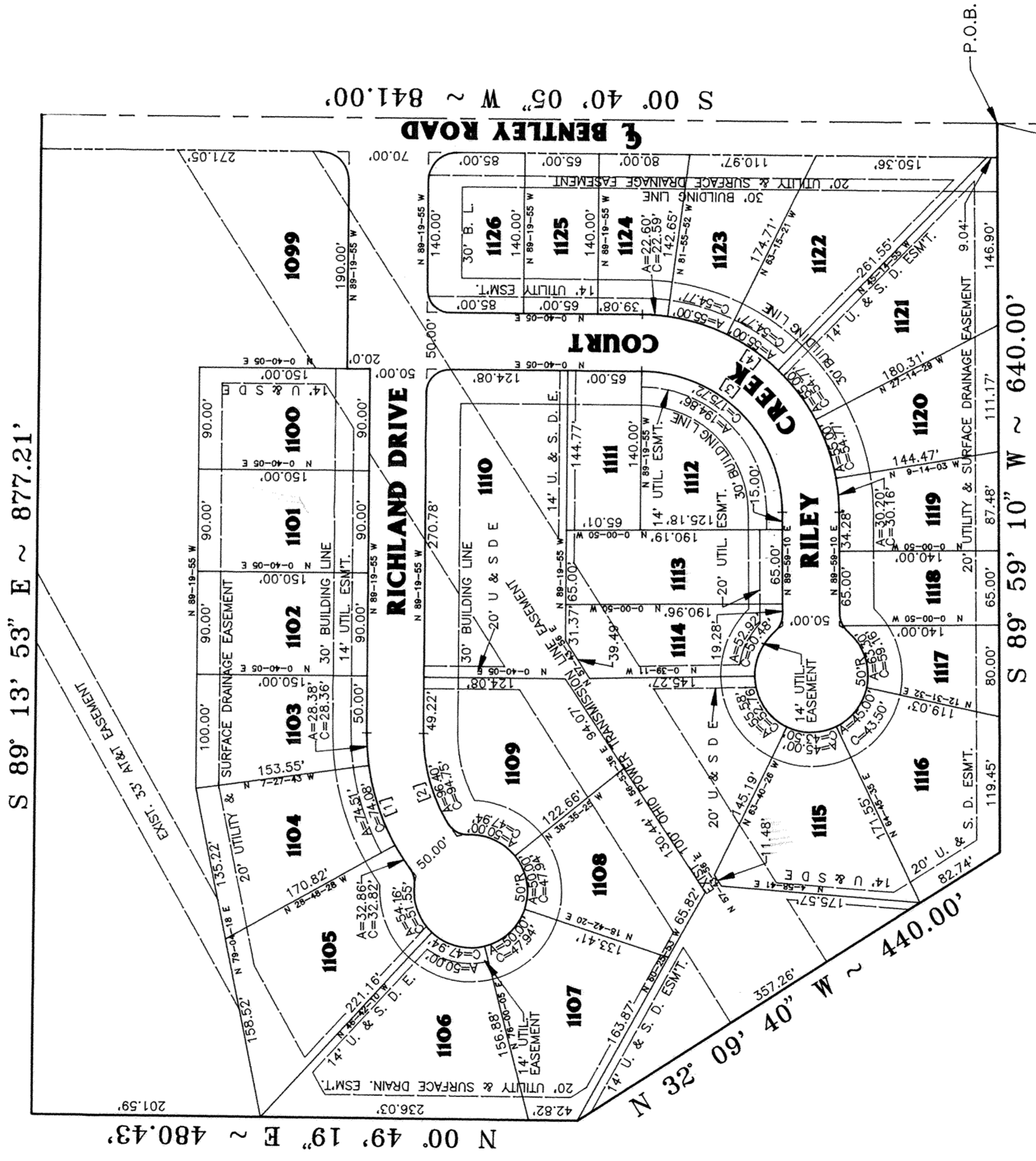
Roger Edwards
Roger Edwards
Mayor & Ex Officio Chairman of the Planning Commission

John E. Stultz
John E. Stultz
Village Engineer

Larry R. Cofe
Larry R. Cofe
Village Administrator

4

REPLAT of RILEY CREEK VILLAGE



For declarations, protective Restrictions,
See deed volume # 730 page 554.
For Modification of Restrictions
See deed Vol. # 789 pg 484

LEGAL DESCRIPTION

I hereby certify that this plat is a true and accurate representation of a survey performed in April, 1989, under my responsible direction and supervision and is correct to the best of my knowledge and belief and that all markers shown as located on the plat or will be in place by six (6) months from the date of the recording of the plat.

Part of the Southeast Quarter of the Northeast Quarter of Section 2 in the Village of Bluffton, County of Allen, State of Ohio, more particularly described as follows:

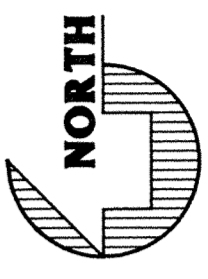
Commencing at the Southeast Corner of the Northeast Quarter of said Section 2, being the centerline of Bentley Road and Augustor Road, thence North 00 degrees, 00 minutes, 00 seconds East, a distance of 290.00 feet to the Point of Beginning; thence South 89 degrees, 59 minutes, 10 seconds West, a distance of 640.00 feet parallel with the south line of said Northeast Quarter; thence North 00 degrees, 09 minutes, 19 seconds West, a distance of 440.00 feet; thence North 00 degrees, 49 minutes, 19 seconds East, a distance of 480.43 feet to the north property line of a 34.449-acre tract now or formerly owned by the Bluffton College; thence South 89 degrees, 13 minutes, 53 seconds East, a distance of 877.21 feet along said north property line to the east line of said Northeast Quarter; thence South 00 degrees, 40 minutes, 05 seconds West, a distance of 841.00 feet along the east line of said Northeast Quarter to the Point of Beginning; containing 16.04 acres, more or less, and subject to all rights-of-way and easements of record.

OWNER/DEVELOPER
D. L. & J., Inc.
Louis Delagrang, President
132 Lincoln Highway West
New Haven, Indiana

ENGINEER
Bonar & Associates, Inc.
616 S. Harrison Street
Fort Wayne, Indiana



Von Eric Berlin
Von Eric Berlin
Ohio Registered Surveyor #6340



SCALE: 1" = 100'



SCALE IN FEET

APRIL, 1989

4

LOT CURVE DATA				
Lot No.	Radius	Delta	Arc L.	L. C.
1124	175.0'	07' 23' 58"	22.60'	22.59'
1123	175.0'	18' 00' 26"	55.00'	54.77'
1122	175.0'	18' 00' 26"	55.00'	54.77'
1121	175.0'	18' 00' 26"	55.00'	54.77'
1120	175.0'	18' 00' 26"	55.00'	54.77'
1119	175.0'	09' 53' 15"	30.20'	30.16'
1117	50.0'	72' 32' 11"	63.30'	59.16'
1116	50.0'	51' 33' 58"	45.00'	43.50'
1115	50.0'	51' 33' 58"	45.00'	43.50'
1114	50.0'	63' 41' 24"	55.58'	52.76'
1112	125.0'	89' 19' 02"	194.86'	175.72'
1109	150.0'	36' 49' 20"	96.40'	94.75'
1108	50.0'	57' 17' 45"	50.00'	47.94'
1107	50.0'	57' 17' 45"	50.00'	47.94'
1106	50.0'	57' 17' 45"	50.00'	47.94'
1105	50.0'	62' 03' 46"	54.16'	51.55'
1104	200.0'	09' 24' 49"	32.86'	32.82'
1103	200.0'	21' 20' 44"	74.51'	74.08'
		08' 07' 49"	28.38'	28.36'

STREET CURVE DATA						
No.	Radius	Delta	Arc L.	L. C.	Tangent	Chd. Brg.
1	200.0'	38' 53' 22"	135.75'	133.15'	70.61'	S 71' 13' 27" W
2	150.0'	36' 49' 20"	96.40'	94.75'	49.93'	S 72' 15' 29" W
3	125.0'	89' 19' 02"	194.86'	175.72'	123.52'	S 45' 19' 37" W
4	175.0'	89' 19' 02"	272.80'	246.01'	172.92'	S 45' 19' 37" W

NOTES:
 - ALL LOT CORNERS ESTABLISHED WITH A 1/2" x 18" SQUARE STEEL BAR
 - 20' RADIUS ON ALL CORNER LOTS
 - U. & S. D. E.=UTILITY & SURFACE DRAINAGE EASEMENT
 - B. L.= BUILDING LINE
 - ALL BURIED UTILITIES MUST ALLOW FOR PROPOSED SWALE GRADES AS FOUND ON PLANS
 - T.B.M. - RAILROAD SPIKE SET ON THE EAST FACE OF PWP #OP 687 B 3-10 AT THE NORTHEAST CORNER OF PROPERTY.

DEDICATION

Being the sole owners of the above described premises, do hereby dedicate the streets and utility easements as shown, to the public for their use forever, signed this 12 day of September, 1989.

OWNERS: D L + J, INC

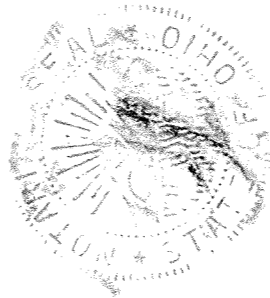
BY Louis DeLongays
 PRESIDENT

WITNESSES:

Scott Erwin
Dale M. Vandenberg

State of Ohio.

Before me, a notary public in and for said State, did personally appear the above signed owners who acknowledged the signing of this document, to be their free act and deed in testimony thereof, I affix my hand and seal, this 12 day of September, 1989.
 My Commission Expires 11/15/91.



Dale M. Vandenberg
 Notary Public

Transfer not necessary
 Filed for transfer this 5 day of October, 1989,
 at 3:48 o'clock P.M. in the office of the Allen County Auditor.

H. Dean French
 H. Dean French
 Allen County Auditor

No. 8910074

Filed for record this 5 day of Oct, 1989, at 3:50 o'clock P.M. in the Office of the Allen County Recorder and in Plat Book 18 Page 4.

Fee 62.10

Alberta M. Lee by Jx
 Alberta M. Lee
 Allen County Recorder

Morris Groman
 Morris Groman
 President, Village Council

John E. Stultz
 John E. Stultz
 Village Engineer

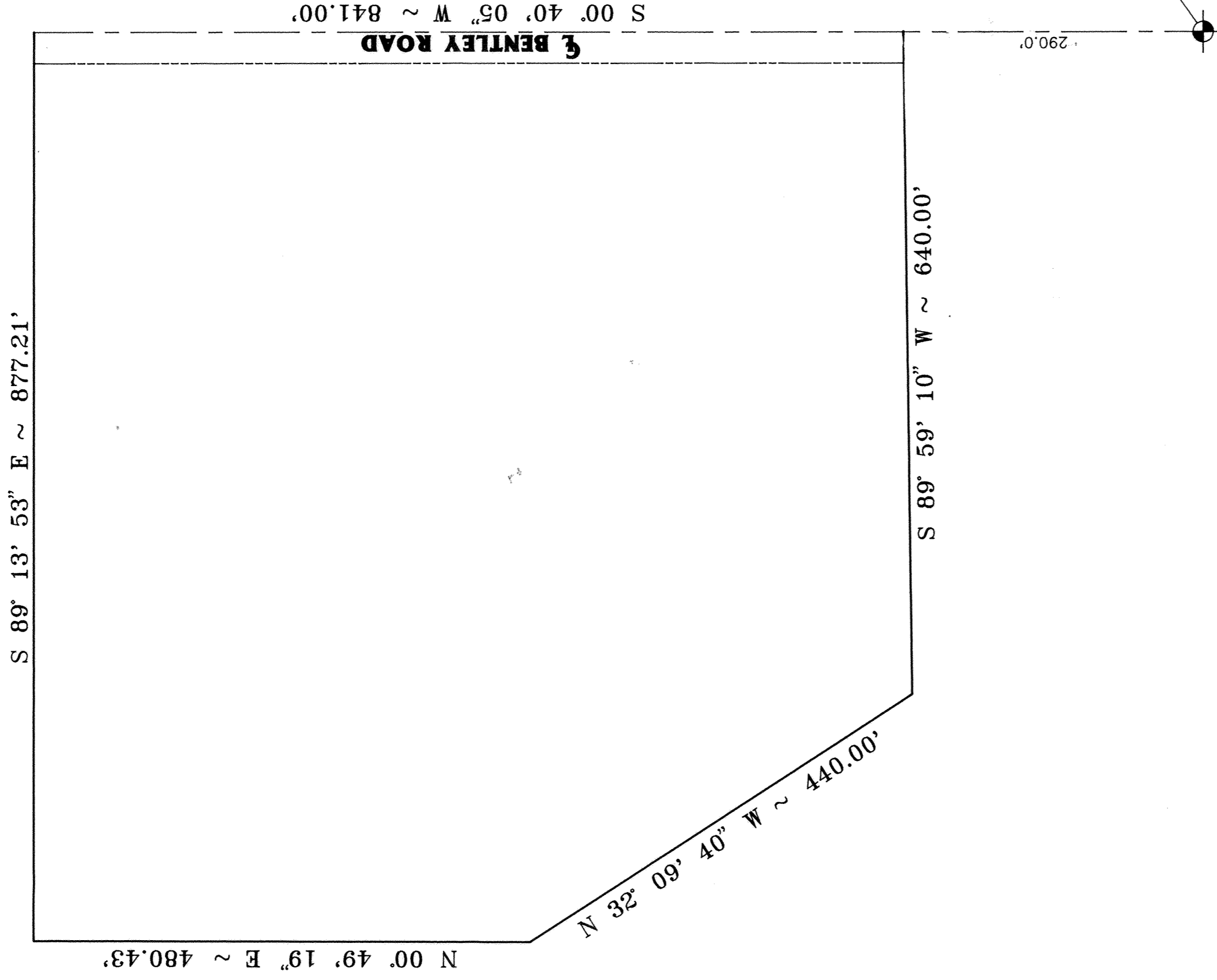
VILLAGE ACCEPTANCE AND APPROVAL

Being the duly elected Mayor and Chairman of the Planning Commission of the Village of Bluffton, Ohio, I hereby accept this plat for the Village.

Roger Edwards
 Roger Edwards
 Mayor & Ex Officio Chairman of the Planning Commission

Larry R. Core
 Larry R. Core
 Village Administrator

DEDICATOR'S PLAT



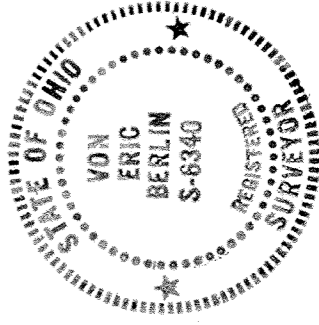
P.O.B.

Southwest Corner of the Southeast Quarter
of the Northeast Quarter of Section 2 in
the Village of Bluffton, County of Allen,
State of Ohio.

LEGAL DESCRIPTION

I hereby certify that this plat is a true and accurate representation of a survey performed in April, 1988, under my responsible charge, direction, and supervision and is correct to the best of my knowledge, belief and that all markers are shown as to location and are or will be in place by six (6) months from the date of the recording of the plat.

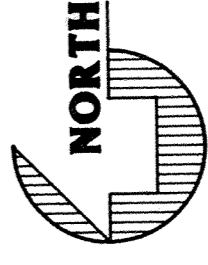
Part of the Southeast Quarter of the Northeast Quarter of Section 2 in the Village of Bluffton, County of Allen, State of Ohio, more particularly described as follows:
Commencing at the Southeast Corner of the Northeast Quarter of said Section 2, being the corner of Bentley Road and Augsburg Road; thence North 00 degrees, 49 minutes, 05 seconds East, a distance of 290.00 feet along the east line of the Northeast Quarter of said Section 2, to the Point of Beginning; thence South 89 degrees, 59 minutes, 10 seconds West, a distance of 640.00 feet parallel with the south line of said Northeast Quarter; thence North 32 degrees, 09 minutes, 40 seconds East, a distance of 440.00 feet; thence North 00 degrees, 49 minutes, 19 seconds East, a distance of 480.43 feet to the north property line of a 24.44-acre tract now or formerly owned by the Bluffton College, thence South 89 degrees, 13 minutes, 53 seconds East, a distance of 877.21 feet along the east line of said Northeast Quarter to the Point of Beginning; thence South 00 degrees, 40 minutes, 05 seconds West, a distance of 841.00 feet along the east line of said Northeast Quarter to the Point of Beginning; containing 16.04 acres, more or less, and subject to all rights-of-way and easements of record.



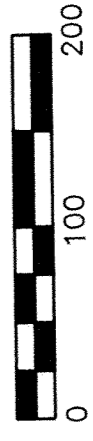
Von Eric Berlin
Von Eric Berlin
Ohio Registered Surveyor #6340

OWNER DEVELOPER
D. L. & J., Inc.
Louis Delagrangue, President
132 Lincoln Highway West
New Haven, Indiana

ENGINEER
Bonar & Associates, Inc.
616 S. Harrison Street
Fort Wayne, Indiana



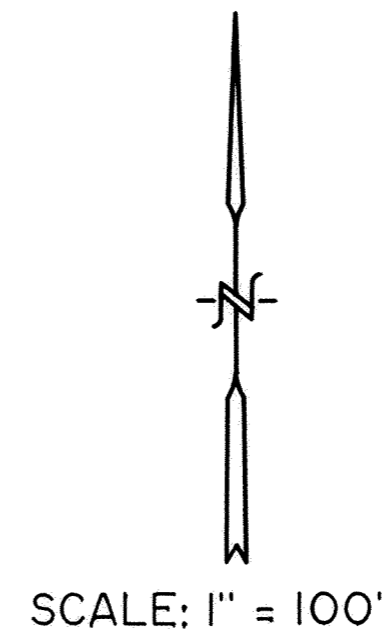
SCALE: 1" = 100'



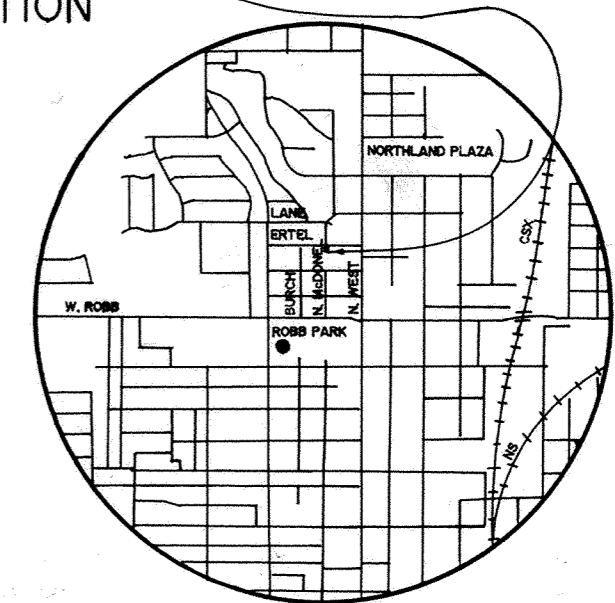
SCALE IN FEET

APRIL, 1988

STREET VACATION



SITE LOCATION



LOCATION MAP

= AREA TO BE VACATED

= VACATED AREA
July 28, 1986
Plat Vol. 16 pg. 224

STREET VACATION DESCRIPTION

Being a part of North McDonel Street as platted in ASHWOOD 1st ADDITION to Lima, Ohio, as recorded in Plat Book 3, at page 259, in the Allen County Recorder's Office, more particularly described as follows:

Beginning at the northeast corner of Lot No. 106 in Ashwood's 1st Addition to the City of Lima, Allen County, Ohio, thence south with the east line of said Lot No. 106, 90.00 feet to the northwest corner of part of North McDonel Street previously vacated by Ordinance No. 91-86, said ordinance vacating that portion of North McDonel Street recorded in Deed Vol. 688, page 13, and page 3 and 4, thence east along the north line of said vacated portion to the east line of Lot No. 51 in Ashwood's 1st Addition to the City of Lima, Ohio; thence north along the west line of said Lot No. 51 to the northwest corner of said Lot No. 51, thence west at a right angle and parallel to the south line of Ertel Street a distance of 50.00 feet to the PLACE OF BEGINNING.

8910455
 RECORDERS OFFICE
 ALLEN COUNTY OHIO
 RECEIVED AND RECORDED
 AT 2:58 P.M. o'clock
 OCT. 17 1989
 Plat Book 18 PAGE 7 FEE \$20.70
 ALBERTA M. LEE
 ALLEN COUNTY RECORDER
 By
 MARY ROSE Bassett Deputy Recorder

Theodore A. Metzger
 Registered Surveyor

5514



STREET VACATION



LEGAL DESCRIPTION

The following described tract is situated in Lincoln Park Addition and Forest Park First Addition to Lima, Ohio, and is more particularly described as follows:

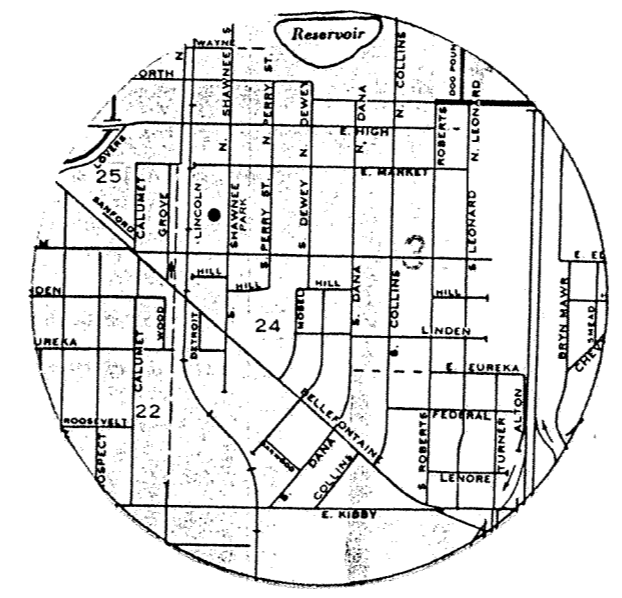
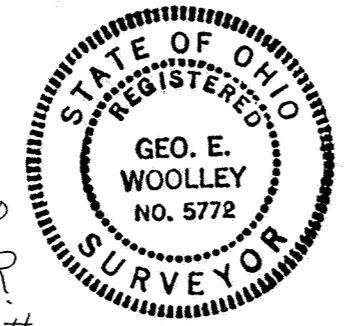
Beginning at the Northeast corner of the intersection of Shawnee Street and Hill Street at the Southwest corner of Lot 8105; thence easterly following the North line of Hill Street two hundred and forty-four (244.00) feet to the East line of Lincoln Park Addition; thence Northeasterly continuing along the North right-of-way line of Hill Street in the Forest Park First Addition, one hundred eleven and forty-five hundredths (111.45) feet to the point of curvature of a circular curve to the left whose radius is twenty-one and eighty-one hundredths (21.81) feet; thence on said curve to the left to the west right-of-way line of Perry Street in the East line of Lot 19026; thence North on the West line of Perry Street one hundred twenty-two and fifty-eight hundredths (122.58) feet to the Southeast corner of Lot 8118; thence continuing North on the West line of Perry Street in the Lincoln Park Addition, one hundred sixty (160.00) feet to the Northeast corner of Lot 8118; thence East on the South right-of-way line of Elm Street fifty (50.00) feet to the Northwest corner of Lot 8133; thence South on the East line of Perry Street one hundred sixty (160.00) feet to the Southwest corner of Lot 8133 and the North line of Forest Park First Addition; thence South on the East line of Perry Street one hundred sixteen (116.00) feet to a point in the West line of Lot 19040; thence on a circular curve to the right, whose radius is seventy-one and eighty-one hundredths (71.81) feet southwesterly to the North line of Lot 19027; thence continuing southwesterly on the South line of Hill Street and the North line of Lot 19027 one hundred eleven and forty-five hundredths (111.45) feet to the West line of Forest Park First Addition; thence West on the South line of Hill Street two hundred forty-four and twenty hundredths (244.20) feet to the East line of Shawnee Street at the Northwest corner of Lot 8104; thence North on the East line of Shawnee Street fifty (50.00) feet to the place of beginning.

George E. Woolley
 GEORGE E. WOOLLEY
 REGISTERED SURVEYOR NO. 5772

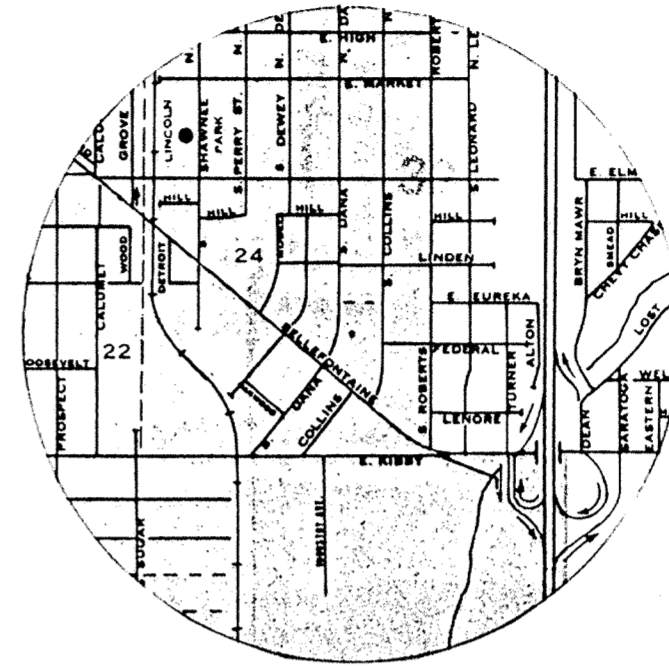
8910457

Scale: 1"=50'

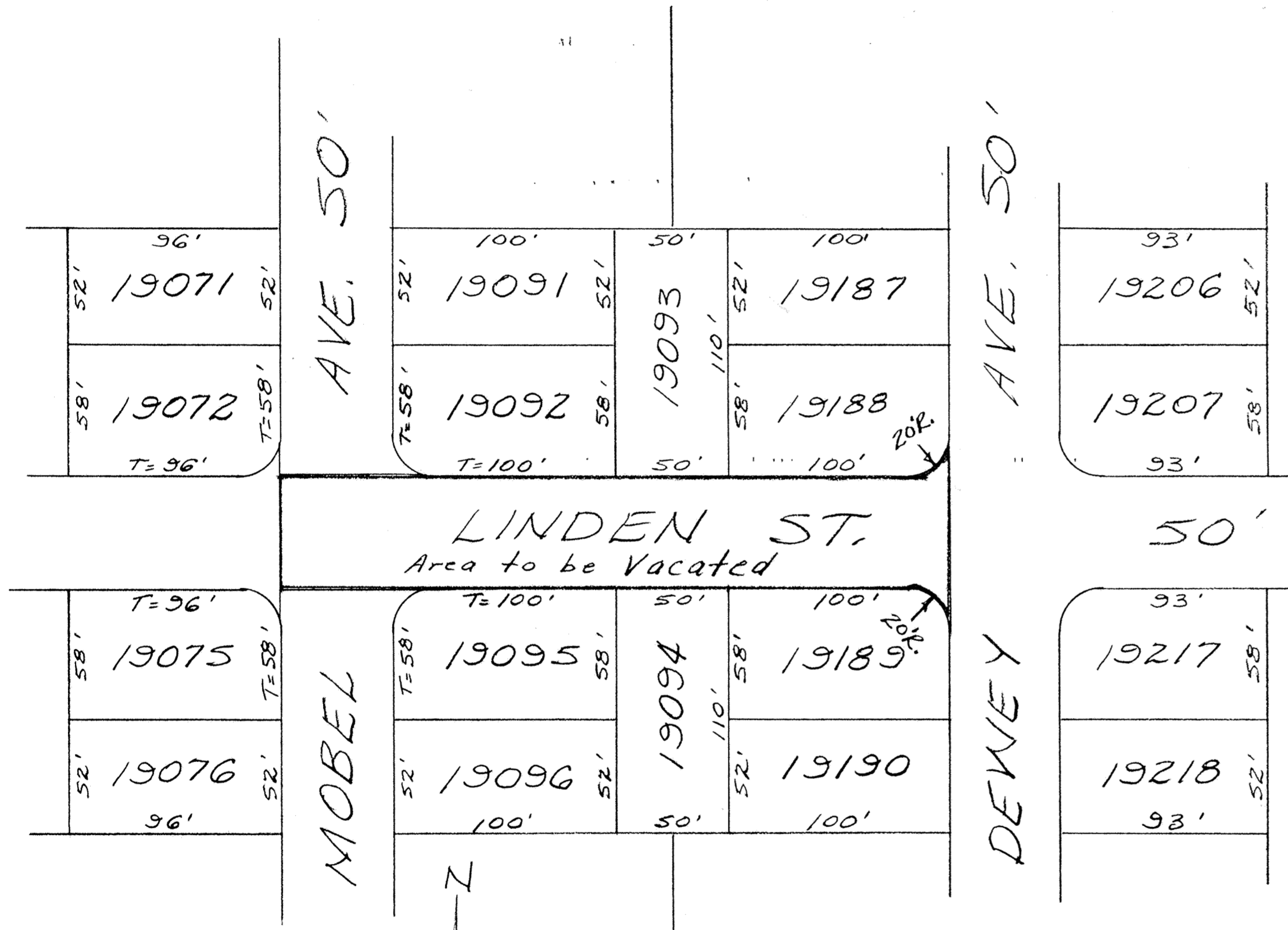
RECORDERS OFFICE
 ALLEN COUNTY, OHIO
 RECEIVED AND RECORDED
 AT 3:13 P.M. o'clock
 OCT. 17, 1989
 PLAT BOOK # 18 PAGE 8
 ALBERTA M. LEE FEE 20.70
 ALLEN COUNTY RECORDER
 By Mary Rose Bassitt
 DEPUTY RECORDER



STREET VACATION



VICINITY MAP



LEGAL DESCRIPTION

Situated in Forest Park Addition, Plat Book seven, Page twenty-six and Forest Park Second Ext. Plat Book seven, Page forty-five, to Lima, Ohio

Beginning on the west side of Dewey Avenue in Forest Park Second Ext. thirty-eight (38) feet north of the southeast corner of Lot No. 19189, thence North, on the west line of Dewey Ave., ninety (90) feet to a point thirty-eight (38) feet south of the northeast corner of lot 19188; thence Southwesterly on a curve to the right, whose radius is twenty (20) feet, thirty-one and forty-two hundredths (31.42) feet to the north line of Linden St.; thence West, on the north line of Linden St. two hundred eighty (280) feet to the west line of Mobel Ave. at the point of intersection of the east and south lines of lot 19072; thence South on the west line of Mobel Ave. fifty (50) feet to the point of intersection of the north and east lines of lot 19075; thence East, on the south line of Linden St., two hundred eighty (280) feet; thence southeasterly on a curve to the right, whose radius is twenty (20) feet, thirty-one and forty-two hundredths (31.42) feet to the place of beginning.

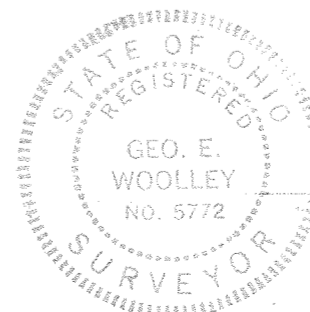
8910459

RECORDERS OFFICE
ALLEN COUNTY, OHIO
RECEIVED AND RECORDED
At 3:15 o'clock P.M.

OCT. 17, 1989
Plat Book #18 PAGE 9 FEE \$20.70

ALBERTA M. LEE
ALLEN COUNTY RECORDER

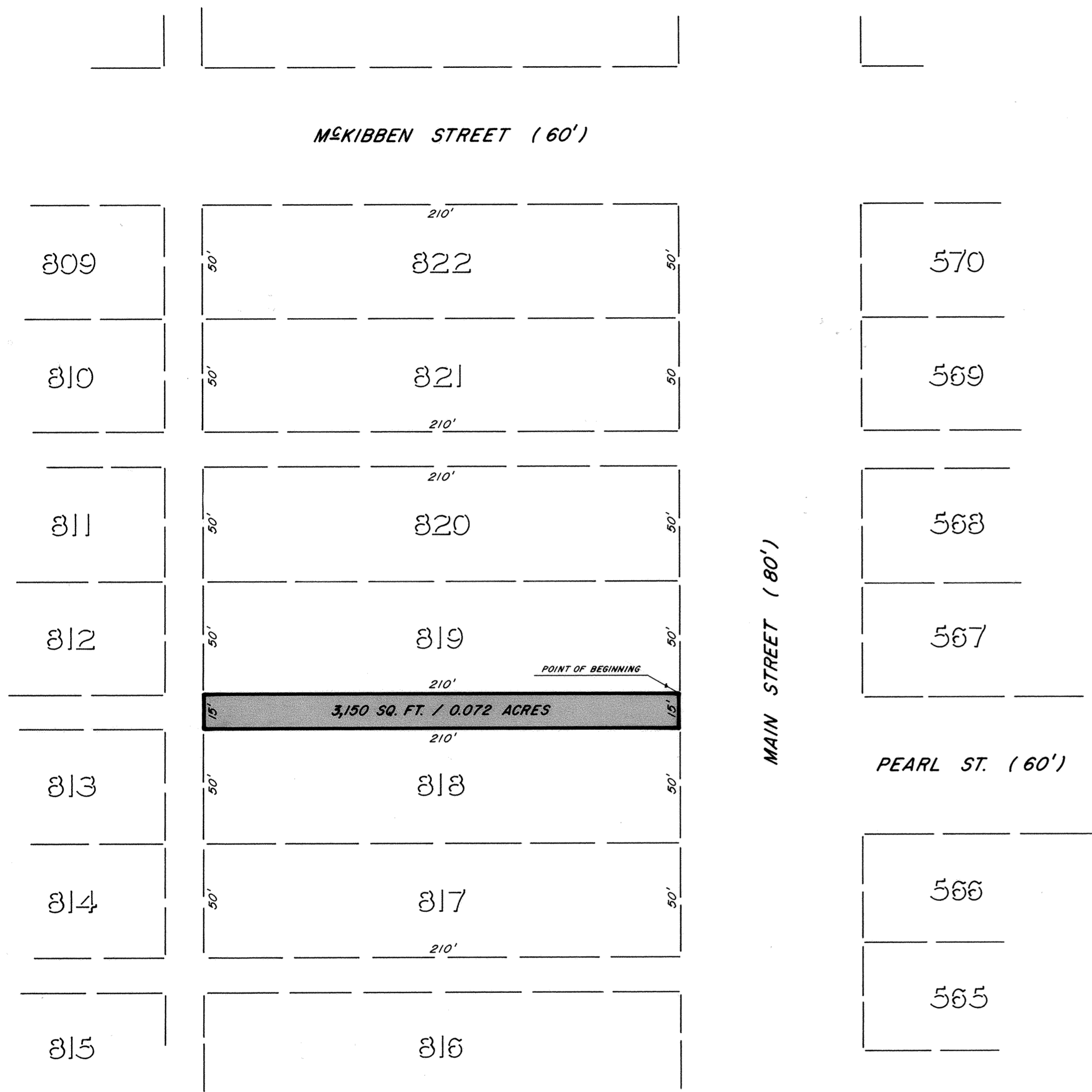
MARY ROSE Bassitt Deputy RECORDER



George E. Woolley
George E. Woolley
Registered Surveyor No. 5772

VACATION PLAT
OF
A PUBLIC ALLEY
IN
HARPER'S ADDITION
TO THE CITY OF LIMA
ALLEN COUNTY, OHIO

— NOTE —
SHADED AREA DENOTES PUBLIC ALLEY TO BE VACATED



DESCRIPTION

Being a public alley situated in Harper's Addition to the City of Lima, Allen County, Ohio and being more particularly described as follows:

Beginning at the southeast corner of Lot 819 and the west line of Main Street -

Thence south, along the west line of Main Street, for a distance of 15.00 feet to the northeast corner of Lot 818 -

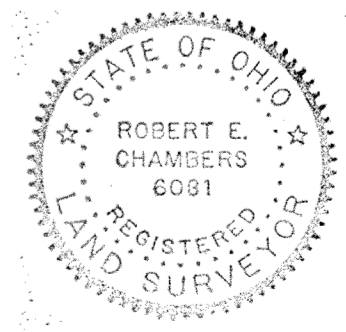
Thence west, along the north line of Lot 818, for a distance of 210.00 feet to the northwest corner of Lot 818 -

Thence north, for a distance of 15.00 feet to the southwest corner of Lot 819 -

Thence east, along the south line of Lot 819, for a distance of 210.00 feet to the point of beginning.

Containing 3,150 square feet or 0.072 acres of land.

Robert E. Chambers
Robert E. Chambers
Reg. Surveyor #6081



8910511

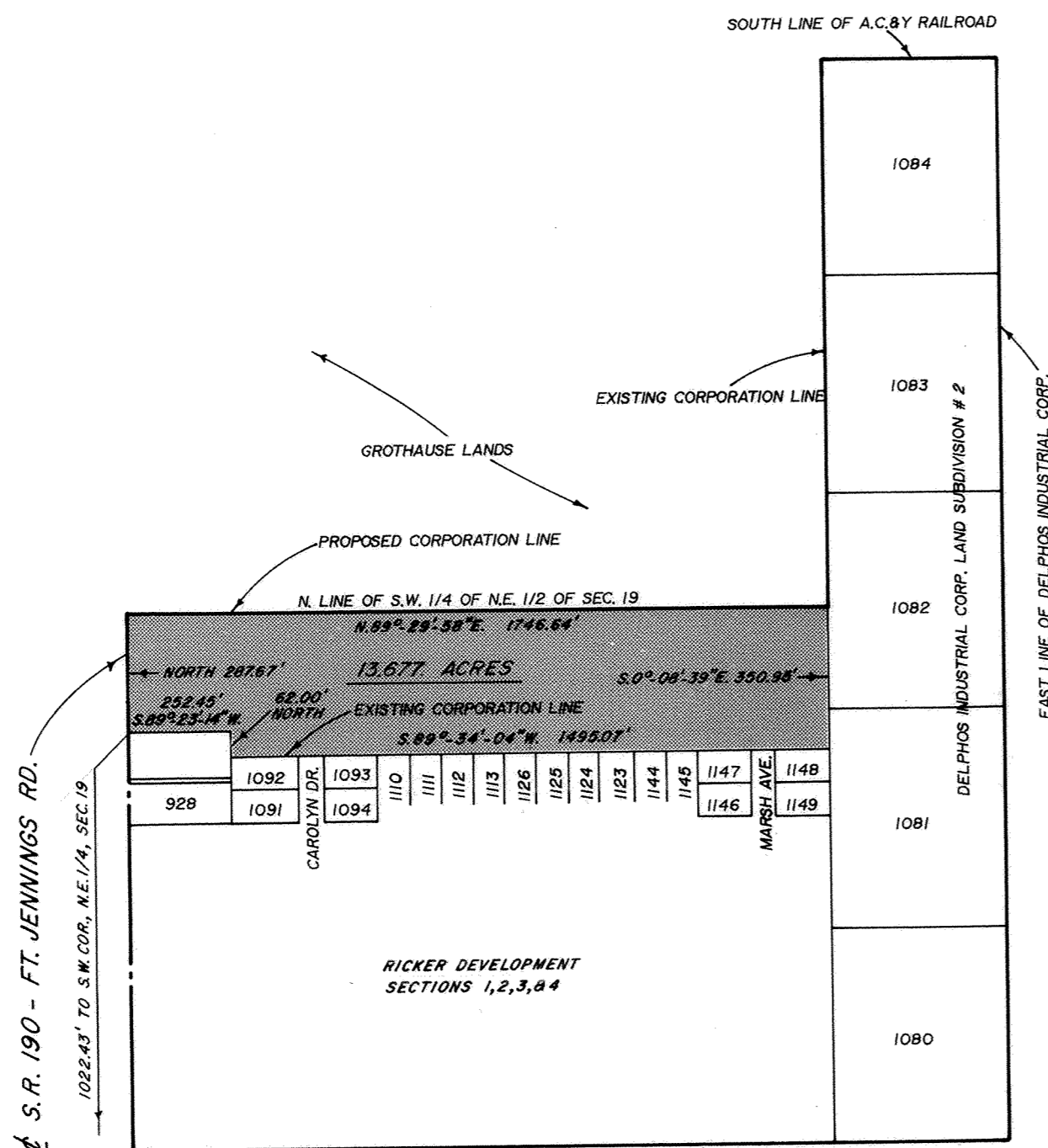
Recorder's Office
Allen County, Ohio
Received and Recorded
At 11:02 O'Clock AM
Oct 18, 1989

Plat Book Vol 18 Page 10 Rec # 20.70

Alberta M. Lee
Allen County Recorder
by Rena C. Miller
Deputy Recorder

PREPARED: MAY 24, 1989
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO

PLAT OF TERRITORY
 TO BE ANNEXED
 TO THE CITY OF DELPHOS
 IN THE
 N.E. 1/4 SEC. 19
 T2S-R5E
 MARION TOWNSHIP
 ALLEN COUNTY, OHIO



DESCRIPTION

Being a parcel of land situated in Marion Township, Allen County, Ohio in the northeast 1/4 of Section 19, Township 2 South, Range 5 East and being more particularly described as follows:

Commencing for reference at the southwest corner of the northeast 1/4, Thence north, on and along the centerline of State Route 190 (Ft. Jennings Road) for a distance of 1022.43 feet to the principal point of beginning for the parcel to be conveyed by this instrument -

Thence on and along the centerline of SR 190 (Ft. Jennings Road), north, for a distance of 287.67 feet -

Thence north 89°-29'-58" east, for a distance of 1746.64 feet -

Thence on and along the west line of the Delphos Industrial Corporation Land Subdivision Number 2, south 0°-08'-39" east, for a distance of 350.95 feet -

Thence on and along the north line of Ricker Development Sections 1, 2, 3 and 4, south 89°-34'-04" west, for a distance of 1495.07 feet -

Thence north, for a distance of 62.00 feet -

Thence south 89°-23'-14" west, for a distance of 252.45 feet to the point of beginning.

Containing in all 13.677 acres of land, subject, however to all legal easements and rights-of-way.

Note: All bearings refer to the centerline of State Route 190 (Ft. Jennings Road) as being north.

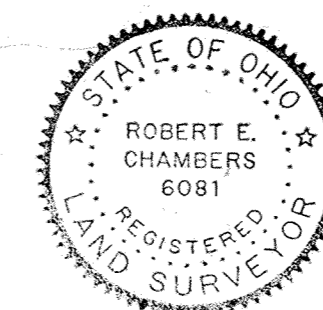
Robert E. Chambers
 Robert E. Chambers
 Reg. Surveyor #6081

8910583

RECORDERS OFFICE
 ALLEN COUNTY, OHIO
 RECEIVED AND RECORDED
 AT 3:24 O'CLOCK P.M.
 OCT 19 1989

DEED Vol. #130 Page 588 FEE \$ 20.70

Althea M. Lee
 ALLEN COUNTY RECORDER BY
 MARY ROSE BASSITT
 DEPUTY RECORDER.



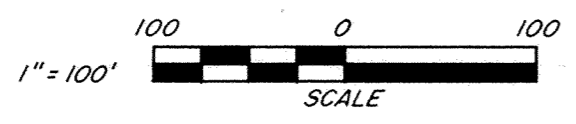
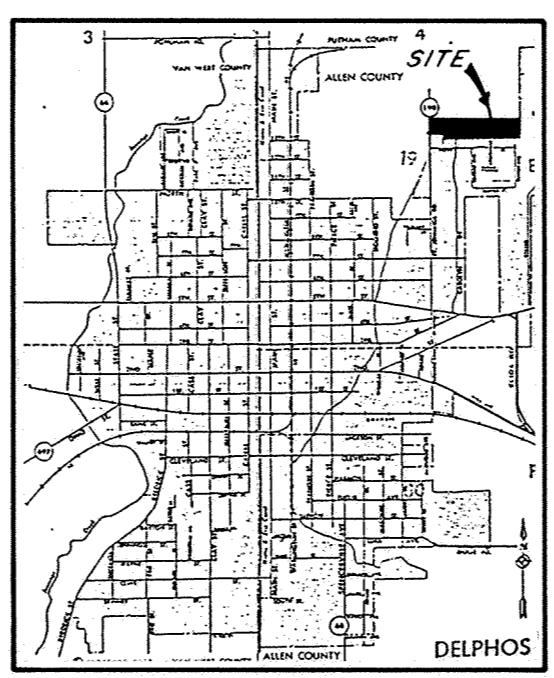
PREPARED: FEBRUARY, 1989

BY: SHELDON AND ASSOCIATES, INC.
 1280 NORTH COLE STREET
 LIMA, OHIO

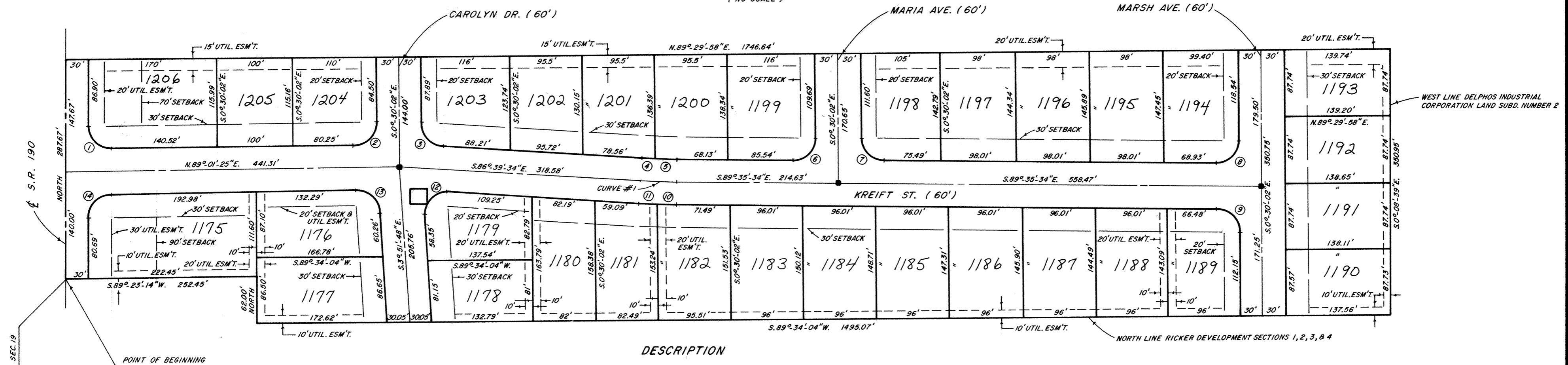


NOTE
 SHADED AREA DENOTES TERRITORY TO BE ANNEXED

HERITAGE MEADOW SUBDIVISION IN THE CITY OF DELPHOS T2S-R5E MARION TOWNSHIP ALLEN COUNTY, OHIO



■ - DENOTES MONUMENT BOX ASSEMBLY



DESCRIPTION

BEING A PARCEL OF LAND SITUATED IN MARION TOWNSHIP, ALLEN COUNTY, OHIO IN THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 5 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR REFERENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4, THENCE NORTH, ON AND ALONG THE CENTERLINE OF STATE ROUTE 190 (FT. JENNINGS ROAD) FOR A DISTANCE OF 1022.43 FEET TO THE PRINCIPAL POINT OF BEGINNING FOR THE PARCEL TO BE CONVEYED BY THIS INSTRUMENT -

THENCE ON AND ALONG THE CENTERLINE OF S.R. 190 (FT. JENNINGS ROAD), NORTH, FOR A DISTANCE OF 287.67 FEET -

THENCE NORTH 89° 29' 58" EAST, FOR A DISTANCE OF 1746.64 FEET -

THENCE ON AND ALONG THE WEST LINE OF THE DELPHOS INDUSTRIAL CORPORATION LAND SUBDIVISION NUMBER 2, SOUTH 0° 08' 39" EAST, FOR A DISTANCE OF 350.95 FEET -

THENCE ON AND ALONG THE NORTH LINE OF RICKEY DEVELOPMENT SECTIONS 1, 2, 3, & 4, SOUTH 89° 34' 04" WEST, FOR A DISTANCE OF 1495.07 FEET -

THENCE NORTH, FOR A DISTANCE OF 62.00 FEET -

THENCE SOUTH 89° 23' 14" WEST, FOR A DISTANCE OF 252.45 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 13.677 ACRES OF LAND, SUBJECT, HOWEVER TO ALL LEGAL EASEMENTS AND RIGHTS-OF-WAY.

Robert E. Chambers

ROBERT E. CHAMBERS
REG. SURVEYOR # 6081

APPROVAL BY CITY OF DELPHOS

I HEREBY CERTIFY THAT THIS PLAT WAS APPROVED BY THE CITY OF DELPHOS ON THIS 10 DAY OF OCT. 1989.

THIS APPROVAL BECOMES VOID UNLESS THIS PLAT IS RECORDED WITHIN 90- (NINETY) DAYS OF THIS APPROVAL.

Harold G. Wiegung
MAYOR

Suzanne J. Will
PRES. COUNCIL

ALLEN COUNTY AUDITOR

I HEREBY CERTIFY THAT THE LAND DESCRIBED BY THIS PLAT WAS TRANSFERRED ON THIS 23 DAY OF October 1989.

H Dean French
ALLEN COUNTY AUDITOR SD

FEE: 16.00

8910723

ALLEN COUNTY RECORDER

I HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORDING ON Oct 23, 1989, AND THAT IT WAS RECORDED ON Oct 23, 1989, IN VOLUME 12 PAGE 12 IN THE PLAT RECORDS OF ALLEN COUNTY, OHIO

Whitney M. Freely
ALLEN COUNTY RECORDER

FEE: 62.10

OWNERS DEDICATION AND ACKNOWLEDGEMENT

WE, THE UNDERSIGNED, BEING ALL THE OWNERS OF THE LAND PLATTED HEREIN DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT, AND DEDICATE THE STREETS AS SHOWN HEREON COMPRISING A TOTAL OF 3.411 ACRES, TO THE PUBLIC USE FOREVER, EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

WITNESS *Stephen J. Mansfield*
Mary Jane Osting

OWNER *James R. Gothaus*
Jeanne M. Gothaus
Harold G. Wiegung
Mayor of City of Delphos

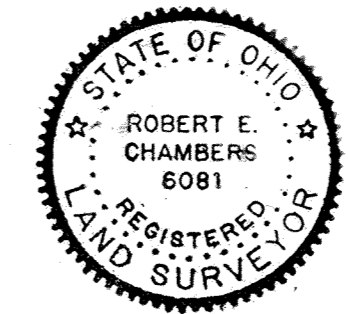
NOTARY PUBLIC, STATE OF OHIO SS ALLEN COUNTY

BE IT REMEMBERED THAT ON THIS 11th DAY OF October 1989 PERSONALLY CAME THE SAID OWNERS, TO ME KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING STATEMENT TO BE THEIR VOLUNTARY ACT AND DEED.

Stephen J. Mansfield
NOTARY PUBLIC IN & FOR SAID COUNTY & STATE

RIGHT-OF-WAY CURVE DATA						
CHORD	Δ	D	RADIUS	Lc	T	
1	S. 45° 29' 18" E. - 42.79'	90° 58' 35"	190° 59' 09"	30'	47.64'	30.52'
2	N. 44° 15' 42" E. - 42.25'	89° 31' 27"	190° 59' 09"	30'	46.87'	29.75'
3	S. 43° 34' 48" E. - 40.98'	86° 09' 32"	190° 59' 09"	30'	45.11'	28.05'
4	S. 87° 13' 22" E. - 17.15'	1° 07' 46"	6° 35' 08"	870'	17.15'	8.58'
5	S. 88° 41' 22" E. - 27.39'	1° 48' 14"	6° 35' 08"	870'	27.39'	13.70'
6	N. 44° 57' 12" E. - 42.76'	90° 54' 28"	190° 59' 09"	30'	47.60'	30.48'
7	S. 45° 02' 48" E. - 42.09'	89° 05' 32"	190° 59' 09"	30'	46.65'	29.53'
8	N. 44° 57' 12" E. - 42.76'	90° 54' 28"	190° 59' 09"	30'	47.60'	30.48'
9	N. 45° 02' 48" W. - 42.09'	89° 05' 32"	190° 59' 09"	30'	46.65'	29.53'
10	N. 88° 51' 03" W. - 24.04'	1° 28' 52"	6° 09' 39"	930'	24.04'	12.02'
11	N. 87° 23' 03" W. - 23.57'	1° 27' 09"	6° 09' 39"	930'	23.58'	11.79'
12	S. 44° 44' 19" W. - 45.01'	97° 12' 14"	190° 59' 09"	30'	50.90'	34.03'
13	N. 47° 25' 12" W. - 41.34'	87° 06' 47"	190° 59' 09"	30'	45.61'	28.53'
14	S. 44° 30' 43" W. - 42.06'	89° 01' 25"	190° 59' 09"	30'	46.61'	29.49'

CENTERLINE CURVE DATA						
CHORD	Δ	D	RADIUS	L	T	
1	S. 88° 07' 27" E. - 46.07'	2° 56' 00"	6° 21' 58"	900'	46.08'	23.04'



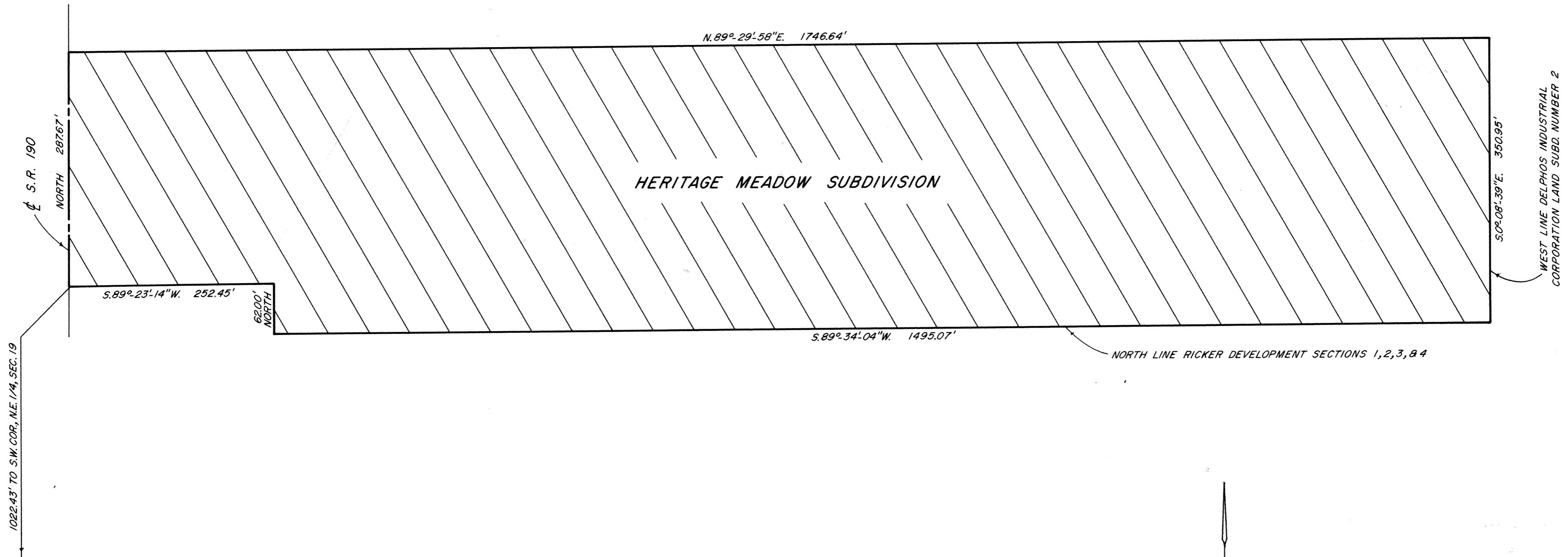
For Affidavit To Correct Error of Misspelled Street Name Kreift Street Name should read Kriefft Street See Deed Vol #731 page #202

PREPARED: JULY 1989
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO

RESTRICTIONS HERITAGE MEADOW SUBDIVISION

1. Said lots shall be used for residence purposes only, and shall not be used for any trade, business or industrial purposes, except for home workshops and home greenhouses incidental to the residential use.
2. No residential dwelling shall be erected, altered, placed or permitted to remain on any lot which shall have a ground floor area of the main structure, exclusive of open porches, verandas, porte cocheres, and garage of less than 1500 square feet, and with a roof pitch of at least 5/12.
3. No structure other than a detached single dwelling with a two car garage shall be erected, maintained or permitted to remain on the premises. No old buildings or structures shall be moved onto any of the building plots in said subdivision and no structure of a temporary character, trailer, recreational vehicles, basement, tent, shack, garage or other outbuilding shall be used on any lot at any time as a residence, either temporarily or permanently. The only exception will be those lots on the East side of Marsh Street. They may have either a single or a double family dwelling constructed on these lots.
4. Any dwelling erected on these premises shall be constructed of new materials. All construction of any kind shall be of new material. No log style structures shall be permitted. Any storage building shall not exceed 12' x 16' and 12' in height.
5. No wall, fence or hedge shall be planted or erected on any building site which shall exceed six feet in height from ground level. No fences of any kind shall be placed in front of the residence.
6. No animals, livestock or poultry shall be kept or maintained on any part of the subdivision except that ordinary household pets may be kept provided they are not kept bred or maintained for any commercial purpose, and do not constitute an annoyance or nuisance.
7. No parking of commercial vehicles shall be permitted in private drives or on the street except for loading or unloading, small panels and pick-ups shall be permitted.
8. No boats, house trailers or campers shall be kept, permitted or used on any lots in this subdivision unless they are located behind the family residence on said lot and not visible from any street.
9. No nuisance, advertising signs, billboards and/or advertising devices except such as pertain to the sale of land upon which said sign is located shall be permitted on said lots, nor shall said lots be used in any way which may endanger the health or unreasonably distract the quiet of any other adjacent lots.
10. No building shall be erected, placed or altered on any building plot in this subdivision until the building plans, specifications, and plot plan showing the location of such building have been approved in writing as to conformity in design with other structures in the subdivision, by the subdivider or his representative.
11. No satellite dishes may be placed in the subdivision.
12. No upground swimming pools over 10' in diameter shall be placed in the subdivision.
13. All driveways shall be constructed of concrete. All lots shall have concrete public walks four feet wide.
14. No residence shall be occupied until the exterior of said structure have been completed.
15. All foundations and flat work is to be contracted with the grantor.
16. Any variance must be approved by the grantors, James R. and Jean Grothouse, their successors or assigns.
17. These restrictions, covenants and conditions shall run with the land and shall be binding on all future owners of all building sites, and all person claiming under them until January 1, 2010 after which time said covenants, conditions, and restrictions shall be automatically extended for successive periods of ten years each; provided that the owners of a three-fourths majority of the building sites may, in writing, change, modify, alter, amend or annul any of the other restrictions, reservations or conditions at any time.
18. These covenants shall be enforceable by injunction and otherwise by the grantor its successors or assigns.
19. Invalidation of any of these covenants by judgement or court order shall in no way affect any of the other provisions which shall remain in force and effect.

DEDICATORS LAND FOR
HERITAGE MEADOW SUBDIVISION
IN THE CITY OF DELPHOS
T2S-R5E
MARION TOWNSHIP
ALLEN COUNTY, OHIO



DESCRIPTION

BEING A PARCEL OF LAND SITUATED IN MARION TOWNSHIP, ALLEN COUNTY, OHIO IN THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 5 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR REFERENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4, THENCE NORTH, ON AND ALONG THE CENTERLINE OF STATE ROUTE 190 (FT. JENNINGS ROAD) FOR A DISTANCE OF 1022.43 FEET TO THE PRINCIPAL POINT OF BEGINNING FOR THE PARCEL TO BE CONVEYED BY THIS INSTRUMENT -

THENCE ON AND ALONG THE CENTERLINE OF S.R. 190 (FT. JENNINGS ROAD), NORTH, FOR A DISTANCE OF 287.67 FEET -

THENCE NORTH 89° 29' 58" EAST, FOR A DISTANCE OF 1746.64 FEET -

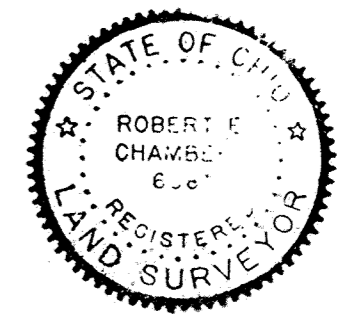
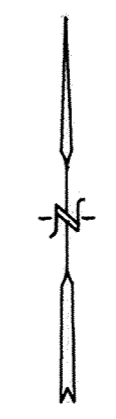
THENCE ON AND ALONG THE WEST LINE OF THE DELPHOS INDUSTRIAL CORPORATION LAND SUBDIVISION NUMBER 2, SOUTH 0° 08' 39" EAST, FOR A DISTANCE OF 350.95 FEET -

THENCE ON AND ALONG THE NORTH LINE OF RICKER DEVELOPMENT SECTIONS 1, 2, 3, & 4, SOUTH 89° 34' 04" WEST, FOR A DISTANCE OF 1495.07 FEET -

THENCE NORTH, FOR A DISTANCE OF 62.00 FEET -

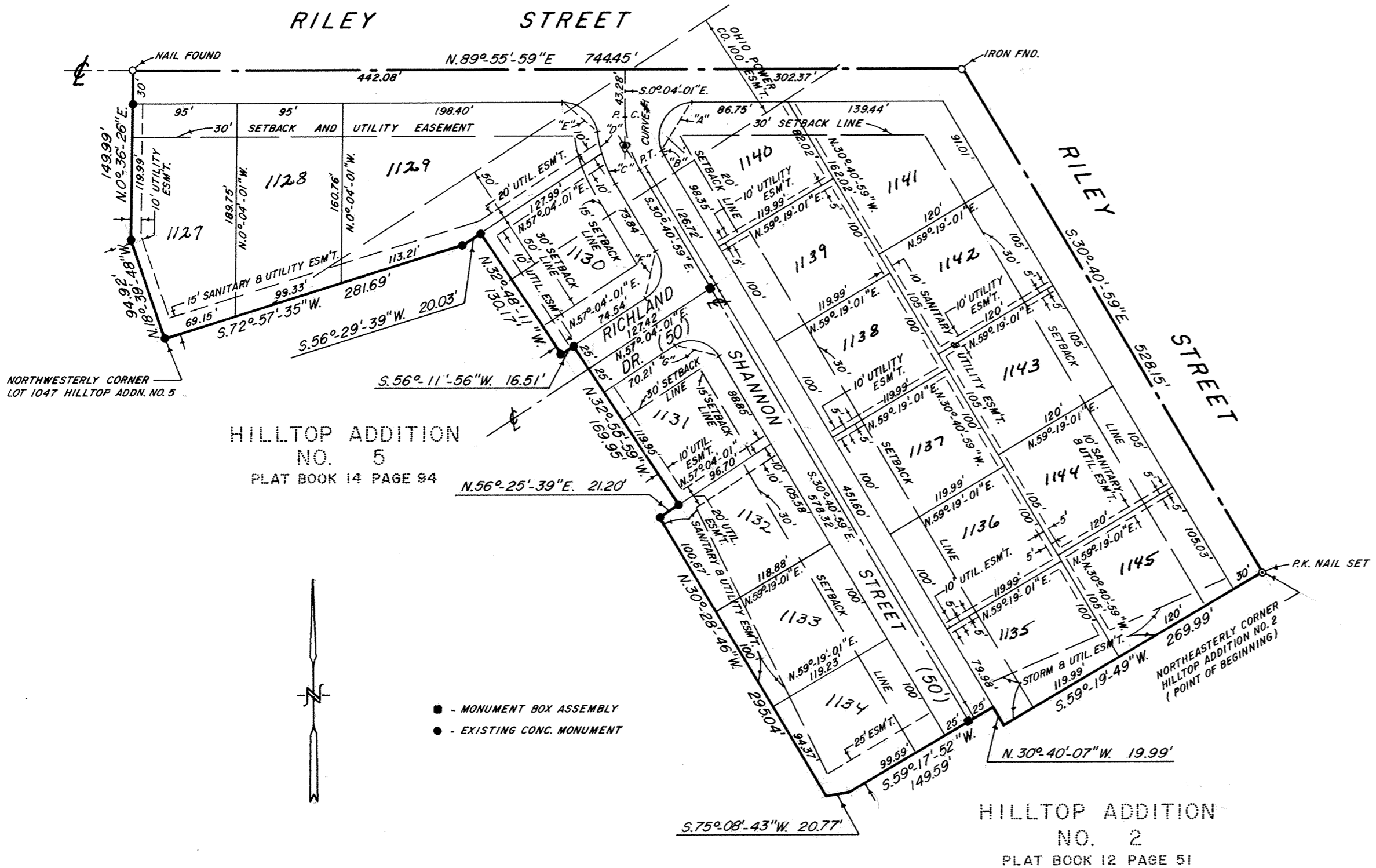
THENCE SOUTH 89° 23' 14" WEST, FOR A DISTANCE OF 252.45 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 13.677 ACRES OF LAND, SUBJECT, HOWEVER TO ALL LEGAL EASEMENTS AND RIGHTS-OF-WAY.



Robert E. Chambers
ROBERT E. CHAMBERS
REG. SURVEYOR # 6081

PREPARED: JULY 1989
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO



HILLTOP ADDITION NO. 6 IN THE N.W. 1/4, SECTION 1 T2S - R8E VILLAGE OF BLUFFTON ALLEN COUNTY, OHIO

DESCRIPTION

BEING A PARCEL OF LAND SITUATED IN THE VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO IN THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 2 SOUTH, RANGE 8 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF HILLTOP ADDITION NO. 2 AS RECORDED IN PLAT BOOK 12, PAGE 51, IN THE ALLEN COUNTY PLAT RECORDS, SAID POINT ALSO BEING ON THE CENTERLINE OF RILEY STREET -

THENCE ALONG HILLTOP ADDITION NO. 2 WITH THE FOLLOWING THREE (3) COURSES:

SOUTH 59° 19' 49" WEST, FOR A DISTANCE OF 269.99 FEET -
NORTH 30° 40' 07" WEST, FOR A DISTANCE OF 19.99 FEET -
SOUTH 59° 17' 52" WEST, FOR A DISTANCE OF 149.59 FEET -

THENCE SOUTH 75° 08' 43" WEST, FOR A DISTANCE OF 20.77 FEET -

THENCE ALONG HILLTOP ADDITION NO. 5 WITH THE FOLLOWING SEVEN (7) COURSES:

NORTH 30° 28' 46" WEST, FOR A DISTANCE OF 295.04 FEET -
NORTH 56° 25' 39" EAST, FOR A DISTANCE OF 21.20 FEET -
NORTH 32° 55' 59" WEST, FOR A DISTANCE OF 169.95 FEET -
SOUTH 56° 11' 56" WEST, FOR A DISTANCE OF 16.51 FEET -
NORTH 32° 48' 11" WEST, FOR A DISTANCE OF 130.17 FEET -
SOUTH 56° 29' 39" WEST, FOR A DISTANCE OF 20.03 FEET -
SOUTH 72° 57' 35" WEST, FOR A DISTANCE OF 281.69 FEET TO THE NORTHWESTERLY CORNER OF LOT #1047 IN HILLTOP ADDITION NO. 5 -

THENCE NORTH 18° 39' 48" WEST, FOR A DISTANCE OF 94.92 FEET -

THENCE NORTH 0° 36' 26" EAST, FOR A DISTANCE OF 149.99 FEET TO THE CENTERLINE OF RILEY STREET -

THENCE ALONG THE CENTERLINE OF RILEY STREET WITH THE FOLLOWING TWO (2) COURSES:

NORTH 89° 55' 59" EAST, FOR A DISTANCE OF 744.45 FEET -
SOUTH 30° 40' 59" EAST, FOR A DISTANCE OF 528.15 FEET TO THE POINT OF BEGINNING.

CONTAINING 7.784 ACRES OF LAND, SUBJECT, HOWEVER TO ALL LEGAL EASEMENTS AND RIGHTS-OF-WAY.

Robert E. Chambers

ROBERT E. CHAMBERS
REG. SURVEYOR # 6081

APPROVAL BY VILLAGE OF BLUFFTON

I HEREBY CERTIFY THAT THIS PLAT WAS APPROVED BY THE VILLAGE OF BLUFFTON THIS 9th DAY OF Nov. 1989.

THIS APPROVAL BECOMES VOID UNLESS THIS PLAT IS RECORDED WITHIN 90- (NINETY) DAYS OF THIS APPROVAL.

Roger Edwards
MAYOR

Morris Groman
PRES. COUNCIL

ALLEN COUNTY AUDITOR

I HEREBY CERTIFY THAT THE LAND DESCRIBED BY THIS PLAT WAS TRANSFERRED ON THIS 9th DAY OF NOV. 1989.

H. Dean French
ALLEN COUNTY AUDITOR

FEE: \$ 9.50

89 11392

ALLEN COUNTY RECORDER

I HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORDING ON 9th of Nov 1989, AND THAT IT WAS RECORDED ON Nov 9, 1989, IN VOLUME 12 PAGE 15 IN THE PLAT RECORDS OF ALLEN COUNTY, OHIO @ 1:35 PM

Abuta M. Lee By J.M.
ALLEN COUNTY RECORDER

FEE: \$ 62.10

OWNERS DEDICATION AND ACKNOWLEDGEMENT

WE, THE UNDERSIGNED, BEING ALL THE OWNERS OF THE LAND PLATTED HEREIN DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT, AND DEDICATE THE STREETS AS SHOWN HEREON COMPRISING A TOTAL OF 1.737 ACRES, TO THE PUBLIC USE FOREVER, EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

WITNESS *Daniel J. Kleinf*

OWNER *Donald E. Jemmel*

Robert E. Chambers

NOTARY PUBLIC, STATE OF OHIO S S ALLEN COUNTY

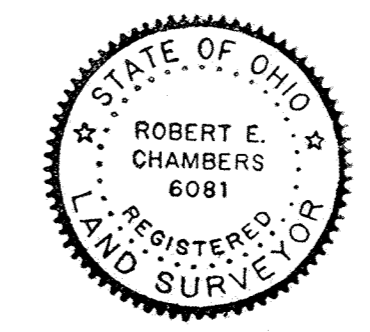
BE IT REMEMBERED THAT ON THIS 26th DAY OF Oct. 1989 PERSONALLY CAME THE SAID OWNERS, TO ME KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING STATEMENT TO BE THEIR VOLUNTARY ACT AND DEED.

Sheldon Sheldon Davis

NOTARY PUBLIC IN & FOR SAID COUNTY & STATE

RIGHT-OF-WAY CURVE DATA						
CHORD	Δ	D	RADIUS	Lc	T	
A N.31° 13' 42" E. - 51.27'	117° 24' 35"	190° 59' 09"	30'	61.48'	49.35'	
B N.29° 04' 38" W. - 3.71'	3° 12' 24"	86° 22' 28"	66.33'	3.71'	1.86'	
C N.23° 51' 19" W. - 27.66'	13° 39' 19"	49° 15' 04"	116.33'	27.73'	13.93'	
D N.11° 49' 45" W. - 21.08'	10° 23' 52"	49° 15' 04"	116.33'	21.11'	10.58'	
E N.48° 20' 55" W. - 39.93'	83° 26' 12"	190° 59' 09"	30'	43.69'	26.75'	
F N.13° 11' 31" E. - 41.59'	87° 45' 00"	190° 59' 09"	30'	45.95'	28.84'	
G S.76° 48' 28" E. - 43.25'	92° 15' 00"	190° 59' 09"	30'	48.30'	31.20'	

CENTERLINE CURVE DATA					
CHORD	Δ	D	RADIUS	L	T
1 N.15° 22' 30" W. - 48.23'	30° 36' 58"	62° 43' 55"	91.33'	48.8'	25'



PREPARED: OCTOBER 13, 1989
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO

RESTRICTIONS
HILL TOP ADDITION # 6
BLUFFTON, OHIO

For Amendment to Restrictions
Lot 1139 Hilltop Addn
See Deed Vol # 766 pg #128

1. *Said lots shall be used for residence purposes only, and shall not be used for any trade, business or industrial purposes, except for home work shops and home greenhouses incidental to the residential use.*
2. *No residential building shall be erected, altered, placed or permitted to remain on any lot which shall have a ground floor area of the main structure, exclusive of open porches, verandas, porte cocheres, and garage of less than 1400 square feet.*
3. *Although said lots may be divided or combined with other lots, no residential building plot shall be created and used as a home site which has a frontage less than shown on the plat herein.*
4. *Setback lines will be as shown on plat.*
5. *No old buildings or structures shall be moved onto any of the building plots in said Addition, and no structure of a temporary character, trailer, basement, tent, shack, garage or other outbuilding shall be used on any lot at any time as a residence, either temporarily or permanently. All construction of any kind shall be of new materials. No modular construction shall be permitted without prior approval by Don Kimmel, Developer.*
6. *Permanent easements for utility purposes are hereby created and reserved as shown on the recorded plat herein except that in the case of a subdivision or combination of lots to create a new residential building plot, the areas reserved for utility purposes shall be calculated from the new residential plot boundary lines as distinguished from the original lines shown on the plat herein.*
7. *No animals, livestock or poultry shall be kept or maintained on any part of this addition except that ordinary household pets may be kept, provided they are not kept, bred or maintained for any commercial purposes, and do not constitute an annoyance or nuisance.*
8. *No nuisance, advertising signs, billboards and/or other advertising devices except such as pertain to the sale of the land upon which said sign is located shall be permitted on said lots, nor shall said lots be used in any way which may endanger the health or unreasonably distract the quiet of any other of the adjacent lots.*
9. *No intoxicating beverages or habit-producing drugs shall be manufactured or sold nor shall commercial gambling be permitted in said addition.*
10. *Nothing shall be permitted on said lots which may be or become detrimental to a good neighborhood.*
11. *Enforcement of the within conditions or restrictions shall be by proceedings at law in equity against any person or persons violating or attempting to violate the same, either to restrain violation or to recover damage.*
12. *Invalidation of any of these covenants by judgement or court order shall in no way effect any of the other provisions which shall remain in full force and affect.*
13. *The foregoing restrictions, covenants and conditions shall run with the land and shall be binding on all future owners of all building sites, and all persons claiming under them until January 1, 2009, after which time covenants, conditions, and restrictions shall be automatically extended for successive periods of ten (10) years each; provided that the owners of a three-fourths majority of the building sites, may, in writing, change, alter, amend or annul any of the other restrictions, reservations or conditions at any time.*

**DEDICATORS LAND
 HILLTOP ADDITION NO. 6
 IN THE N.W. 1/4, SECTION 1
 T 2 S - R 8 E
 VILLAGE OF BLUFFTON
 ALLEN COUNTY, OHIO**

DESCRIPTION

BEING A PARCEL OF LAND SITUATED IN THE VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO IN THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 2 SOUTH, RANGE 8 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF HILLTOP ADDITION NO. 2 AS RECORDED IN PLAT BOOK 12, PAGE 51, IN THE ALLEN COUNTY PLAT RECORDS, SAID POINT ALSO BEING ON THE CENTERLINE OF RILEY STREET -

THENCE ALONG HILLTOP ADDITION NO. 2 WITH THE FOLLOWING THREE (3) COURSES:

SOUTH 59° 19' 49" WEST, FOR A DISTANCE OF 269.99 FEET -
 NORTH 30° 40' 07" WEST, FOR A DISTANCE OF 19.99 FEET -
 SOUTH 59° 17' 52" WEST, FOR A DISTANCE OF 149.59 FEET -

THENCE SOUTH 75° 08' 43" WEST, FOR A DISTANCE OF 20.77 FEET -

THENCE ALONG HILLTOP ADDITION NO. 5 WITH THE FOLLOWING SEVEN (7) COURSES:

NORTH 30° 28' 46" WEST, FOR A DISTANCE OF 295.04 FEET -
 NORTH 56° 25' 39" EAST, FOR A DISTANCE OF 21.20 FEET -
 NORTH 32° 55' 59" WEST, FOR A DISTANCE OF 169.95 FEET -
 SOUTH 56° 11' 56" WEST, FOR A DISTANCE OF 16.51 FEET -
 NORTH 32° 48' 11" WEST, FOR A DISTANCE OF 130.17 FEET -
 SOUTH 56° 29' 39" WEST, FOR A DISTANCE OF 20.03 FEET -
 SOUTH 72° 57' 35" WEST, FOR A DISTANCE OF 281.69 FEET TO THE NORTHWESTERLY CORNER OF LOT # 1047 IN HILLTOP ADDITION NO. 5 -

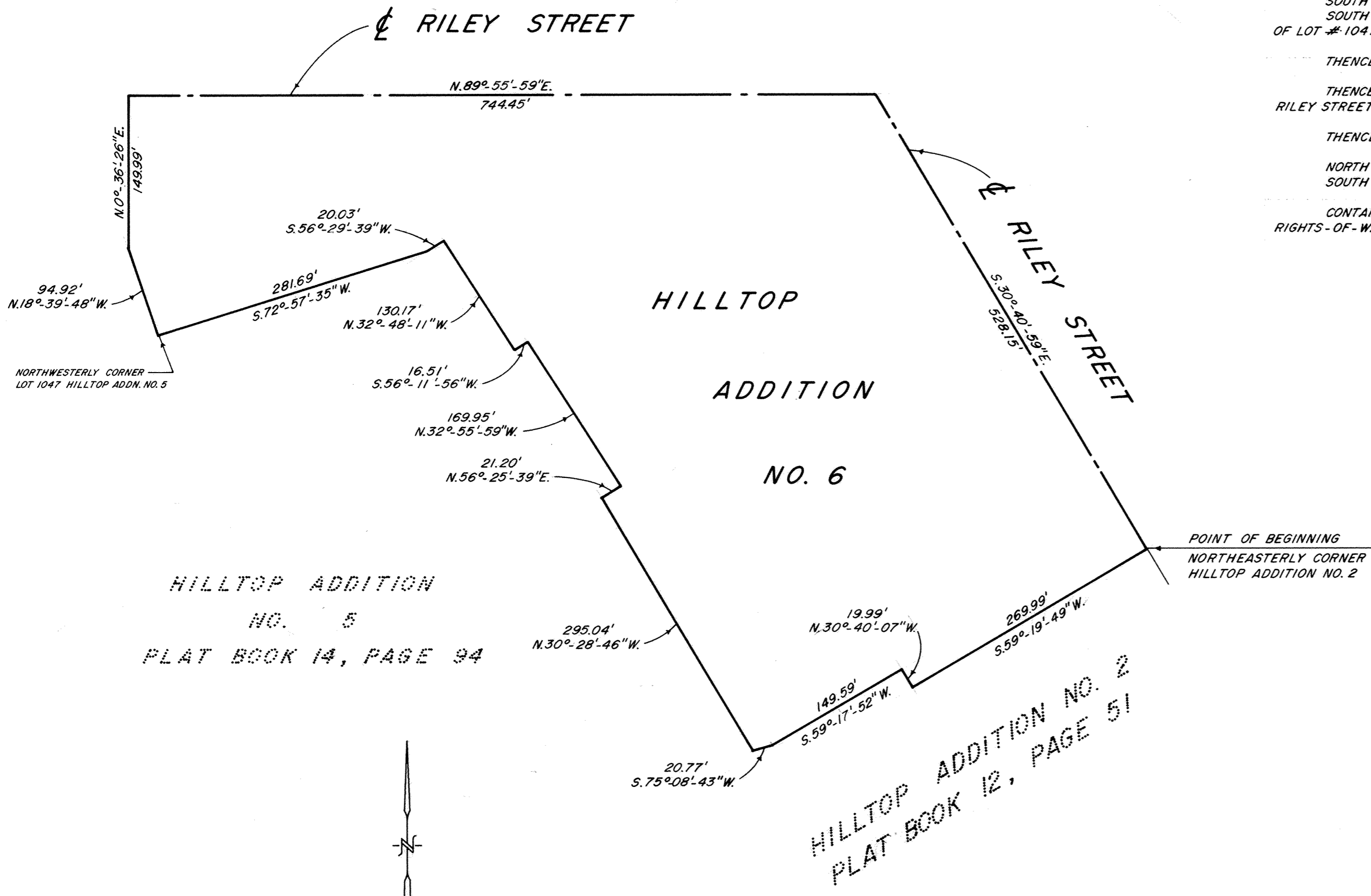
THENCE NORTH 18° 39' 48" WEST, FOR A DISTANCE OF 94.92 FEET -

THENCE NORTH 0° 36' 26" EAST, FOR A DISTANCE OF 149.99 FEET TO THE CENTERLINE OF RILEY STREET -

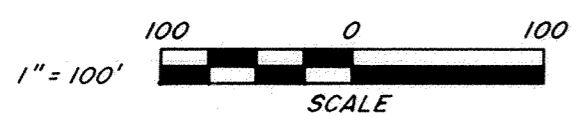
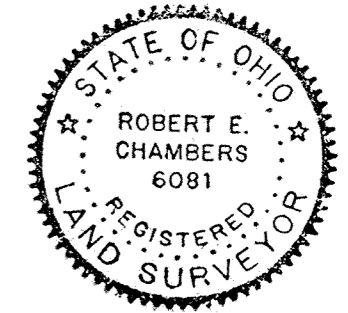
THENCE ALONG THE CENTERLINE OF RILEY STREET WITH THE FOLLOWING TWO (2) COURSES:

NORTH 89° 55' 59" EAST, FOR A DISTANCE OF 744.45 FEET -
 SOUTH 30° 40' 59" EAST, FOR A DISTANCE OF 528.15 FEET TO THE POINT OF BEGINNING.

CONTAINING 7.784 ACRES OF LAND, SUBJECT, HOWEVER TO ALL LEGAL EASEMENTS AND RIGHTS-OF-WAY.



Robert E. Chambers
 ROBERT E. CHAMBERS
 REG. SURVEYOR # 6081



PREPARED: OCTOBER 18, 1989
 BY: SHELDON & ASSOC. INC.
 1280 N. COLE ST.
 LIMA, OHIO

BROOKHAVEN CONDOMINIUM N°14 Sheet 1 of 4 Exhibit "B" 18

LOT N° 28539

EDGEWOOD ESTATES N°12-D

BROOKHAVEN CONDOMINIUM N°14 consist of Lot N° 28539 in Edgewood Estates N°12-D as recorded in Plat Book N°17 on Page N°172 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plat Plan of BROOKHAVEN CONDOMINIUM N°14, one page of the floor plan, one page of elevation views of the building and one page showing the survey of the dedicatory's land, show insofar as graphically possible (1) the particulars of the building in the condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

Richard D. Morrisey
Registered Surveyor
N° 6470
Richard D. Morrisey, L.S.
KUCK and MORRISEY, Inc.

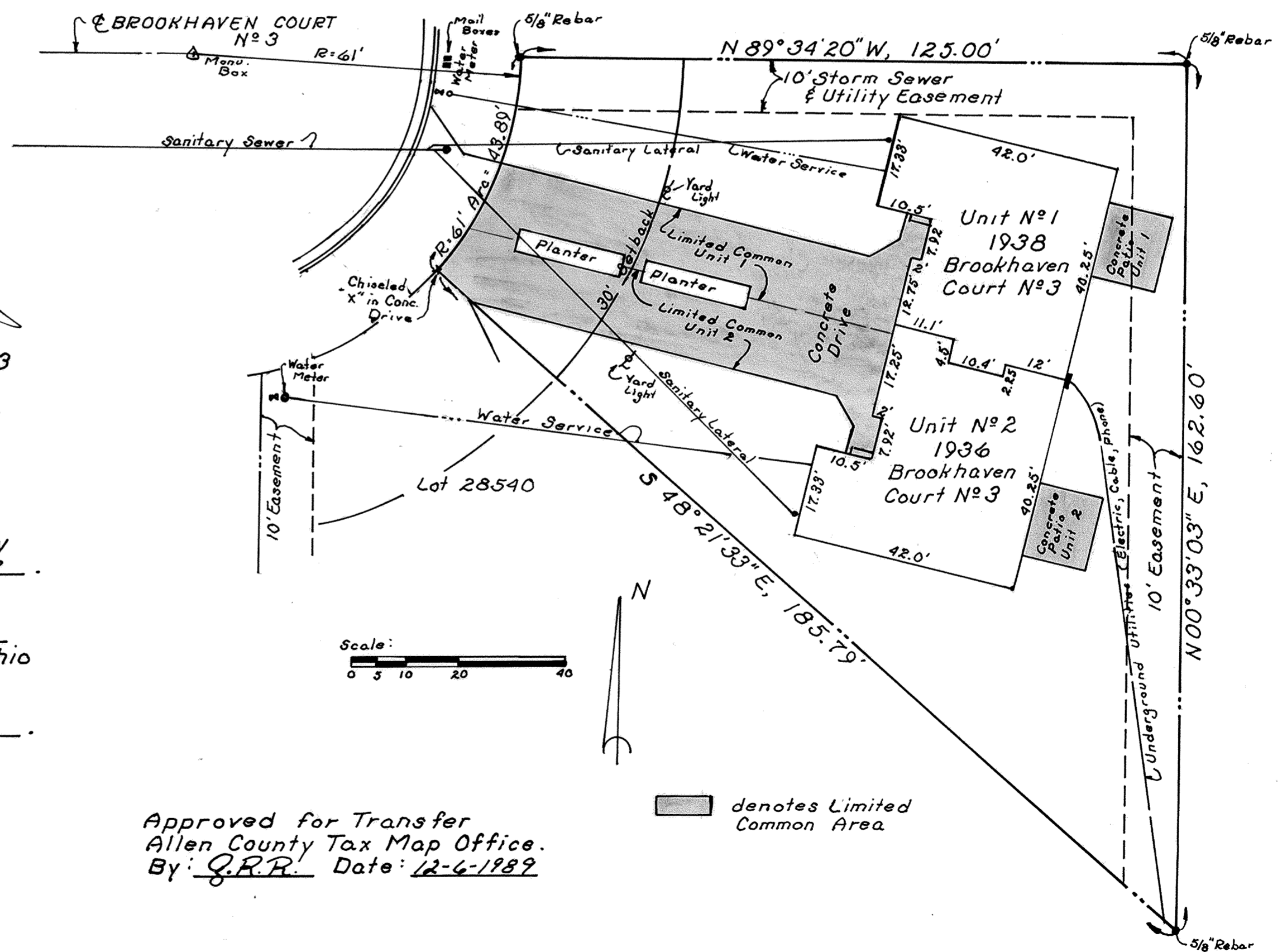
Richard D. Morrisey
Professional Engineer
N° 34373
Richard D. Morrisey, P.E.
KUCK and MORRISEY, Inc.

N° 8912362
Filed for record this 6th day of Dec, 1989
at 10:15 o'clock A.M. in the office of the Allen County
Recorder and recorded in Plat Book 18 on Page 18.

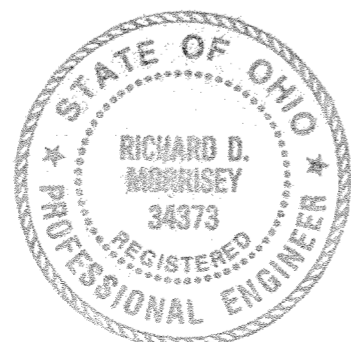
Fee: \$22.80

Debra M. Lee by Jm
RECORDER, Allen County, Ohio

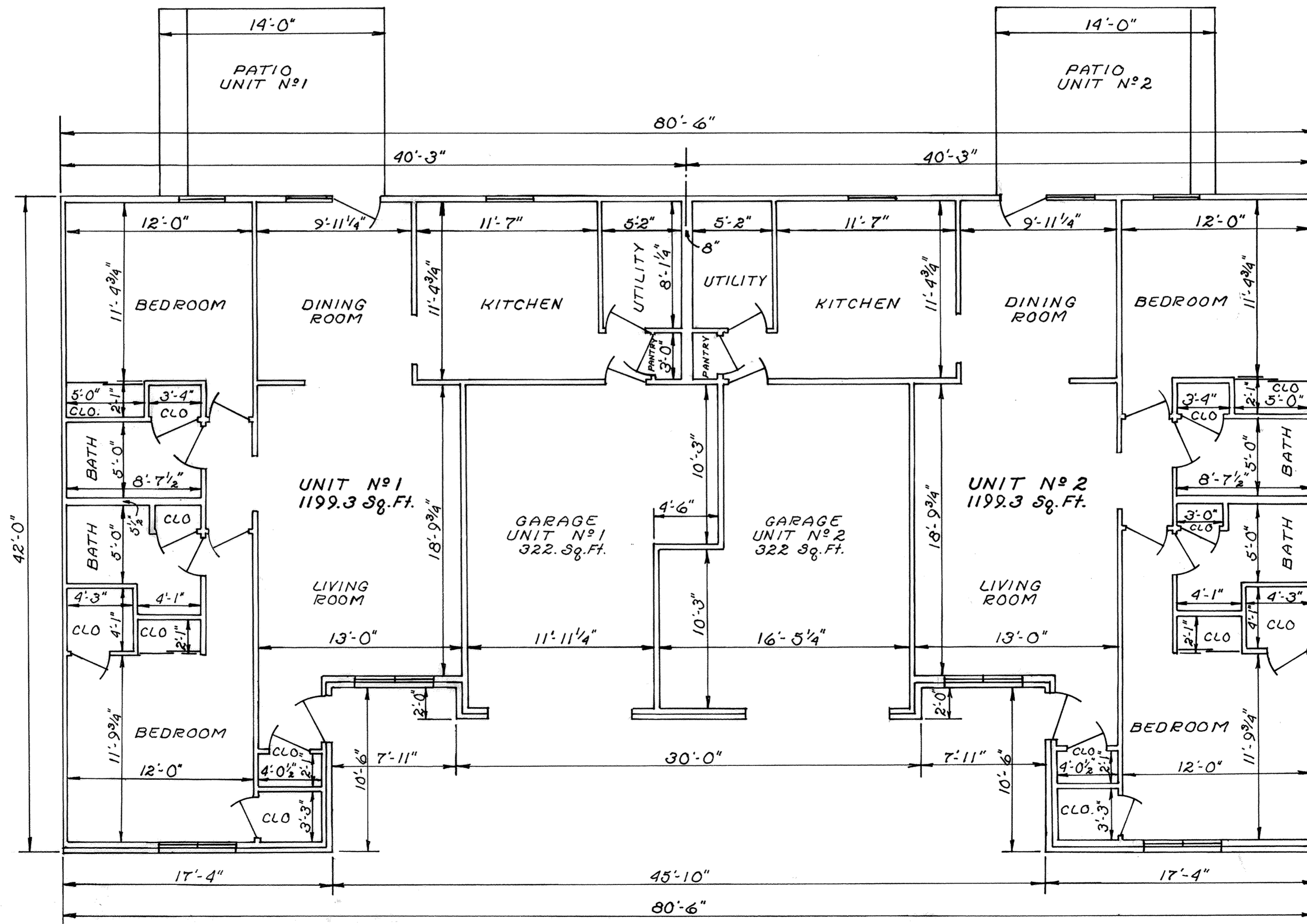
For DECLARATIONS see Deed Volume 732 Page 267.



Approved for Transfer
Allen County Tax Map Office.
By: J.R.R. Date: 12-6-1989



LOT N^o 28539
EDGEWOOD ESTATES N^o12-D



All interior wall dimensions are 3/2" unless otherwise shown.
All interior dimensions are face to face of studs.

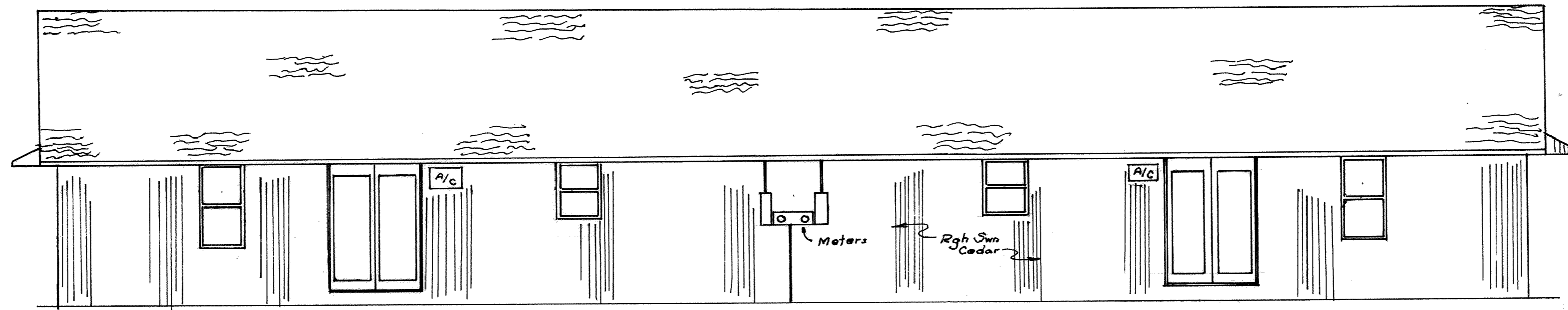
FLOOR PLAN

BROOKHAVEN CONDOMINIUM N^o14

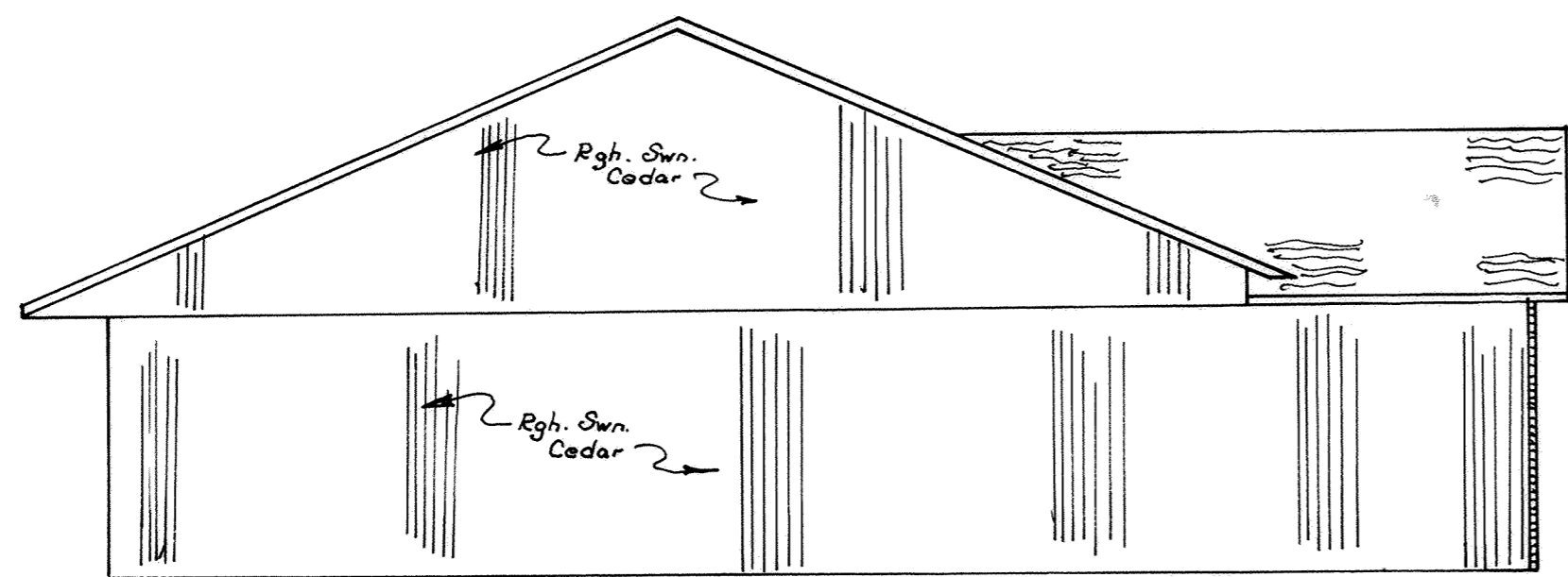
Sheet 3 of 4
Exhibit "B"

LOT N^o 28539

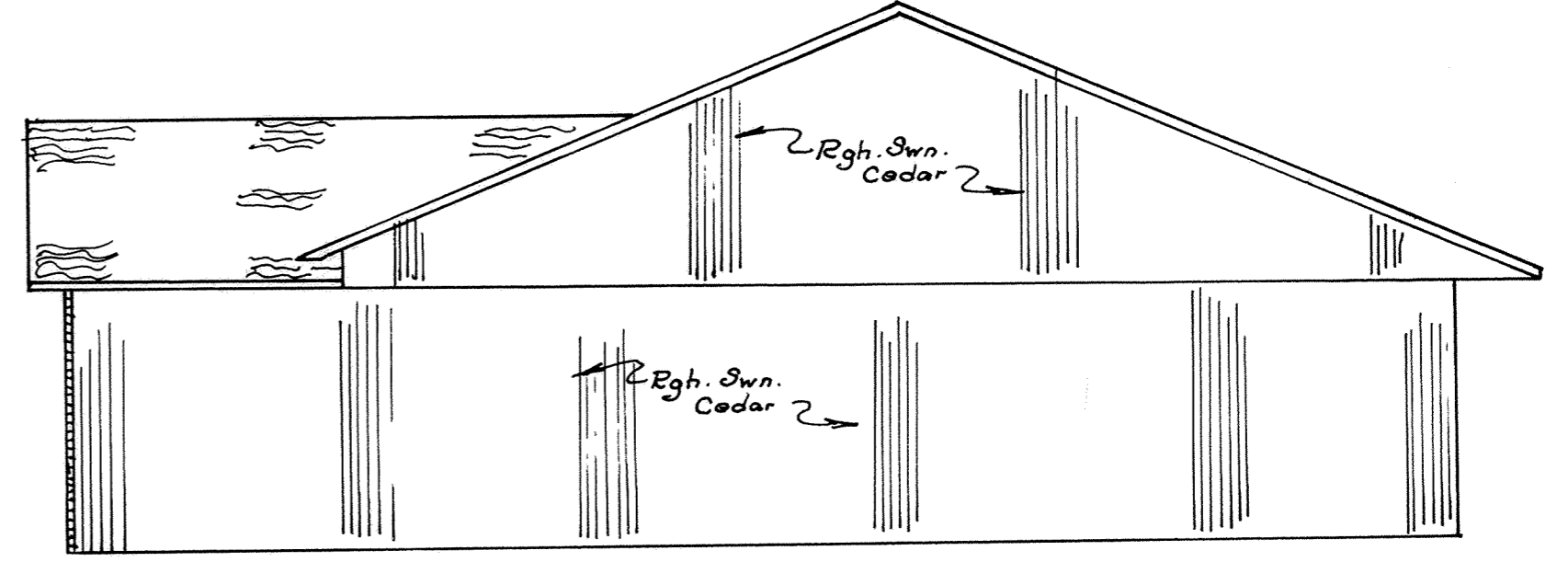
EDGEWOOD ESTATES N^o12-D



EAST ELEVATION

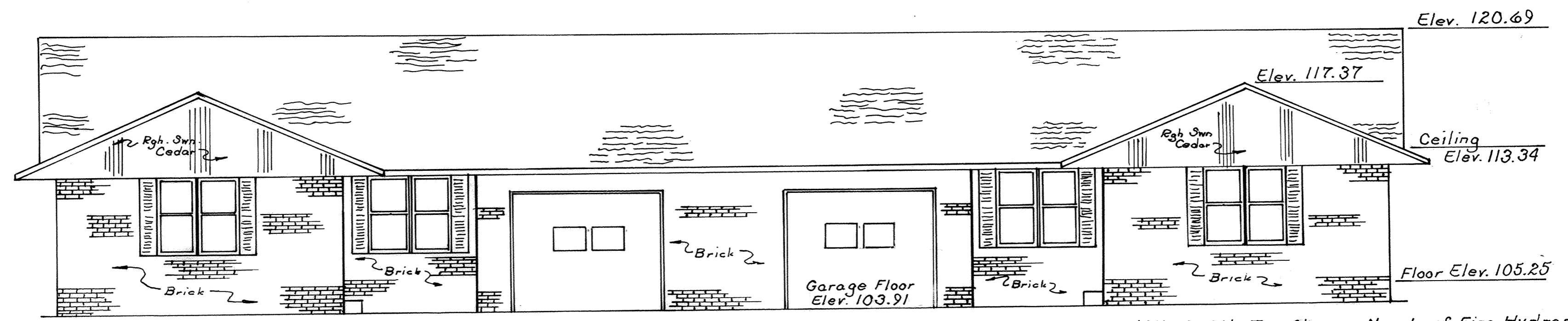


NORTH ELEVATION



SOUTH ELEVATION

NOTE: Elevation shown in WEST ELEVATION view are typical for all ELEVATION views



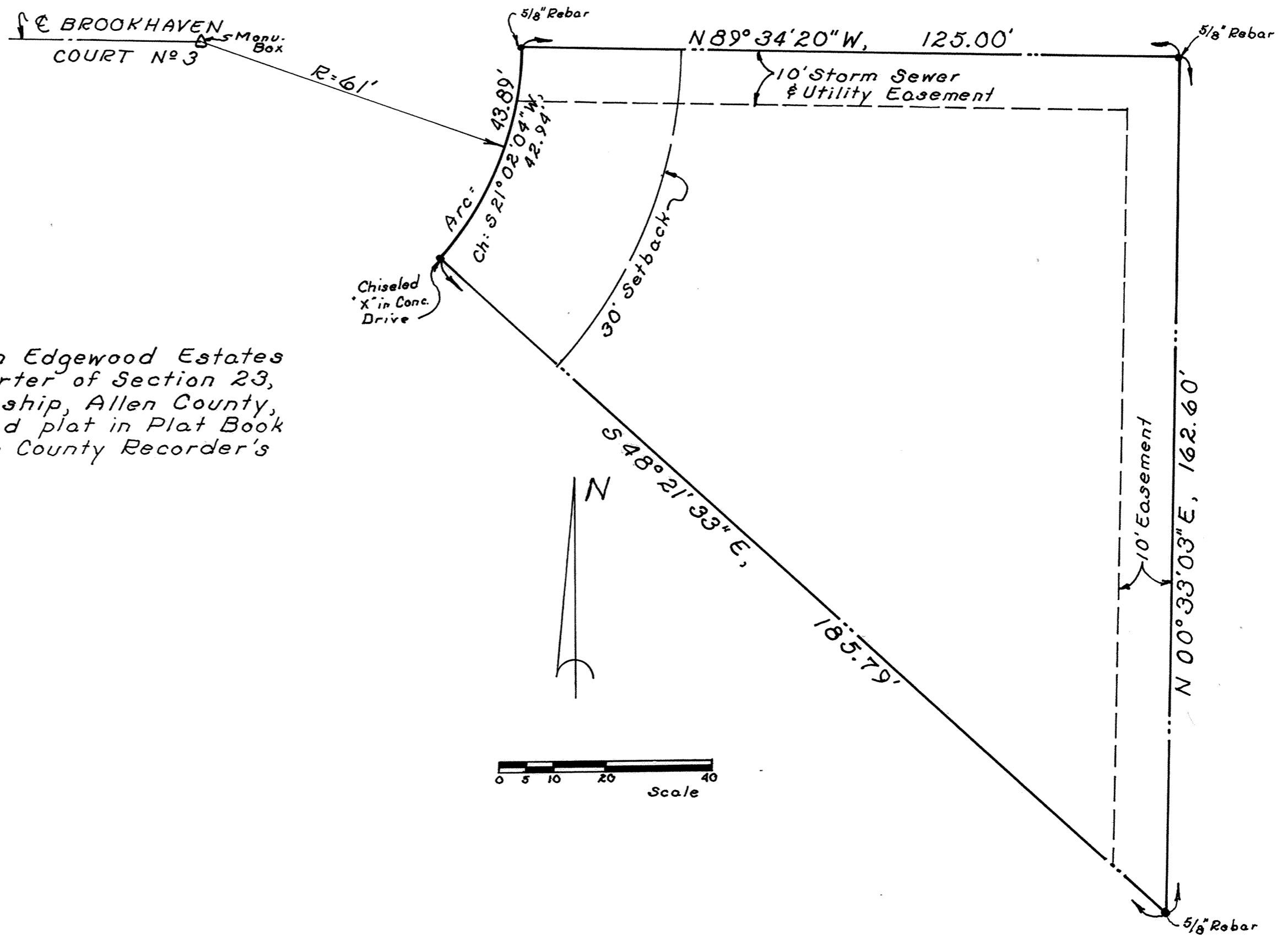
WEST ELEVATION

BENCH MARK: Top Steamer Nozzle of Fire Hydrant
N.E. quadrant of Intersection Brookhaven
Court N^o 3 and Brookhaven Drive
Elev. 106.37

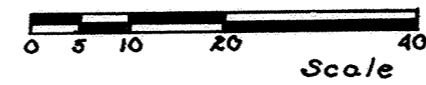
BROOKHAVEN CONDOMINIUM N^o14 Sheet 4 of 4
Exhibit "B"

21

LOT N^o 28539
EDGEWOOD ESTATES N^o12-D
SURVEY OF DEDICATOR'S LAND



Being all of Lot N^o 28539 in Edgewood Estates N^o 12-D in the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio as shown on the recorded plat in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.



KIMBERLY CONDOMINIUM N^o 1

LOT N^o 27219

EDGEWOOD ESTATES N^o 10-B

KIMBERLY CONDOMINIUM N^o 1 consist of Lot N^o 27219 in Edgewood Estates N^o 10-B as recorded in Plat Book N^o 14 on page 108 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of KIMBERLY CONDOMINIUM N^o 1, one page of the floor plan, one page of elevation views of the building and one page showing the survey of dedicator's land, show insofar as graphically possible (1) the particulars of the building in the condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions areas and facilities and the limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings accurately show the building as constructed.

Richard D. Morrisey
Registered Surveyor N^o 6470
Richard D. Morrisey, L.S.
RUCK and MORRISEY, Inc.

Richard D. Morrisey
Professional Engineer N^o 34373
Richard D. Morrisey, P.E.
RUCK and MORRISEY, Inc.

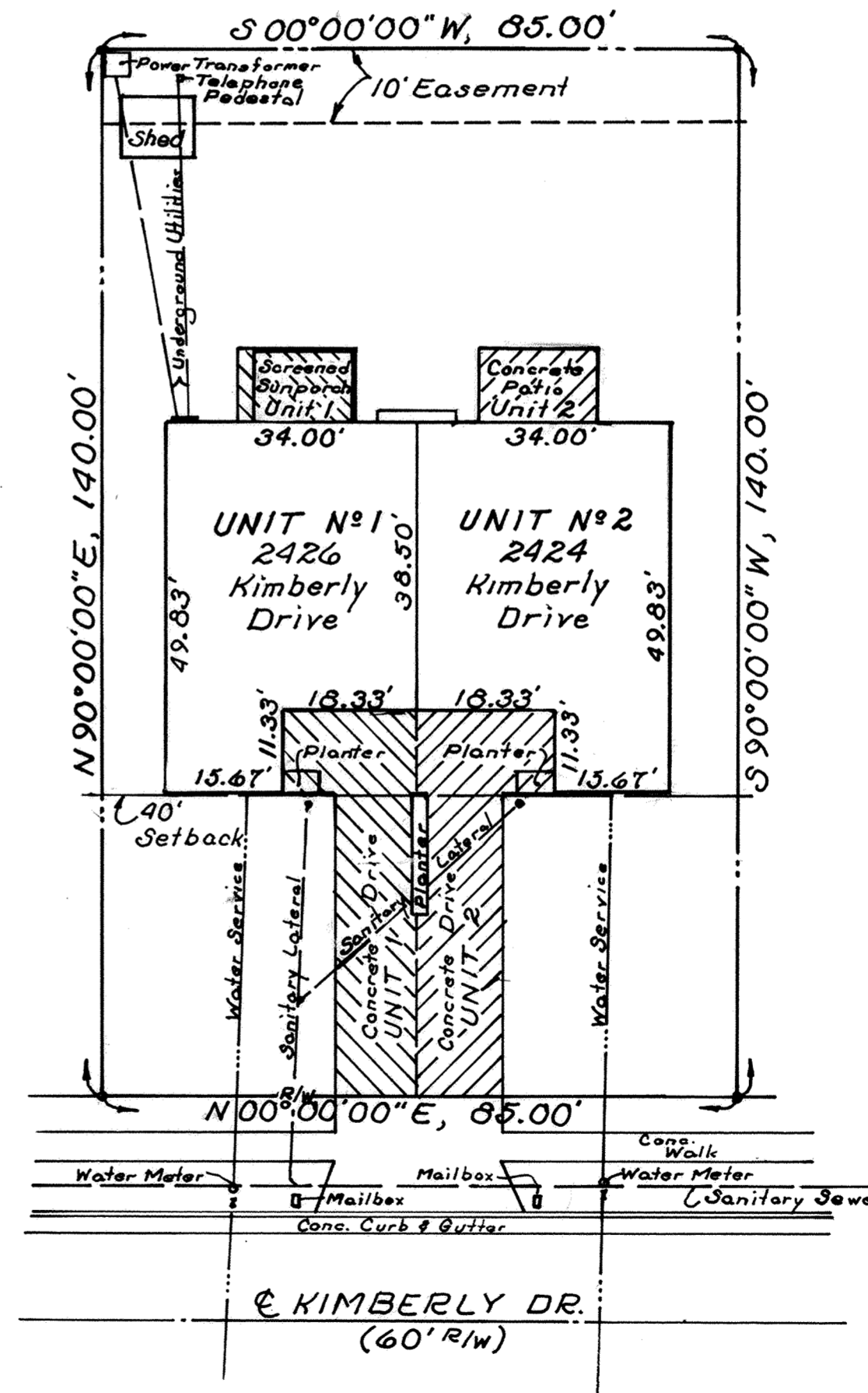
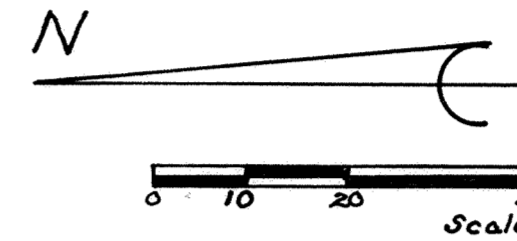
N^o 8912615
Filed for record this 12th day of Dec, 1989 at 4:08 o'clock P.M.
in the office of the Allen County Recorder and recorded in Plat Book 18
on Page 22.

Fee: \$ 82.80

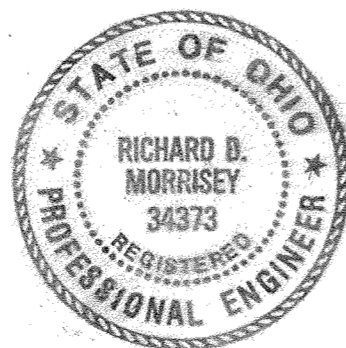
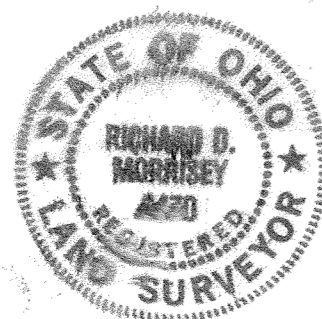
Albert M. Lee by pr
RECORDER, Allen County, Ohio.

For DECLARATIONS see Deed Volume 732 Page 480.

Approved for Transfer
Allen County Tax Map Office
By: *J.R.* Date: 12-13-1989



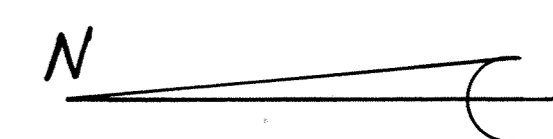
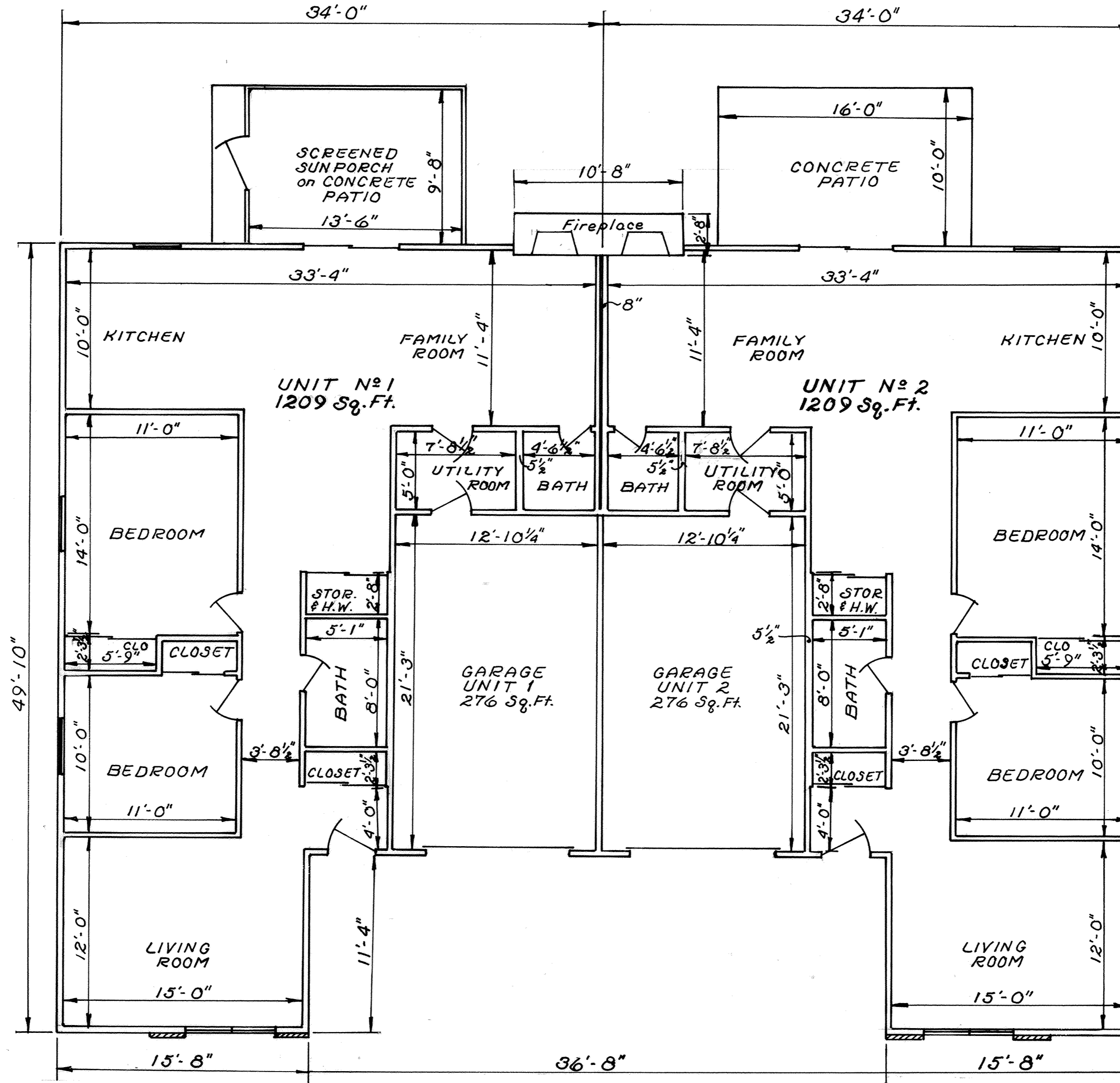
denotes Limited Common Area Unit 1
 denotes Limited Common Area Unit 2



KIMBERLY CONDOMINIUM N^o 1

LOT N^o 27219

EDGEWOOD ESTATES N^o 10-B



FLOOR PLAN

Unit Areas are calculated using out-to-out dimensions.

All interior dimensions are face to face of studs.

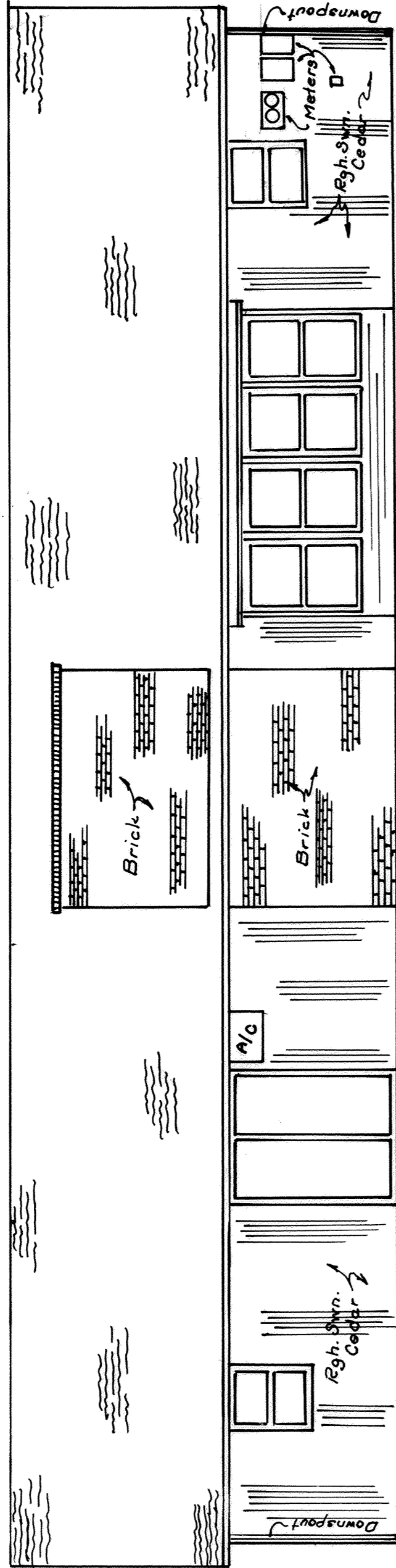
All interior wall dimensions are 3 1/2" unless otherwise shown.

All exterior wall dimensions are 4".

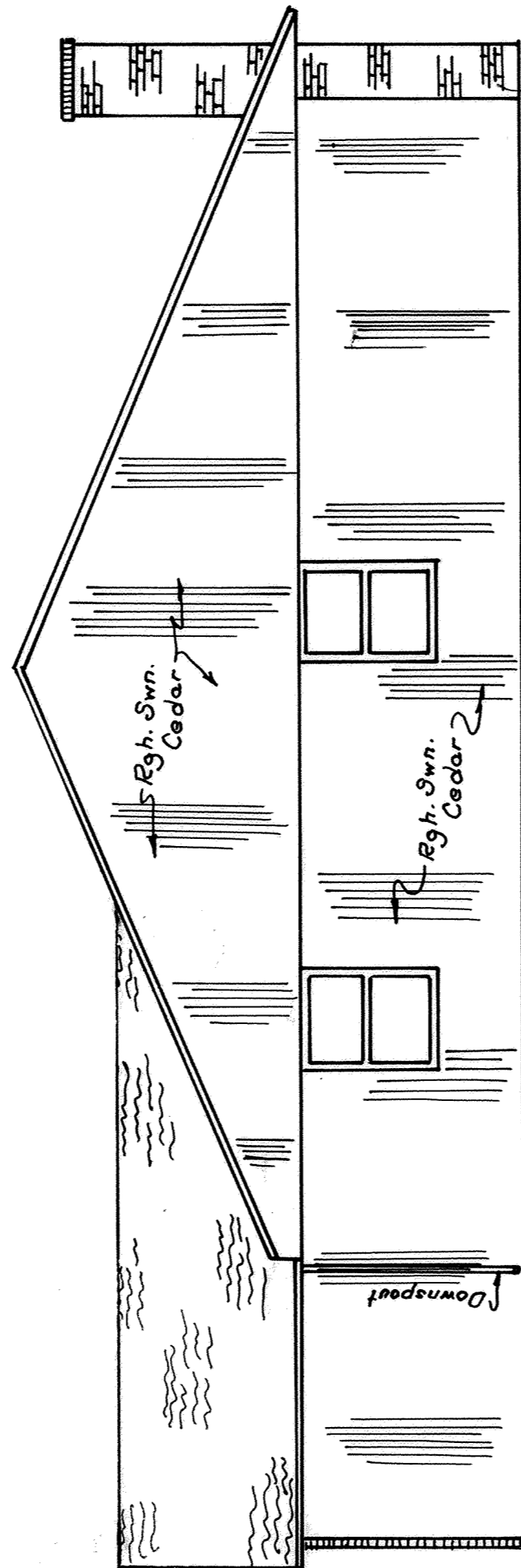
KIMBERLY CONDOMINIUM N^o 1

LOT N^o 27219

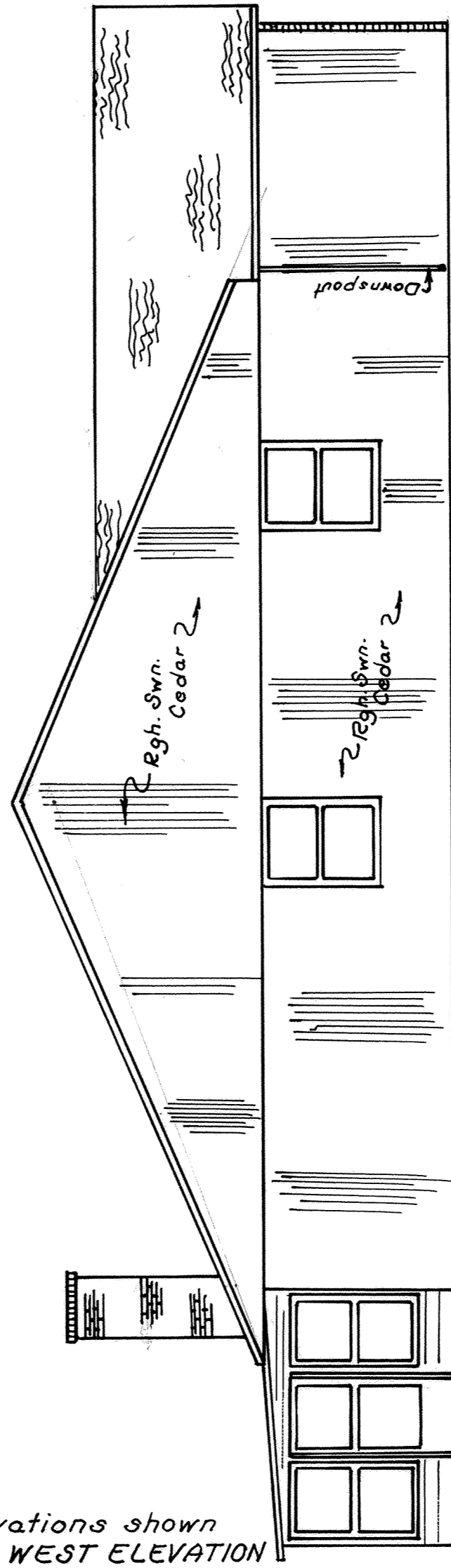
EDGEWOOD ESTATES N^o 10-B



EAST ELEVATION

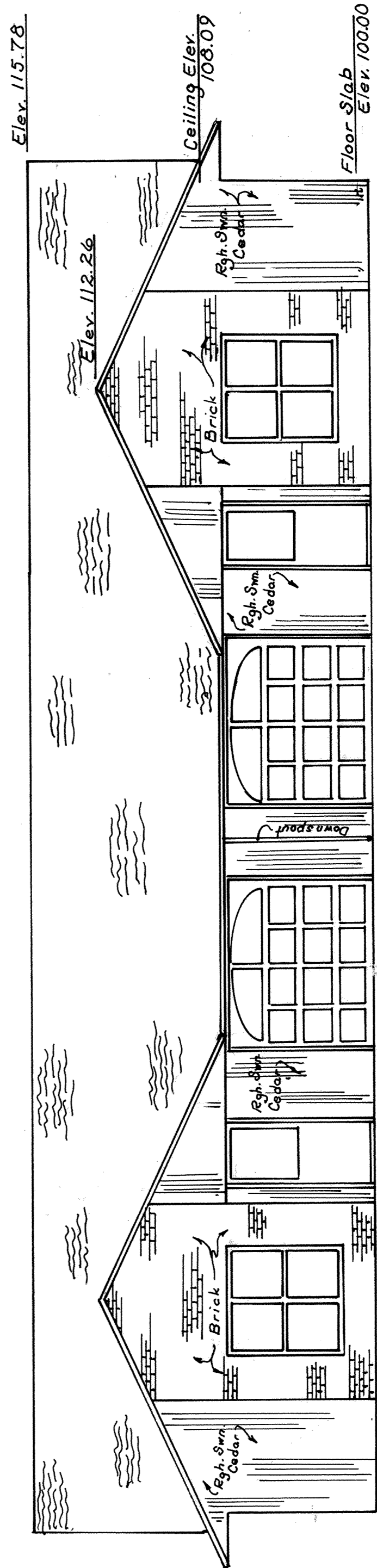


SOUTH ELEVATION



NORTH ELEVATION

NOTE: Elevations shown in the WEST ELEVATION view are typical for all ELEVATION views.

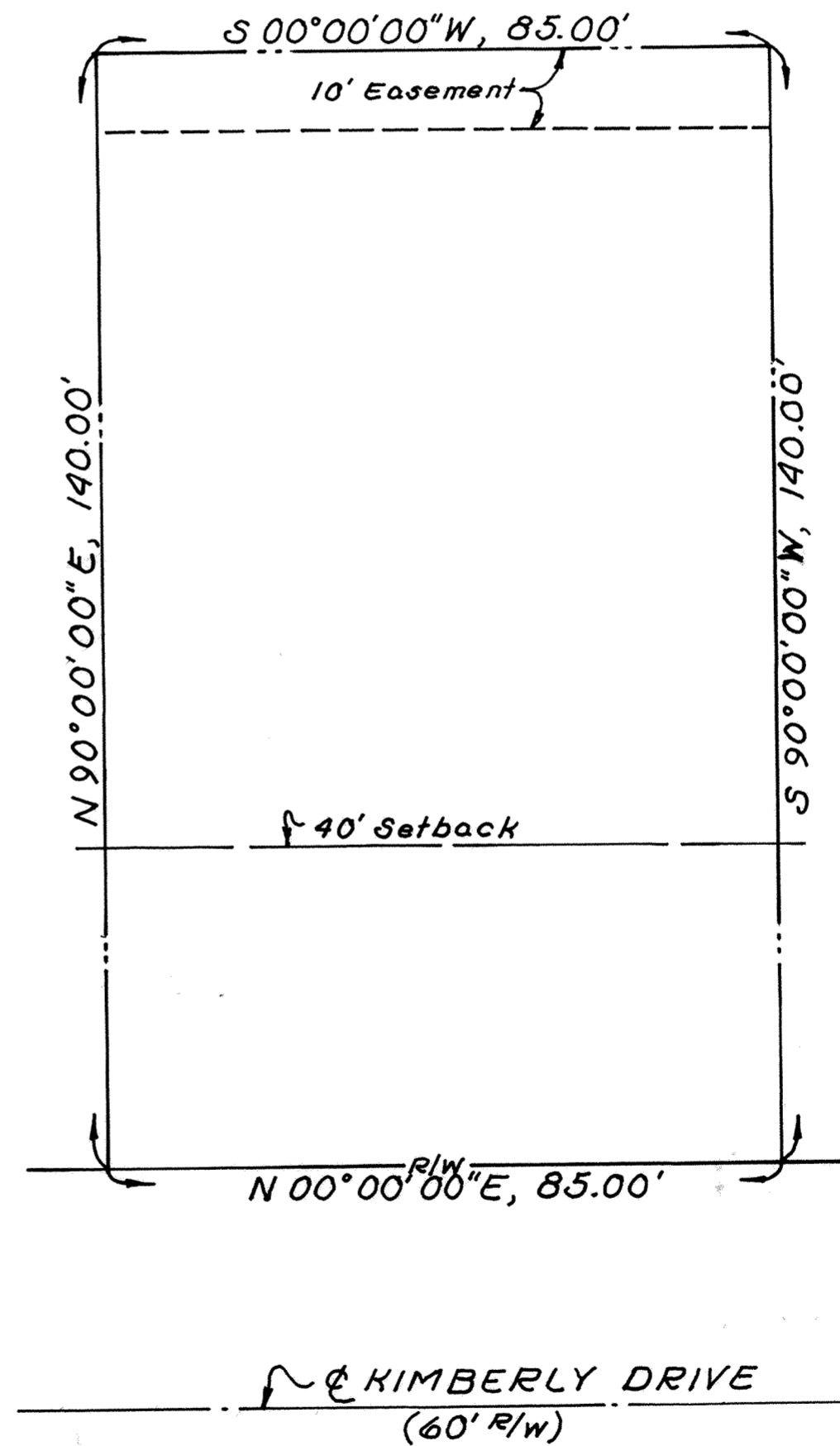
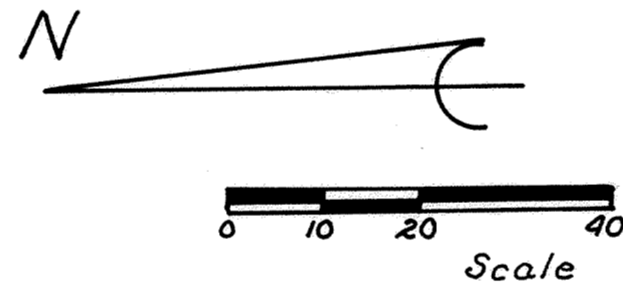


WEST ELEVATION

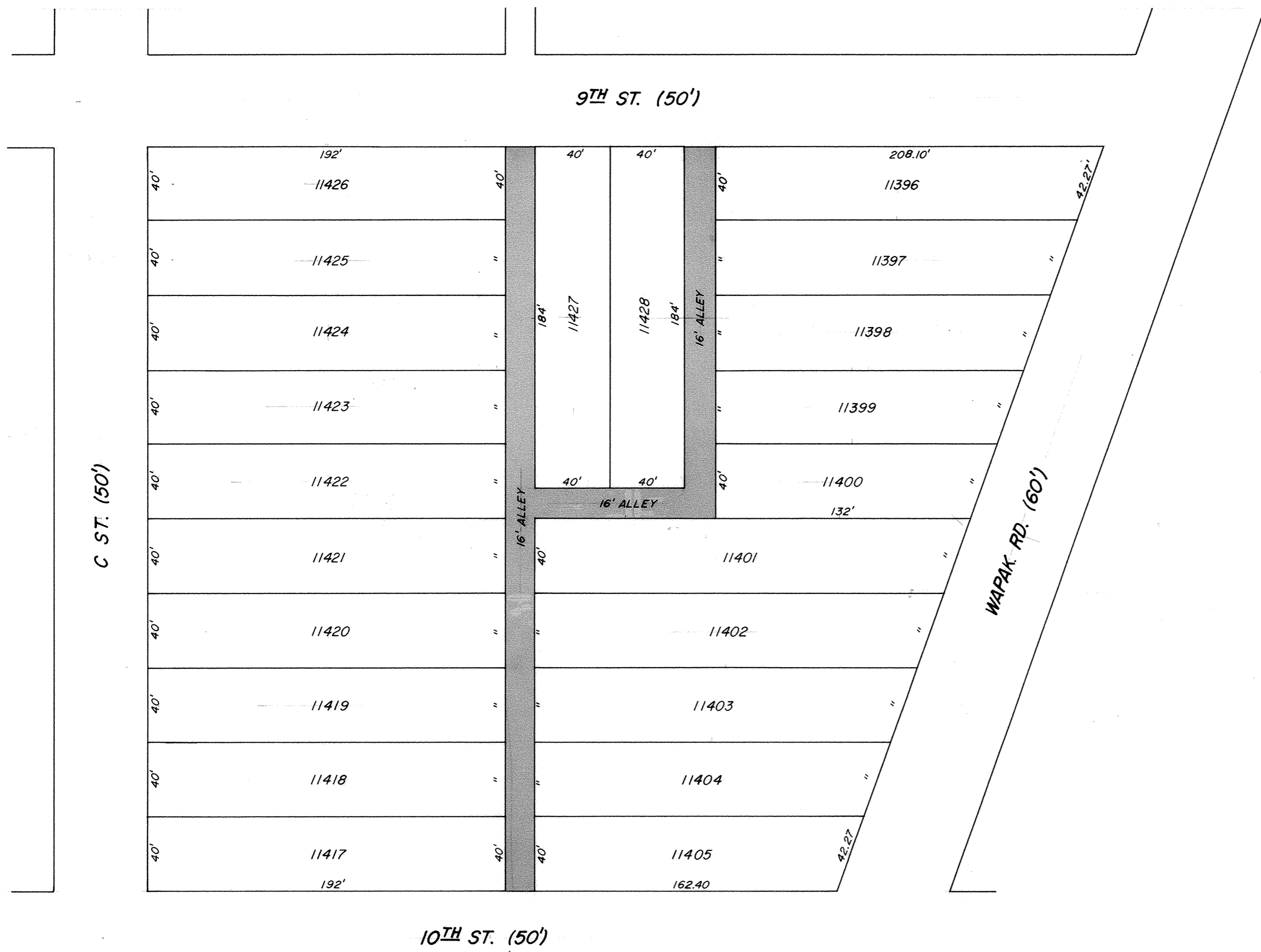
KIMBERLY CONDOMINIUM N^o 1
LOT N^o 27219
EDGEWOOD ESTATES N^o 10-B
SURVEY OF DEDICATOR'S LAND

DESCRIPTION

Being all of Lot N^o 27219 in Edgewood Estates
N^o 10-B in the Northeast quarter of Section 23,
T-3-S, R-6-E, American Township, Allen County,
Ohio as shown on the recorded plat in Plat Book
14 on page 108 in the Allen County Recorder's
Office, Allen County, Ohio.



VACATION PLAT OF 16' PUBLIC ALLEY ZURMEHLY RE-SUB-DIV. TO THE CITY OF LIMA ALLEN CO., OHIO



DESCRIPTION

Being a 16 foot public alley as platted in Zurmehly Re-subdivision to the City of Lima, Allen County, Ohio and being more particularly described as follows:

Beginning for the same at the southeast corner of Lot 11417 in Zurmehly Re-subdivision to the City of Lima -

Thence north, along the east line of Lots 11417 thru 11426, for a distance of 400.00 feet to the northeast corner of Lot 11426 -

Thence east, along the south line of 9th Street, for a distance of 16.00 feet to the northwest corner of Lot 11427 -

Thence south, along the west line of Lot 11427, for a distance of 184.00 feet to the southwest corner of Lot 11427 -

Thence east, along the south line of Lots 11427 and 11428, for a distance of 80.00 feet to the southeast corner of Lot 11428 -

Thence north, along the east line of Lot 11428, for a distance of 184.00 feet to the northeast corner of Lot 11428 -

Thence east, along the south line of 9th Street, for a distance of 16.00 feet to the northwest corner of Lot 11396 -

Thence south, along the west line of Lots 11396 thru 11400, for a distance of 200.00 feet to the southwest corner of Lot 11400 -

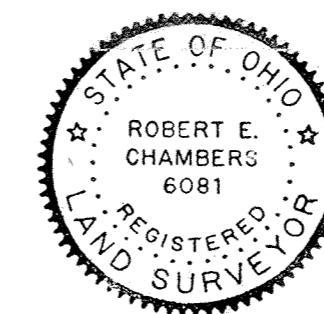
Thence west, along the north line of Lot 11401 to the northwest corner of Lot 11401 -

Thence south, along the west line of Lots 11401 thru 11405, for a distance of 200.00 feet to the southwest corner of Lot 11405 -

Thence west, along the north line of 10th Street, for a distance of 16.00 feet to the point of beginning.

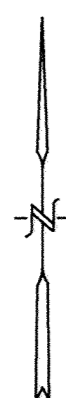
Containing 10,880 square feet or 0.250 acres of land.

Robert E. Chambers
Robert E. Chambers
Reg. Surveyor #6081



PREPARED: NOVEMBER 1989
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO

NOTE: SHADED AREA DENOTES PUBLIC ALLEY TO BE VACATED



9000103
RECORDER'S OFFICE
ALLEN COUNTY, OHIO
RECEIVED AND RECORDED
AT 3:12 PM
JAN 4, 1990
PLAT BK 18 PG 26
FEE \$ 20.70
ALBERT M. LEE
RECORDER

CW CONDOMINIUM

ALL OF Lot 260 and Vacated Baxter Alley and PART OF Lots 251, 252, 253 and 261 PLAT OF VANCE ADDITION To The VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO.

The CW CONDOMINIUM being all of Lot 260 and vacated Baxter Alley lying northeast of said Lot 260 and part of Lots 251, 252, 253 and 261 in the Plat of Vance Addition to Bluffton, Ohio and more particularly described as follows:

Commencing at an iron pipe found at the intersection of the north line of Fletcher Alley (as shown on said Plat of Vance Addition) and the east right-of-way line of Thurman Street; thence N 45°00'00"E (assumed bearing) with said east right-of-way line, 107.24 feet to an iron pipe found and the PLACE OF BEGINNING thence continuing N 45°00'00"E with said east right-of-way line, 100.26 feet to a PK nail and shinner set; thence S 45°20'35"E, 150.00 feet to an iron pipe found; thence S 45°00'00"W with the west line of Nelson Alley (as shown on said Plat of Vance Addition), 100.26 feet to an iron pipe found; thence N 45°20'35"W, 150.00 feet to the PLACE OF BEGINNING containing 0.345 acre more or less and subject to all legal easements of record.

This set of drawings attached hereto, consisting of the Plot Plan of CW CONDOMINIUM, two pages of Floor Plan, two pages of Elevation Views of the Building and one page showing the Survey of Dedicator's Land, so in-so-far as graphically possible (1) the particulars of the building in the condominium including, but not limited to the location designation and dimensions of each therein, and (2) the layout, location and dimensions of the common areas and facilities. The undersigned, being respectively a Registered Architect and a Registered Land Surveyor, hereby certify that said drawing accurately show the building as constructed.

Robert D. Neff
Robert D. Neff
Registered Architect
OHIO 7713

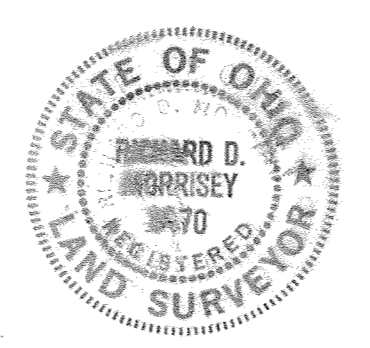
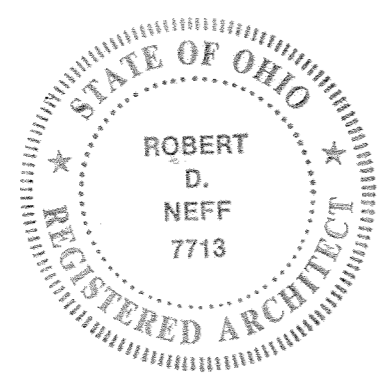
Richard D. Morrissey
Richard D. Morrissey, L.S.
Registered Land Surveyor OHIO 6470
KUCK and MORRISSEY, Inc.

For DECLARATIONS see Deed Vol. 133 Pg. 326

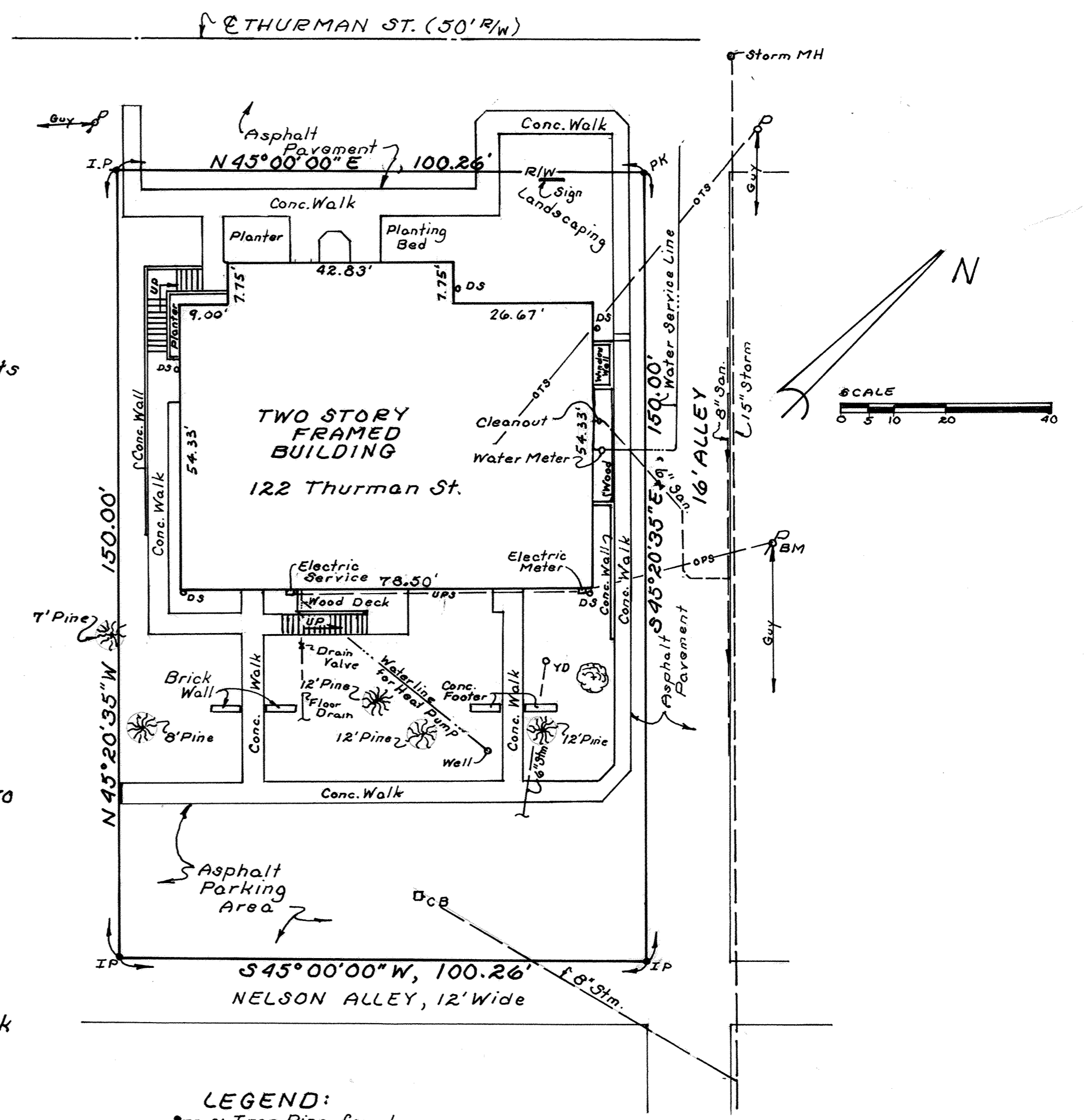
N^o 9000118
Filed for record this 4th day of Jan, 1990, at 3:58 o'clock
P.M. in the office of the Allen County Recorder and recorded
in Plat Book N^o 18 on Page 27.

FEE: 124.20

Alberta M. Lee by J.M.
Recorder: Allen County, Ohio.



Approved for Transfer:
Allen County Tax Map
Office: Q.R. Date 1-4-1990

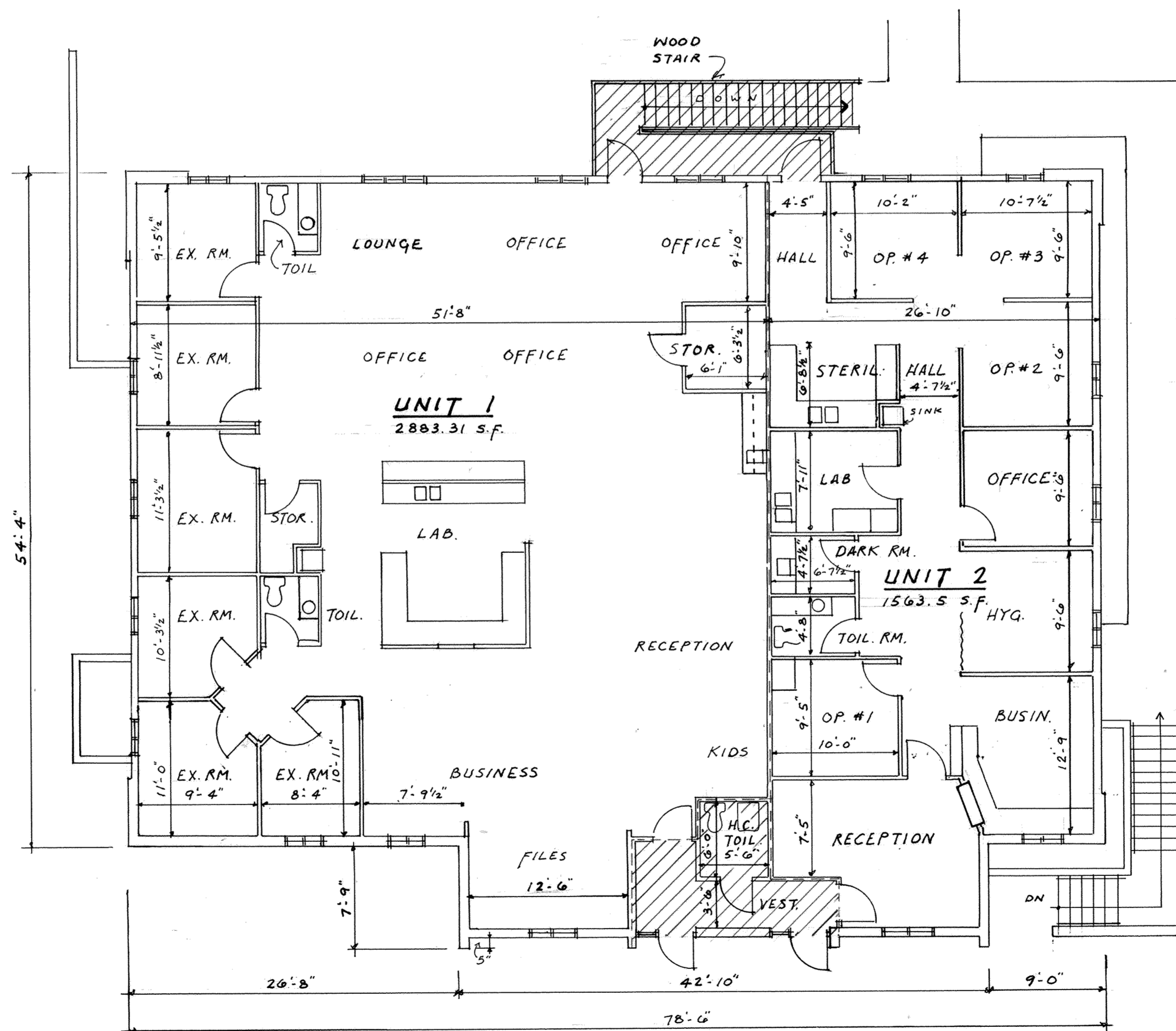


- LEGEND:**
- IP ~ Iron Pipe found
 - PK ~ PK nail & shinner set
 - bs ~ Downspout
 - yd ~ Yard Drain
 - cb ~ Catch Basin
 - ~ Power Pole
 - BM ~ Site Bench Mark
 - ots- ~ Overhead Telephone Service
 - ops ~ Overhead Power Service
 - ups ~ Underground Power Service

NOTE: All improvements not designated as a Unit or Limited Common Areas are Common Areas.

CW CONDOMINIUM

ALL OF Lot 260 and Vacated Baxter Alley and
PART OF Lots 251, 252, 253 and 261
PLAT OF VANCE ADDITION To The
VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO.



≡≡≡ DESIGNATES UNIT DIVISION WALL

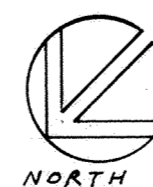
▨ DESIGNATED COMMON AREAS

UNIT AREAS ARE CALCULATED USING OUT-TO-OUT DIMENSIONS.

AREA RECAP (FIRST FL.):	
UNIT 1	2883.31 S.F.
UNIT 2	1563.50 "
COMMON	132.04 "
TOTAL	4578.85 S.F.

FIRST FL. PLAN

1/8" = 1'-0"

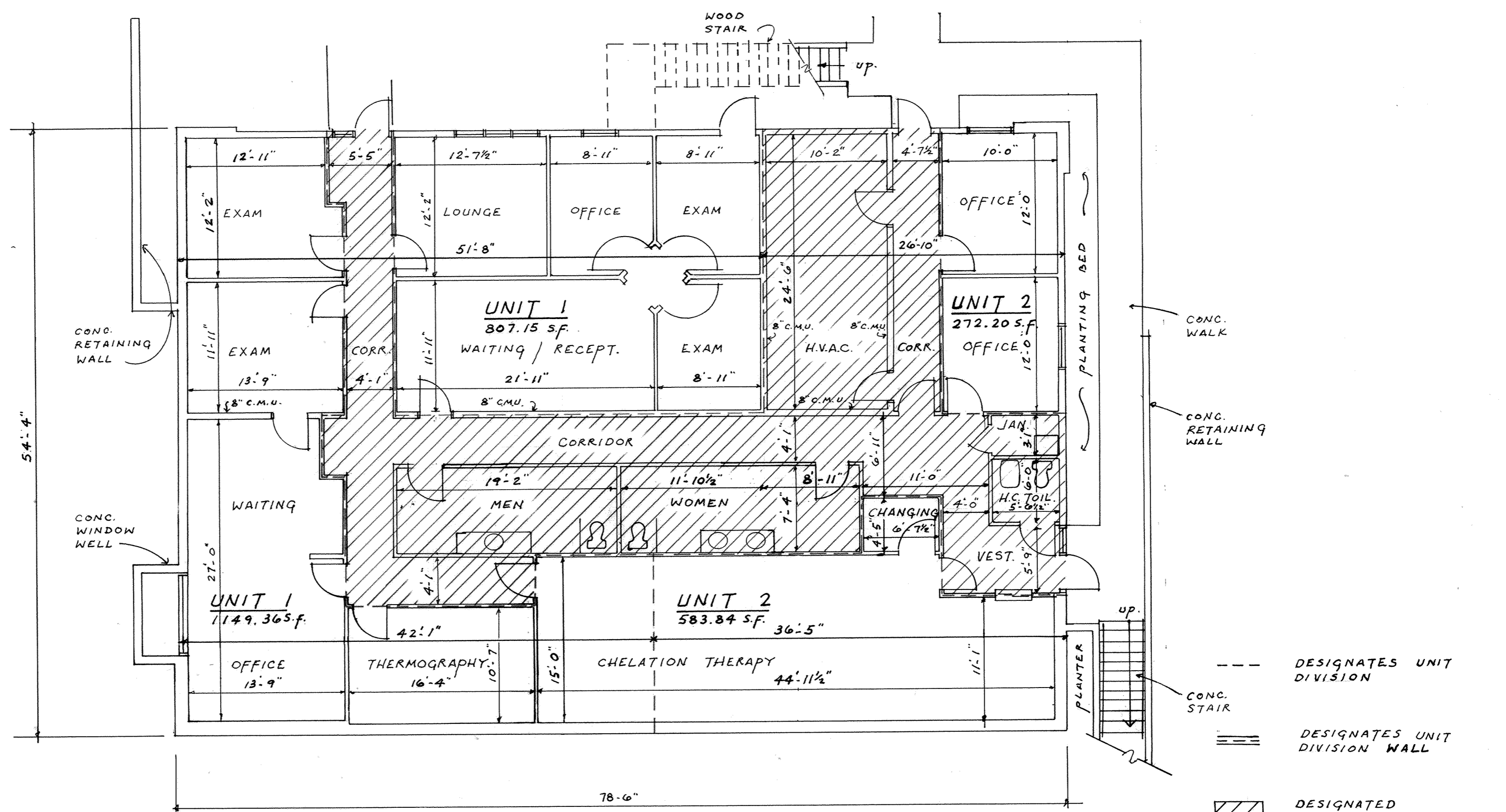


1. MEASURED DIMENSIONS ARE FROM FACE OF WALL OR PARTITION (TYP.)
2. TYPICAL PARTITION THICKNESS (1 1/2" - 1 3/4")
3. MODULAR FURNITURE & MOVEABLE PARTITIONS ARE NOT INDICATED.

BENCH MARK :
PK NAIL SET IN POWER POLE
35 FEET OFF OF SOUTHEAST
CORNER OF BUILDING.
ELEV. 100.00 (ASSUMED)

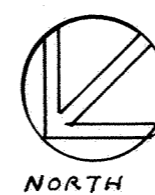
CW CONDOMINIUM

ALL OF Lot 260 and Vacated Baxter Alley and
PART OF Lots 251, 252, 253 and 261
PLAT OF VANCE ADDITION To The
VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO.



BASEMENT PLAN

1/8" = 1'-0"



NORTH

AREA RECAP (BASEMENT):

UNIT 1	1956.51 S.F.
UNIT 2	856.04 "
COMMON	1452.36 "
TOTAL	4264.91 S.F.

1. MEASURED DIMENSIONS ARE FROM FACE OF WALL OR PARTITION (TYP.)
2. TYPICAL PARTITION THICKNESS (4 1/2" - 4 3/4")
3. MODULAR FURNITURE & MOVEABLE PARTITIONS ARE NOT INDICATED.

--- DESIGNATES UNIT DIVISION

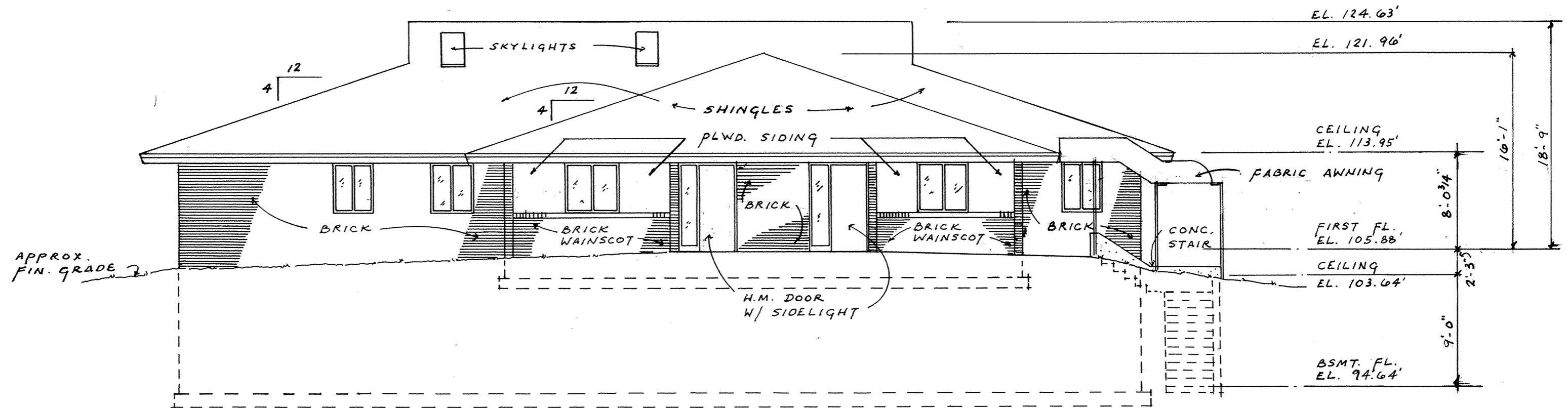
≡≡≡ DESIGNATES UNIT DIVISION WALL

▨ DESIGNATES COMMON AREAS

UNIT AREAS ARE CALCULATED USING OUT-TO-OUT DIMENSIONS.

CW CONDOMINIUM

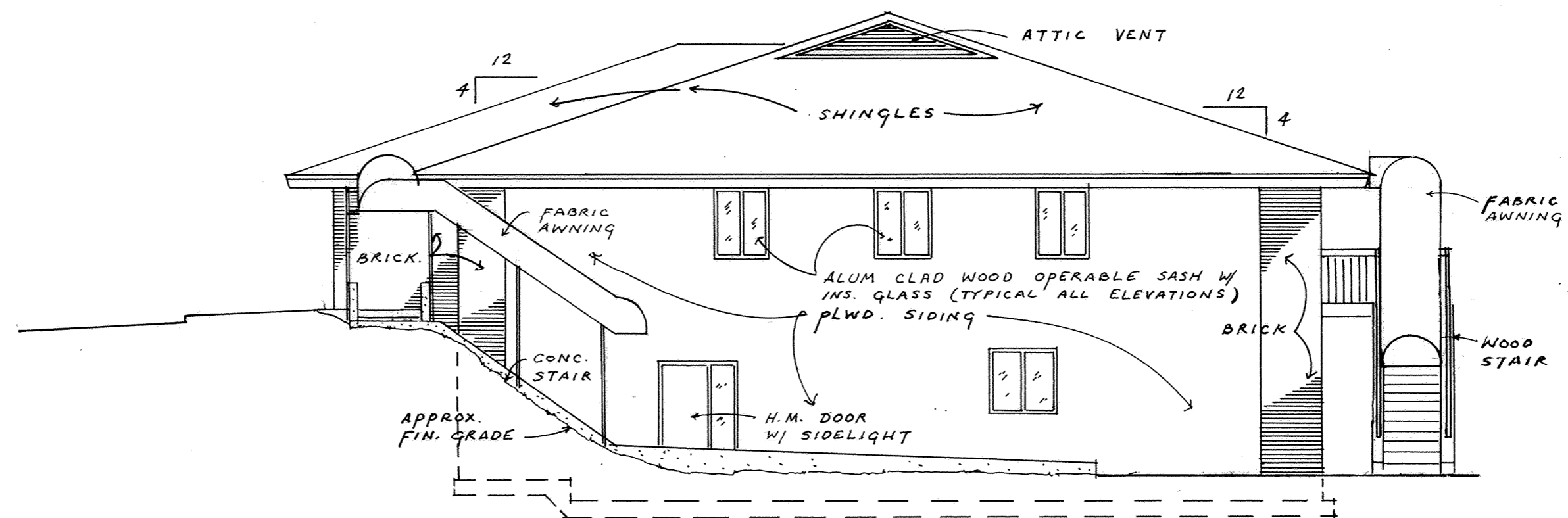
ALL OF Lot 260 and Vacated Baxter Alley and
PART OF Lots 251, 252, 253 and 261
PLAT OF VANCE ADDITION To The
VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO.



NORTH ELEVATION

1/8" = 1'-0"

NOTE: Elevations shown in the NORTH ELEVATION are typical for all ELEVATIONS.

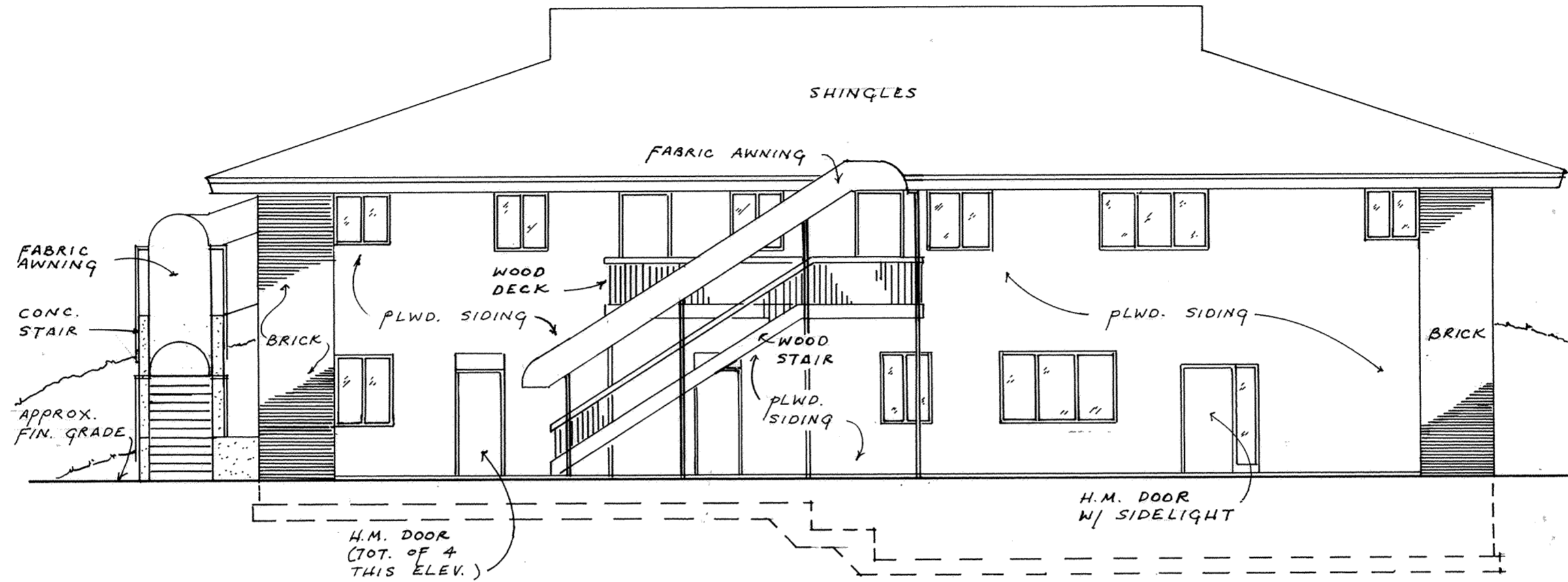


WEST ELEVATION

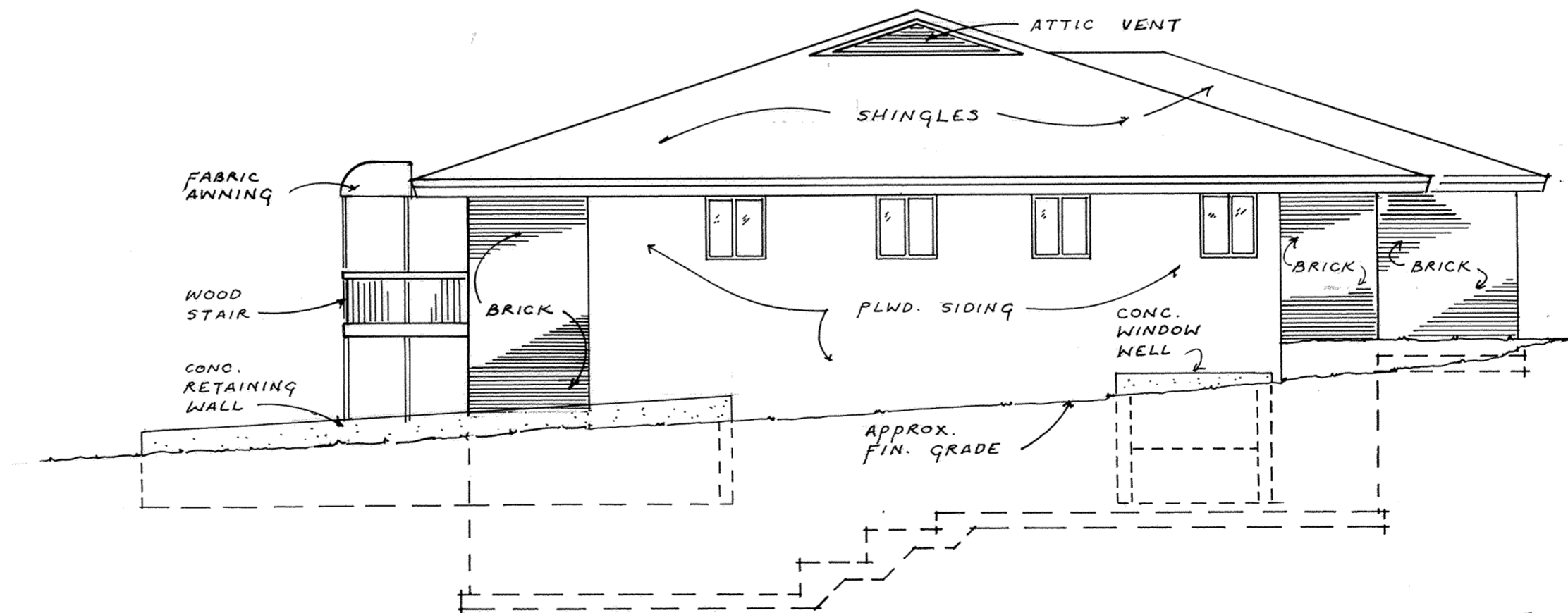
1/8" = 1'-0"

CW CONDOMINIUM

ALL OF Lot 260 and Vacated Baxter Alley and
PART OF Lots 251, 252, 253 and 261
PLAT OF VANCE ADDITION To The
VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO.



SOUTH ELEVATION
1/8" = 1'-0"



EAST ELEVATION
1/8" = 1'-0"

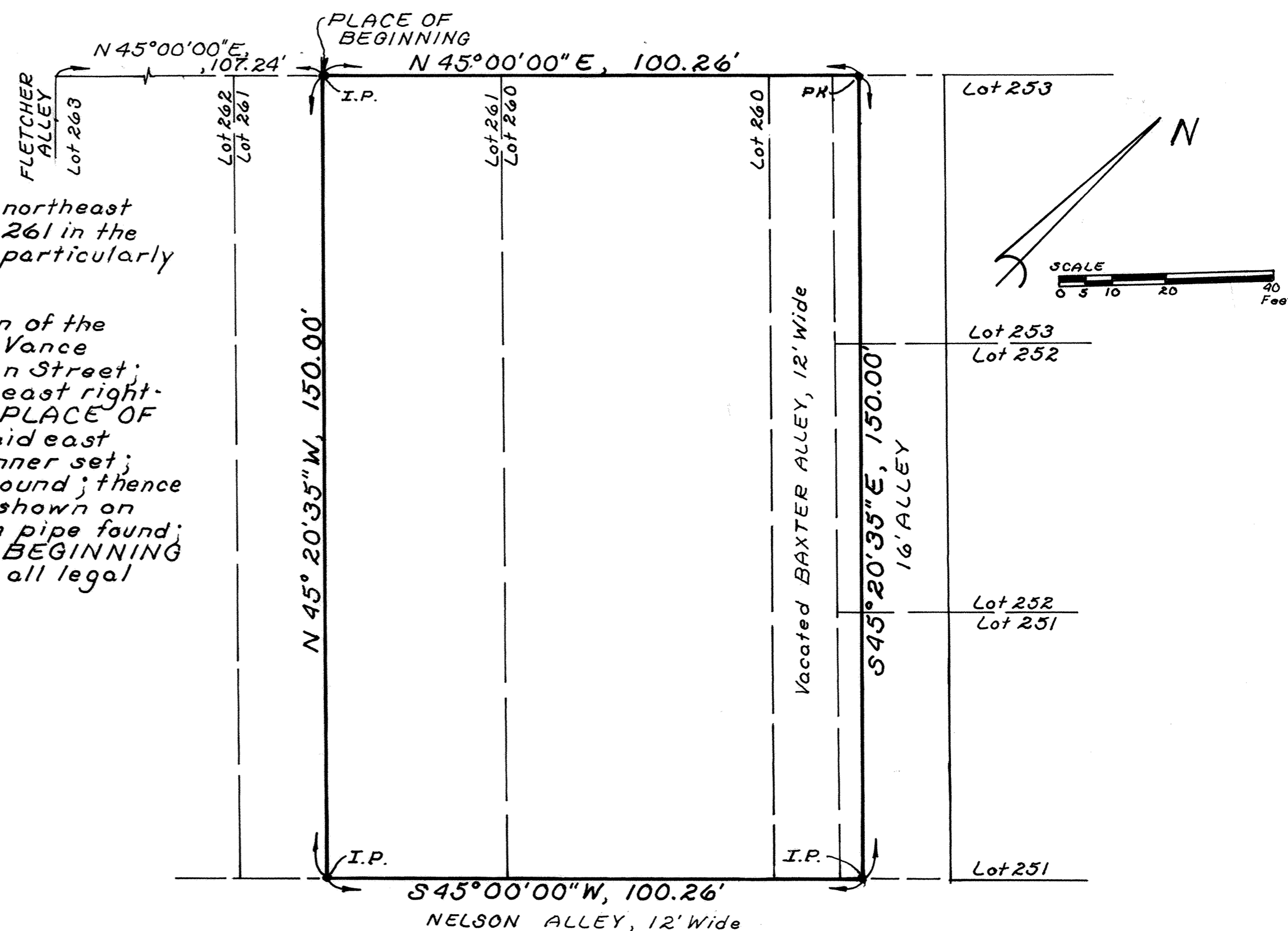
CW CONDOMINIUM

ALL OF Lot 260 and Vacated Baxter Alley and PART OF Lots 251, 252, 253 and 261 PLAT OF VANCE ADDITION To The VILLAGE OF BLUFFTON, ALLEN COUNTY, OHIO. SURVEY OF DEDICATOR'S LAND

THURMAN ST. (50' R/W)

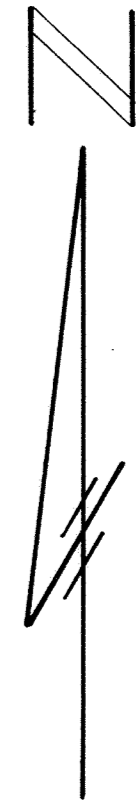
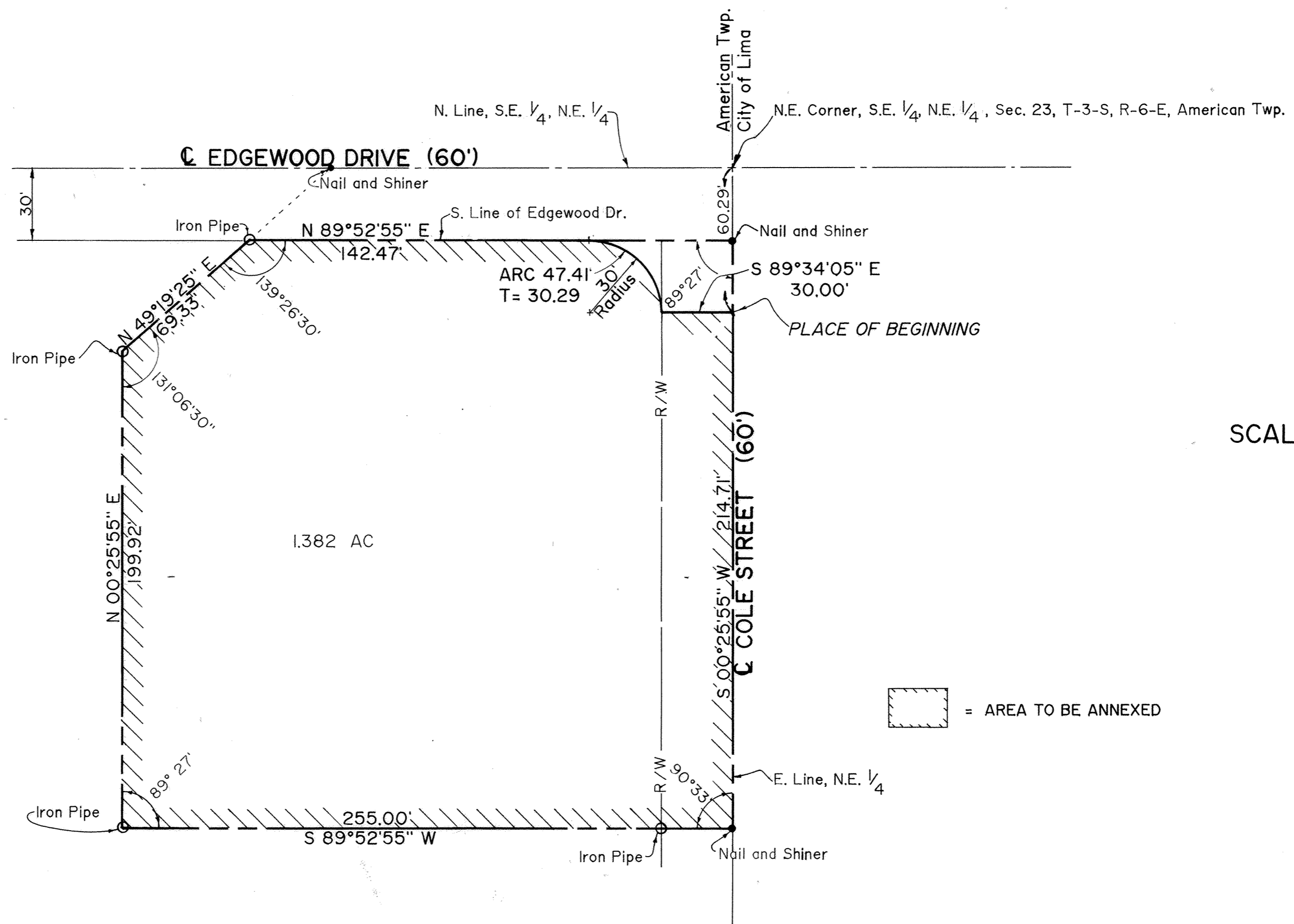
Being all of Lot 260 and a vacated Baxter Alley lying northeast of said Lot 260 and part of Lots 251, 252, 253 and 261 in the Plat of Vance Addition to Bluffton, Ohio and more particularly described as follows:

Commencing at an iron pipe found at the intersection of the north line of Fletcher Alley (as shown on said Plat of Vance Addition) and the east right-of-way line of Thurman Street; thence N 45°00'00" E (assumed bearing) with said east right-of-way line, 107.24 feet to an iron pipe found and the PLACE OF BEGINNING thence continuing N 45°00'00" E with said east right-of-way line, 100.26 feet to a PK nail and shinner set; thence S 45°20'35" E, 150.00 feet to an iron pipe found; thence S 45°00'00" W with the west line of Nelson Alley (as shown on said Plat of Vance Addition), 100.26 feet to an iron pipe found; thence N 45°20'35" W, 150.00 feet to the PLACE OF BEGINNING containing 0.345 acre more or less and subject to all legal easements of record.



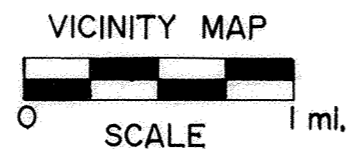
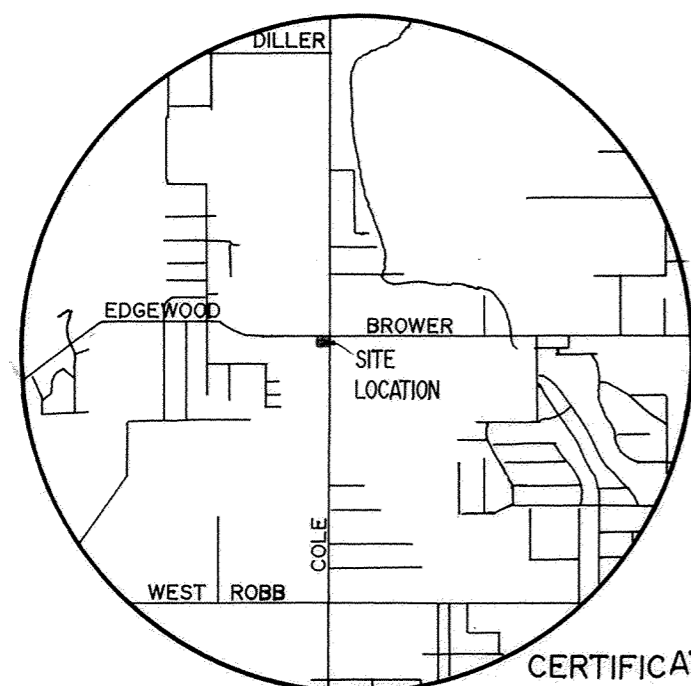
ANNEXATION PLAT

CITY OF LIMA, OHIO



SCALE: 1" = 40'

= AREA TO BE ANNEXED



CERTIFICATION

I hereby certify that to the best of my knowledge and belief, the hereon plat and accompanying description are true and accurate representations of property proposed to be annexed to the City of Lima, Ohio, and is based entirely on my research of records in the office of the Recorder, Allen County, Ohio.

Michael G. Buettner

Michael G. Buettner Reg. Surveyor No. 6881

DESCRIPTION

Being a parcel of land situate in the southeast quarter of the northeast quarter of Section 23, T3S, R6E, American Township, Allen County, Ohio, more particularly described as follows:

Commencing at the northeast corner of the southeast quarter of said northeast quarter also the intersection of Edgewood Drive and Cole Street; thence S 00°25'55" W with the east line of said northeast quarter (centerline of Cole Street), 60.29 feet to the PLACE OF BEGINNING; thence continuing S 00°25'55" W with said east line (centerline Cole St.) 214.71 feet; thence S 89°52'55" W with an interior angle of 90°33', parallel with the north line of the southeast quarter of the northeast quarter (centerline of Edgewood Drive) 255.00 feet; thence N 00°25'55" E with an interior angle of 89°27', parallel with the east line of said northeast quarter (centerline Cole Street) 199.92 feet; thence N 49°19'25" E with an interior angle of 131°06'30", 69.33 feet to the south line of Edgewood Drive; thence N 89°52'55" E with an interior angle of 139°26'30" with the south line of said Edgewood Drive 142.47 feet; thence southeasterly with a curve to the right an arc distance of 47.41 feet, said curve having a radius of 30.00 feet; thence S 89°34'05" E, 30.00 feet to the PLACE OF BEGINNING, containing 60,194 square feet or 1.382 acres more or less.

9000456

Recorder Office
Allen County, Ohio
Received and Recorded
at 12:46 PM

JAN 17, 1990

PIAT 18 pg 33

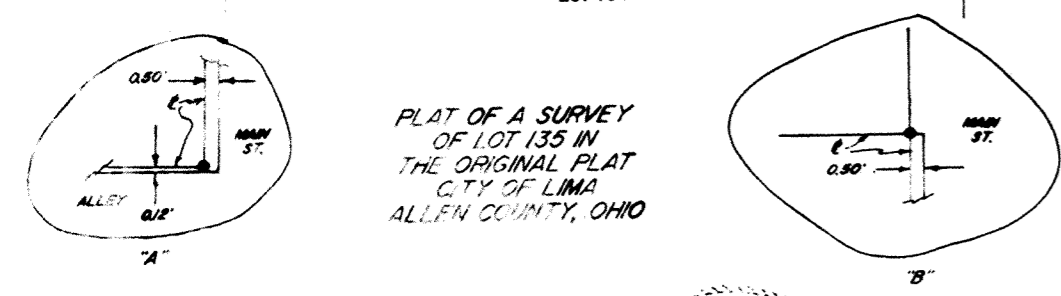
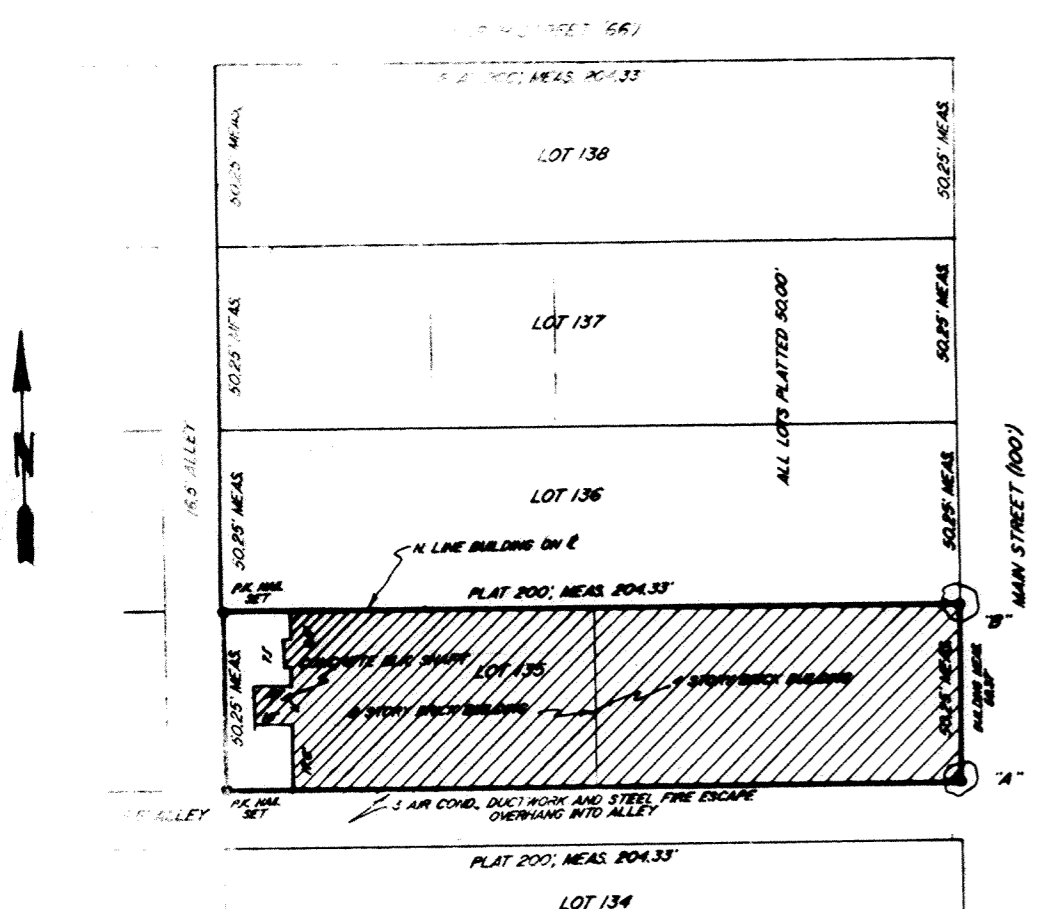
Alberto M. Yee
Allen County Recorder

See Deed Vol 733
pg 591

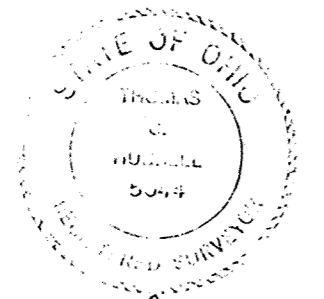
NOTES:

- THE RENOVATION AND ALTERATIONS TO THIS BUILDING ARE BEING DONE UNDER THE AUTHORITY OF SECTION 410111-11(G) AND 41012-1-27(D) OF THE O.B.C.
- THE ENTIRE BUILDING TO BE UTILIZED FOR O.B.C. GROUP USE'S.
- THIS REVIEW IS FOR RENOVATION OF FIRST FLOOR ONLY.
- THE BASEMENT WILL BE AN UNOCCUPIED AREA.

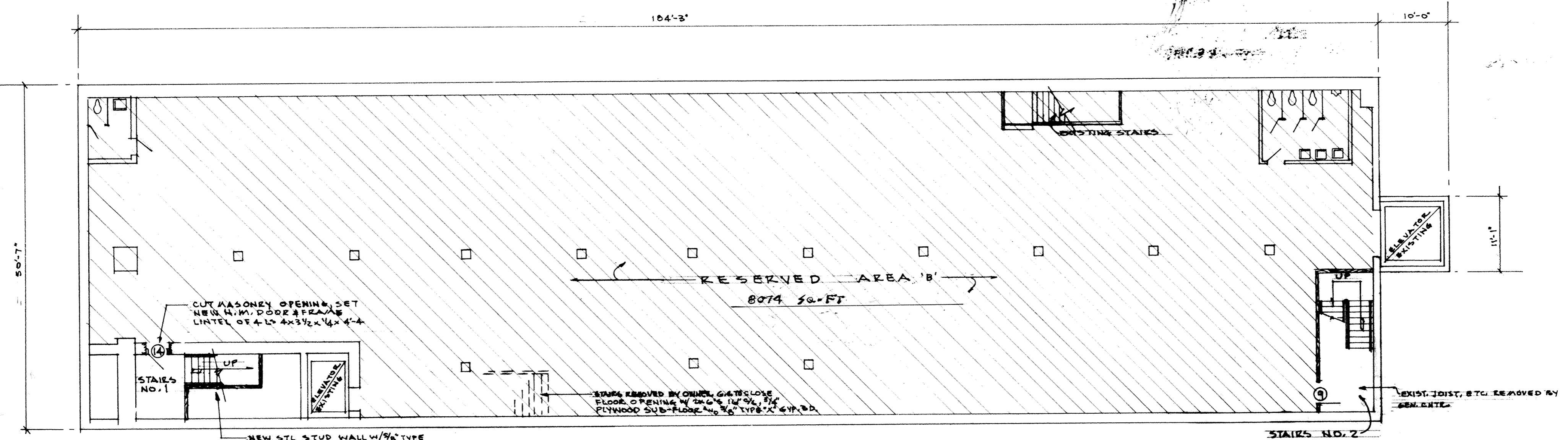
*For Certificate of Removal of Property
221 Complex Office Condominium
see Deed Vol. 865 Pg 809*



GENERAL NOTE:
 ALL CROSSHATCH SPACES ARE "RESERVED AREAS." — 32,427 SQ. FT. TOTAL.
 ALL AREAS NOT CROSSHATCHED ARE "COMMON AREAS." — 10,074 SQ. FT. TOTAL.



Thomas C. Hubbell
 THOMAS C. HUBBELL, L.S. # 5044
 3725 TWIN ROAD, #2
 LIMA, OHIO 43020
 (419) 634-3216



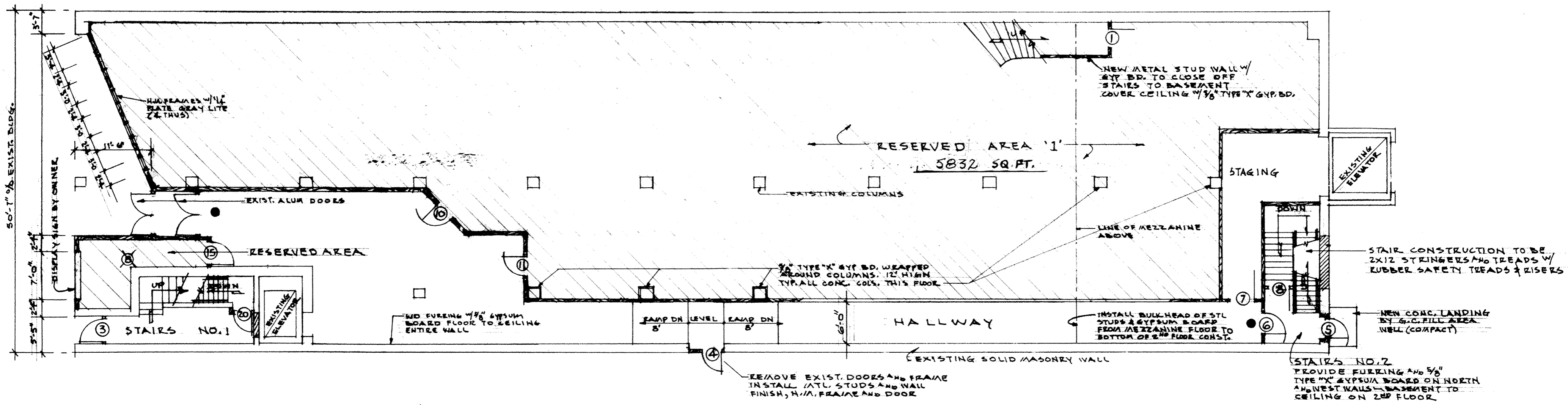
NEW STL STUD WALL 1/2" TYPE
 3" x 6" GYP. BD.
 NEW STAIRS 7" RISERS 4" x 11" TREAD HANDRAIL BOTH SIDES
 NEW GYP. BD. ON ENTIRE SURFACE INSIDE STAIR WELL.

BASEMENT FLOOR PLAN 78'-11" x 56'-7"

DRAWINGS OF:
 221 COMPLEX OFFICE CONDOMINIUM.

COM. # 8915 DATE 8-7-89 SHT ① OF 8 REV. 11-14-89	221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO
---	--

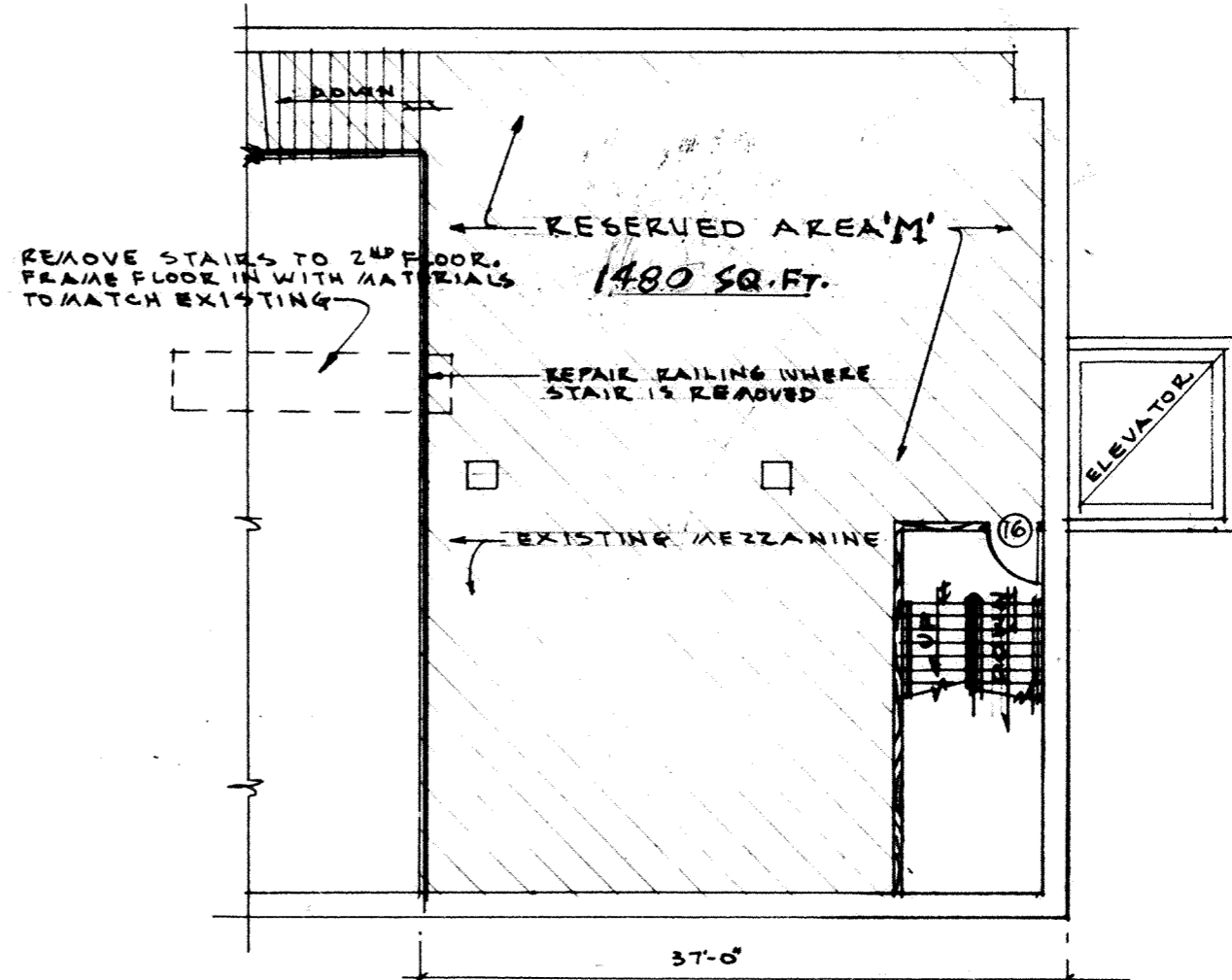




FIRST FLOOR PLAN 1/8"=1'-0"

NOTES:

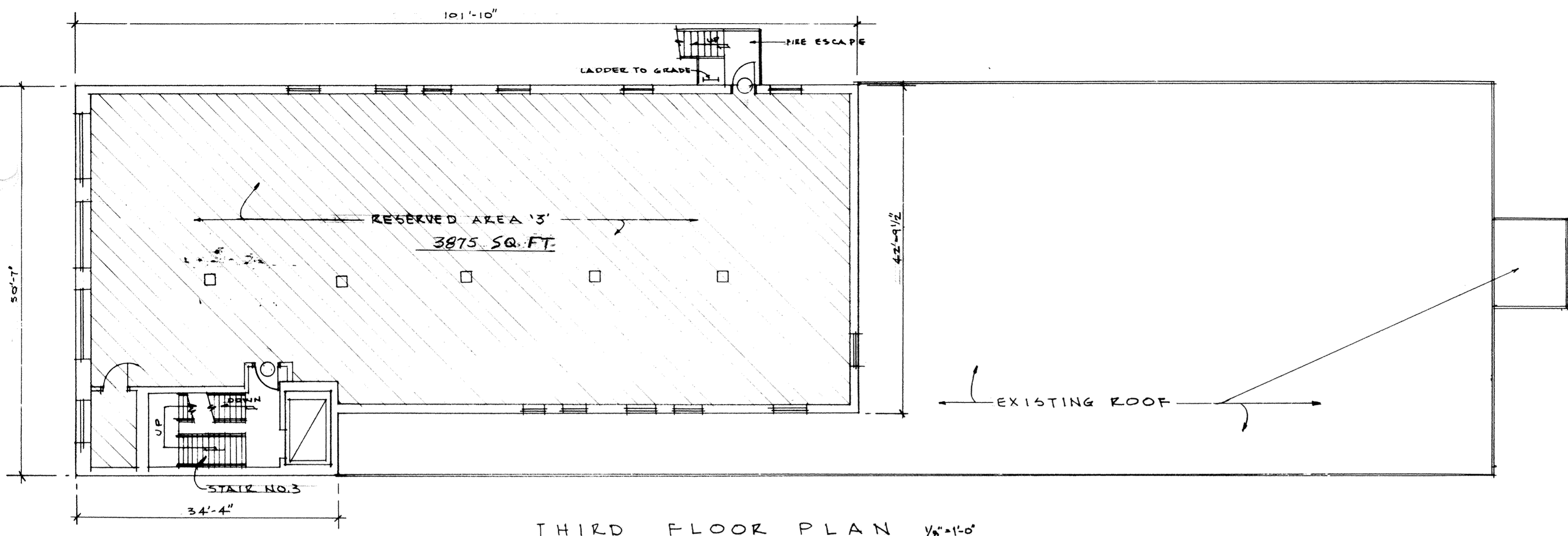
1. ALL NEW PARTITIONS TO BE 3/8" METAL STUDS WITH TYPE 'X' GYPSUM BOARD. RUN ALL HALLWAY, STAIRS AND DEWASING WALLS CONTINUOUS FROM FLOOR TO BOTTOM OF SECOND FLOOR CONSTRUCTION.
2. ALL DOORS IN HALLWAY TO BE SOLID CORE WOOD (20 MIN) w/ CLOSURE AND LATCH SET (LOCK) SET IN HOLLOW METAL FRAME.
3. ALL EXIT DOORS SHALL RECEIVE EXIT DEVICE AND CLOSURE.
4. ALL STAIR DOORS TO BE 1 1/2 HOUR RATED DOORS AND FRAMES w/ CLOSURES AND EXIT DEVICES.



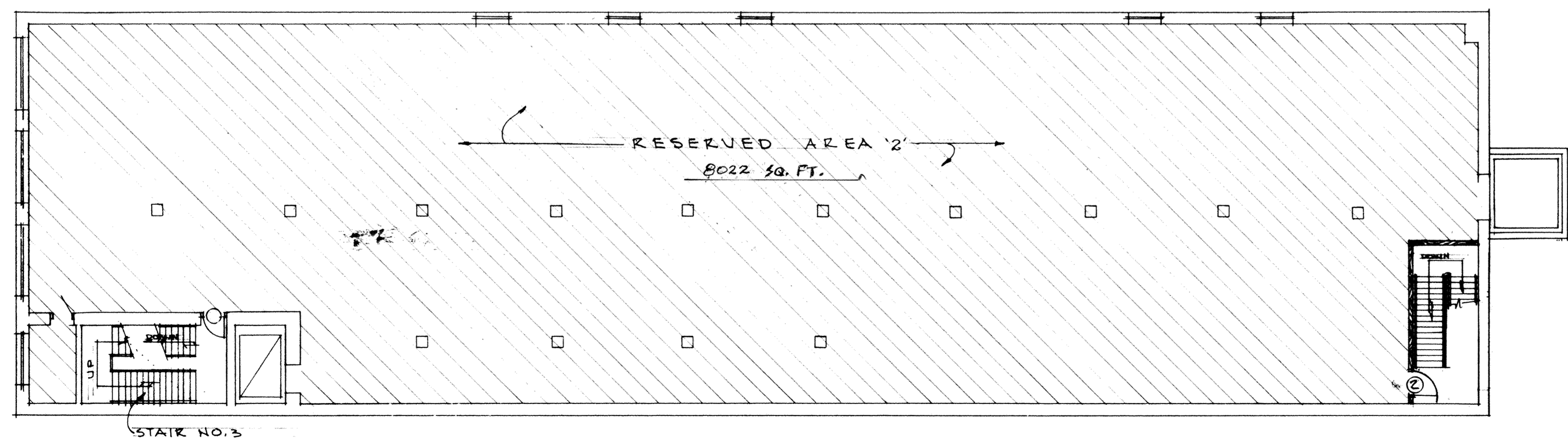
MEZZANINE PLAN 1/8"=1'-0"

COMA # 8915 DATE 8-7-89 SHT 2 OF 8 REV: 10-12-89 11-24-89	221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO
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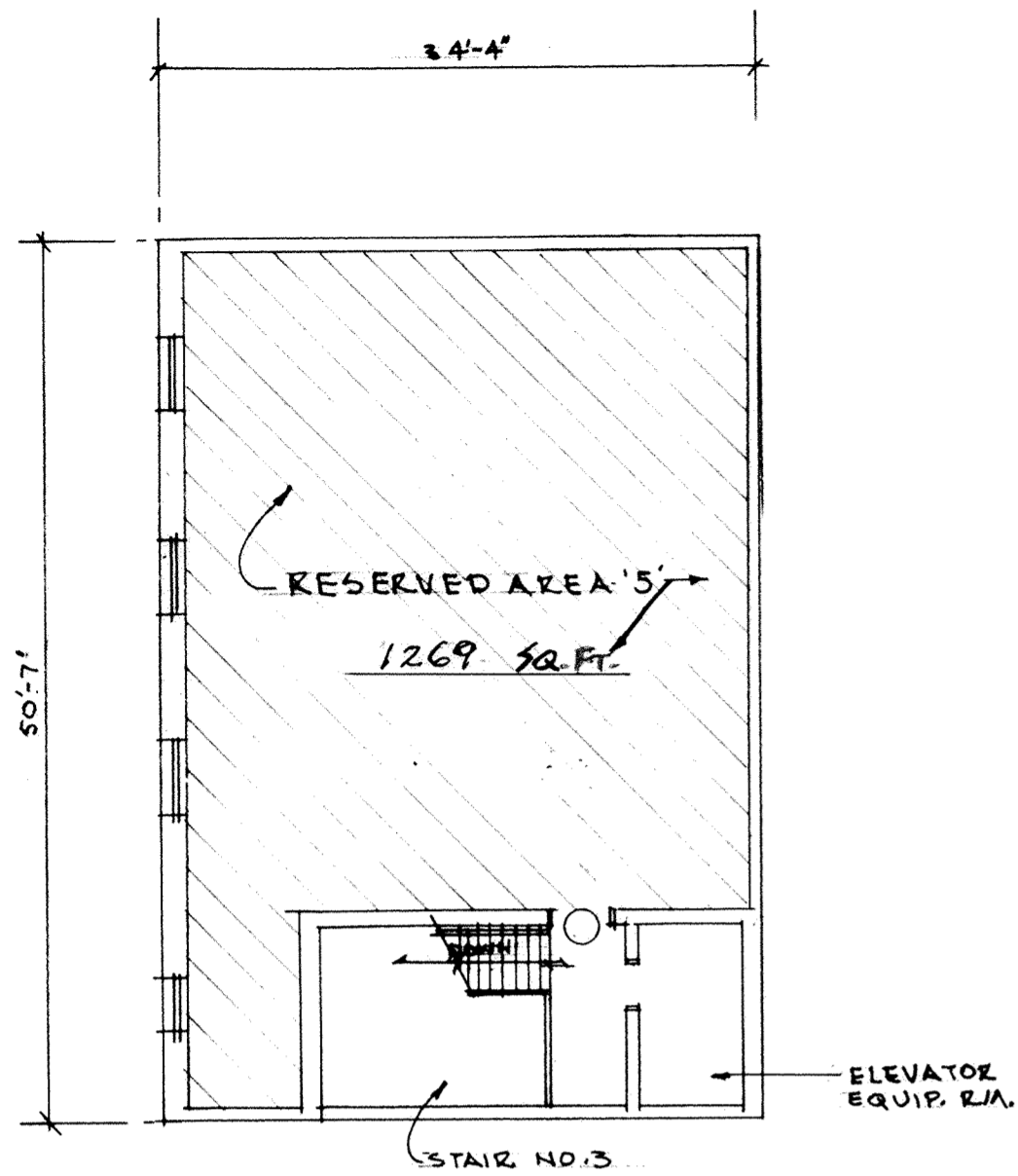
THIRD FLOOR PLAN 1/8" = 1'-0"



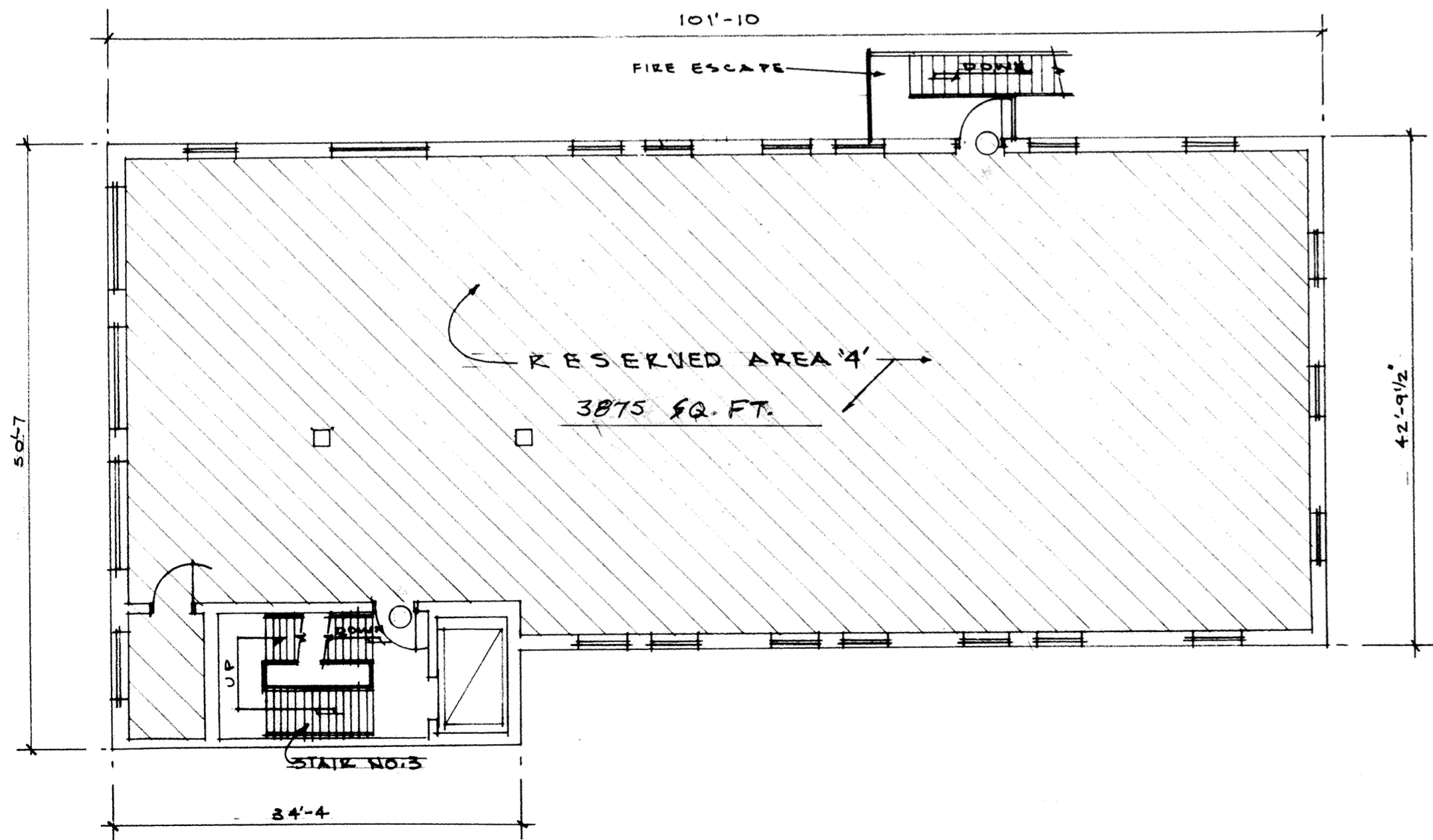
SECOND FLOOR PLAN 1/8" = 1'-0"

COMM # 8915 DATE 8-7-89 SHT ③ OF 8 R.S.V. 10-12-89 11-24-89	221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO
--	--





FIFTH FLOOR PLAN - 1/8" = 1'-0"

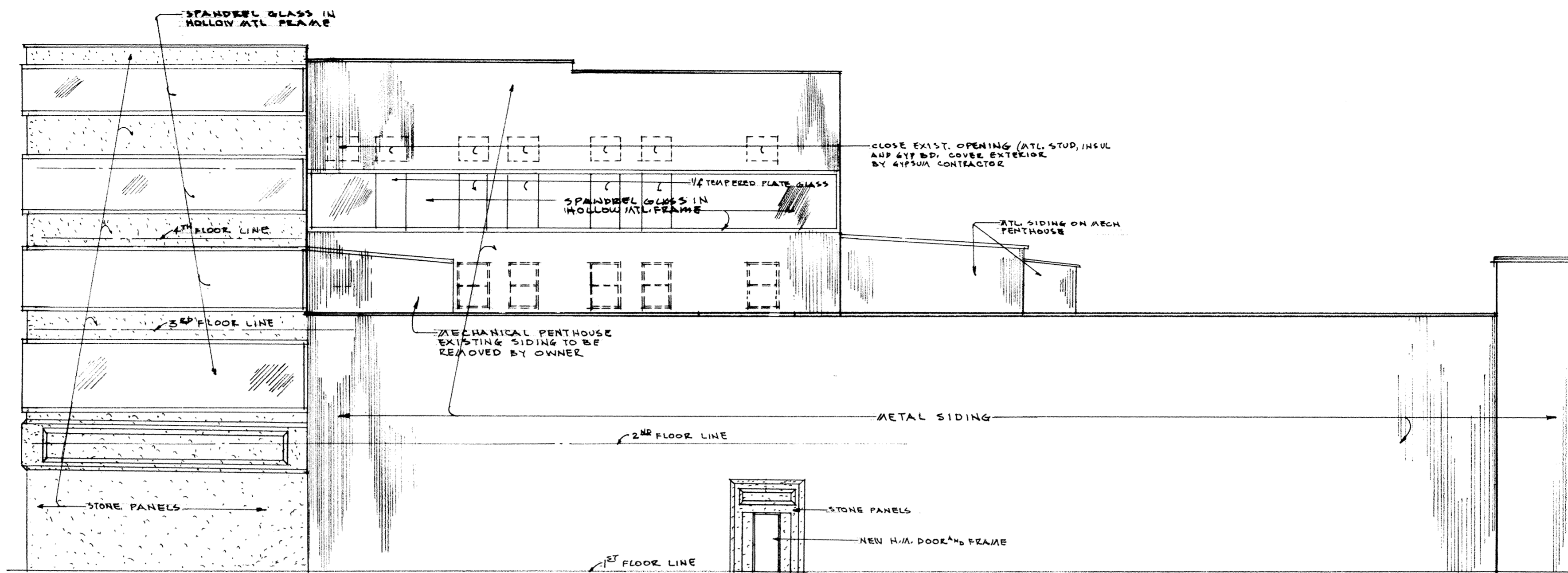


FOURTH FLOOR PLAN - 1/8" = 1'-0"

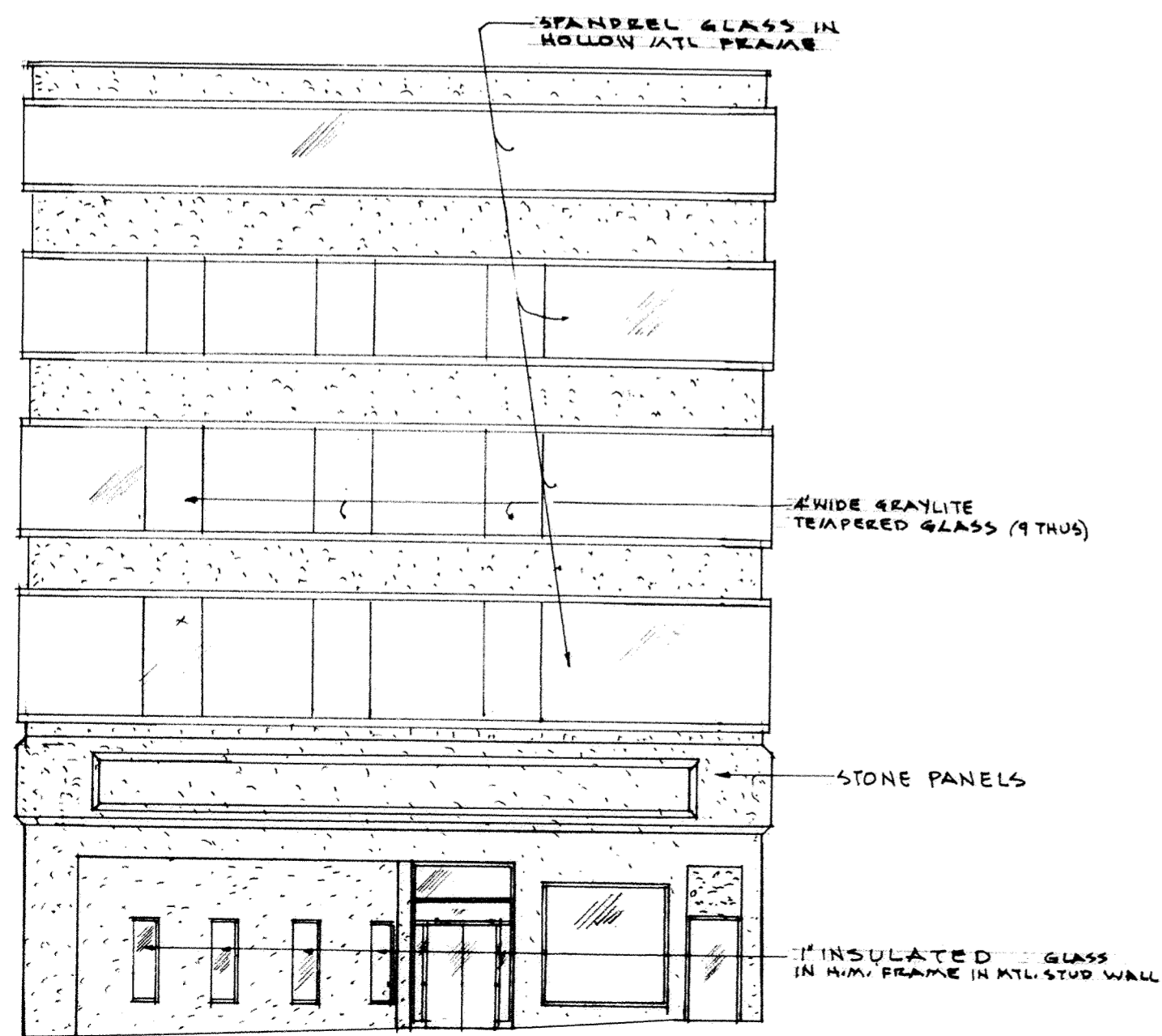
COM # 8915
 DATE 8-7-89
 SHET 4 OF 8
 REV: 10-12-89

221 COMPLEX
 REHABILITATION
 OFFICE BUILDING
 NORTH MAIN STREET
 LIMA OHIO

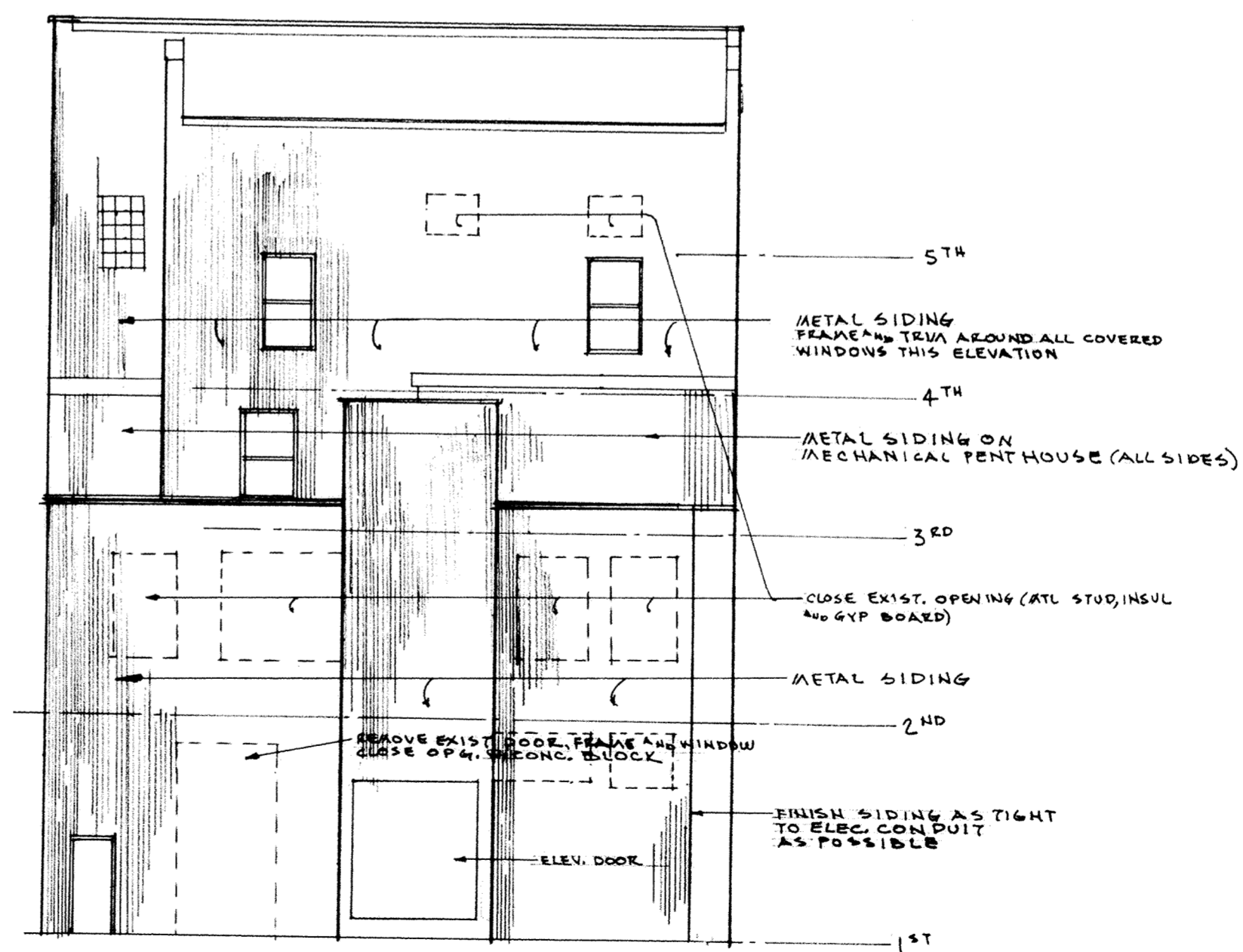




NORTH ELEVATION 1/8" = 1'-0"



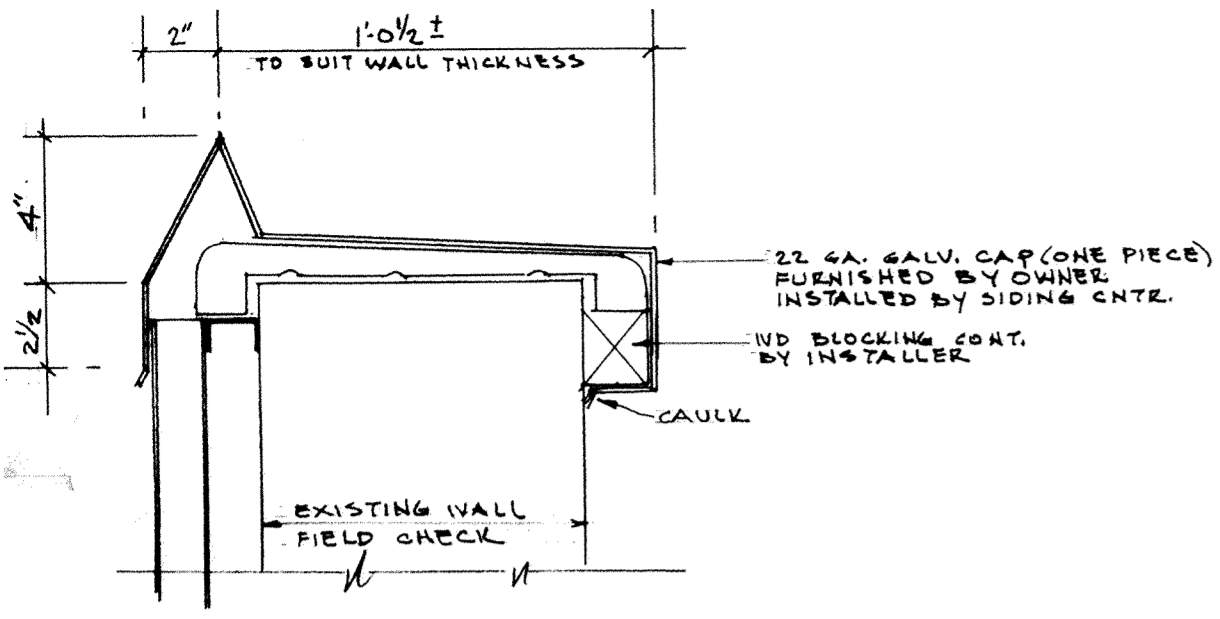
EAST ELEVATION 1/8" = 1'-0"



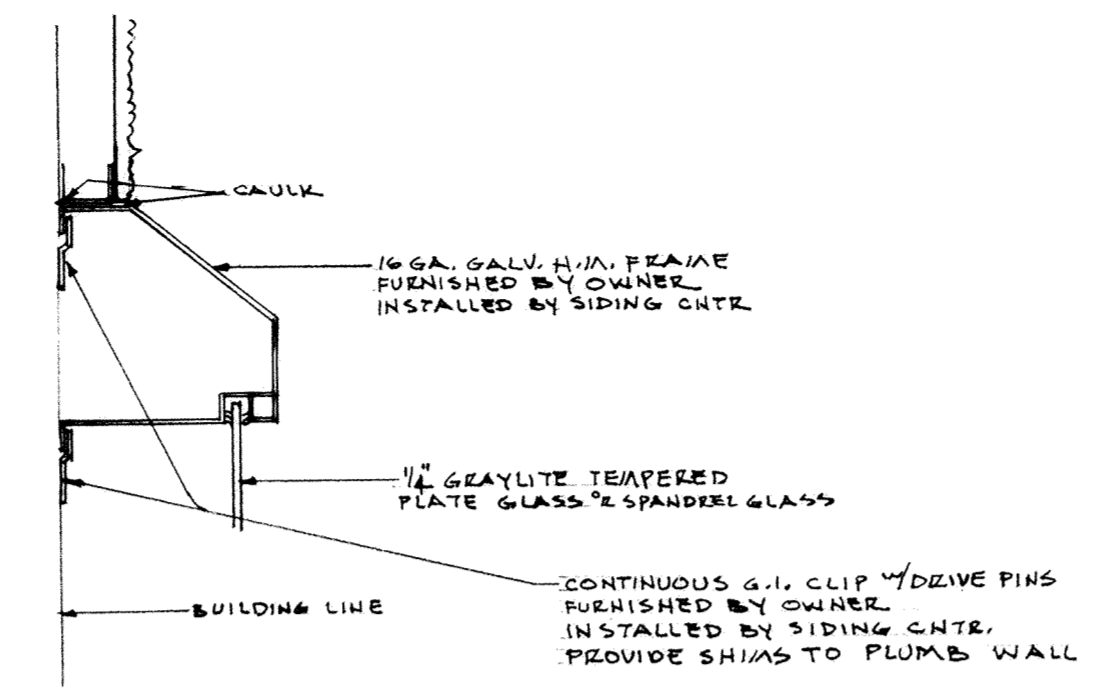
WEST ELEVATION 1/8" = 1'-0"

COIAX # 8915 DATE 8-7-89 SHT 5 of 8 REV: 10-12-89 11-24-89	221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO
--	--

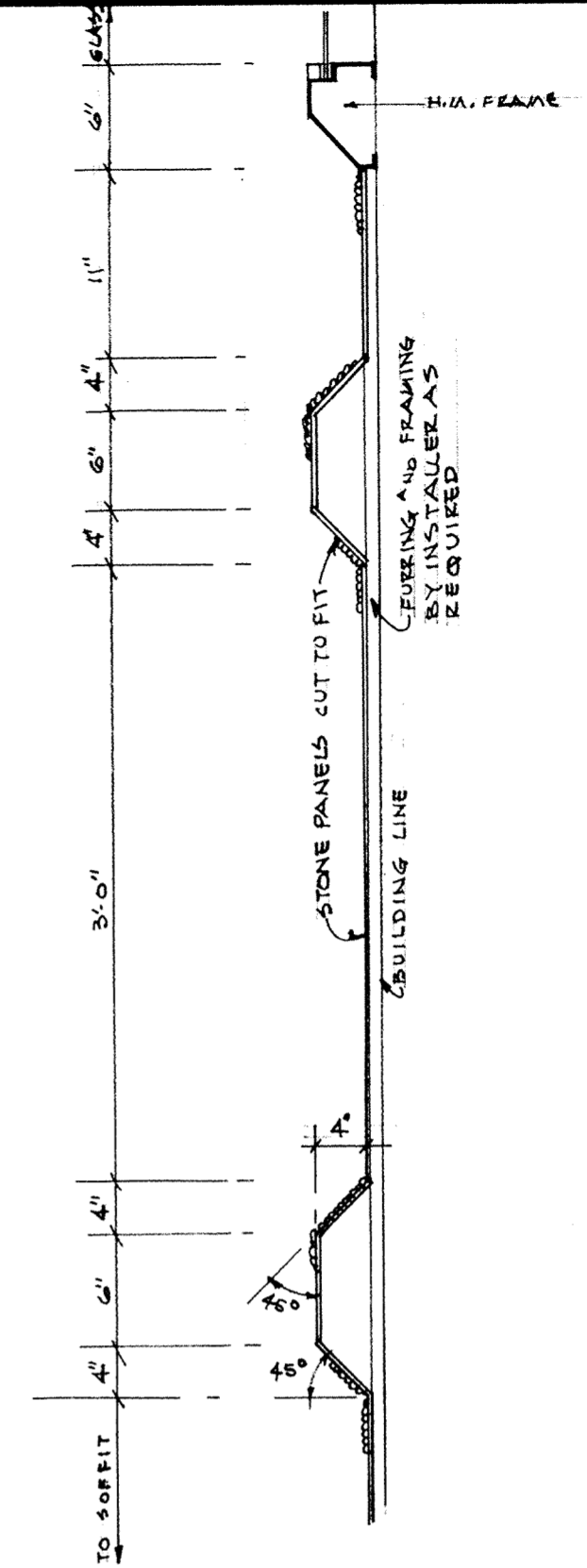




2 COPING DETAIL 3" x 1'-0"



3 HOLLOW METAL DETAIL 3" x 1'-0"



4 PANEL DETAIL NORTH AND EAST ELEVATION (1/2" x 1'-0")
DETAIL AROUND DOOR 4 (NORTH ELEVATION) SHALAK



SOUTH ELEVATION 1/8" x 1'-0"

CORA # 8915 DATE 8-7-89 SHT 6 OF 8 REV: 10-14-89 11-24-89	221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO
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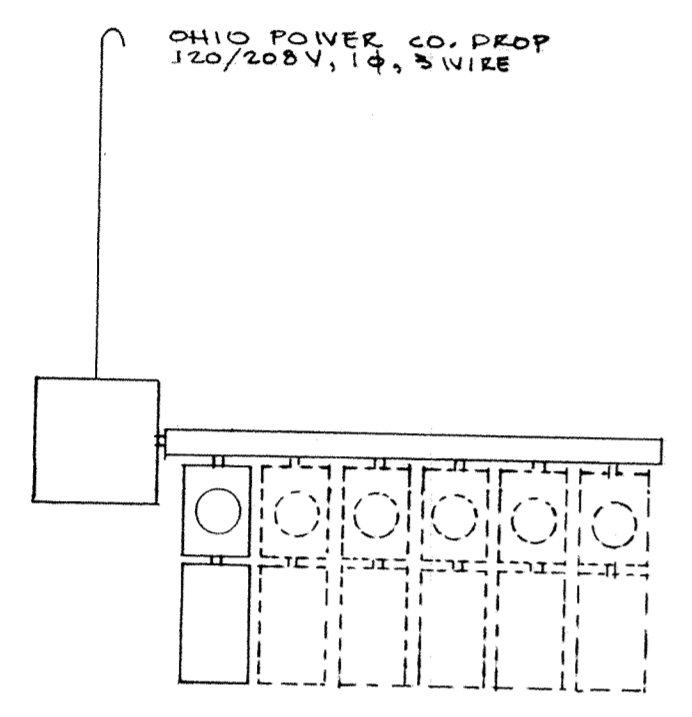


FIXTURE SCHEDULE

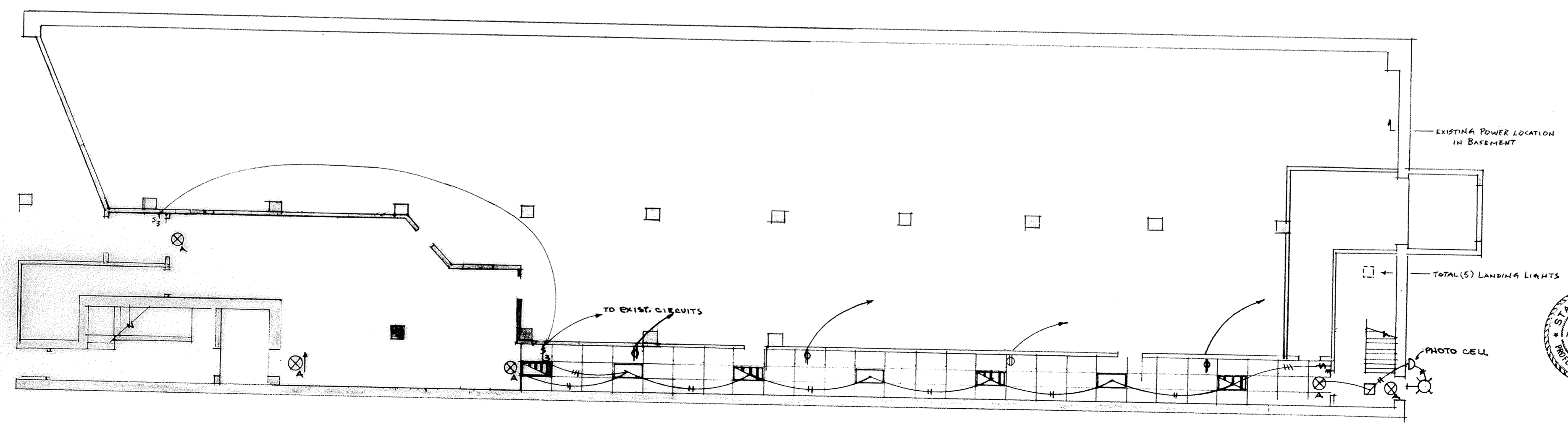
- ⊗ EXIT LIGHT
- ⊗ EXIT LIGHT AS SHOWN
- ⊗ 2 LAMPS THIS FIXTURE WIRED TO POWER PACK
- 4-40W LAY-IN 1/4" ACRYLIC LENS
- 2-40W 4' STRIP
- 2-40WU, 2'x2' SURFACE MTD.
- ⊗ 100W PORCELAIN LAMP HOLDER
- ⊗ 150W WALL BRACKET M.H. 15'

LEGEND

- S S₀ S₃ WALL SWITCHES, SINGLE POLE, DIAMETER, 3WAY, ETC
- ⊕ DUPLEX OUTLET
- ⊕ DUPLEX G.F.I
- ⊕ TELEPHONE
- ⊕ COMPUTER
- ⊗ EXIT LIGHT FED FROM EXISTING CIRCUIT
- ⊗ FIRE ALARM SMOKE DETECTOR
- ⊕ MAIN DISTRIBUTION PANEL 120/208V, 1ϕ, 3W
- ⊕ HOME RUN TO PANEL
- ⊕ JUNCTION BOX, BLANK COVER

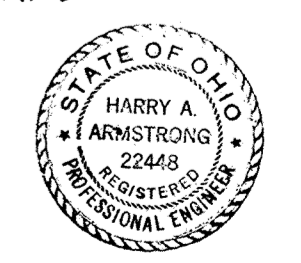


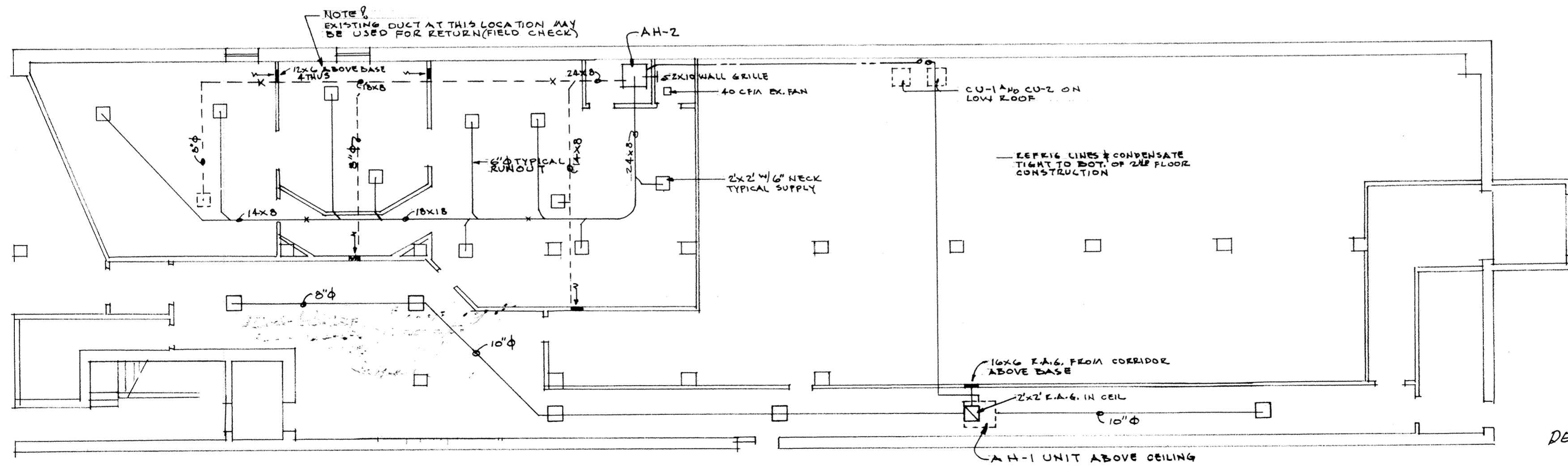
TYPICAL PANEL AND RISER WIRING DIAGRAM FOR EACH SUITE NO SCALE



LIGHTING AND POWER PLAN 1/8" = 1'-0"

221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO	
COM. NO. 8915	DATE 8-7-89
SHT 7	OF 8
REV: 10-12-89	11-14-89
12-16-89	





NOTE:
EXISTING DUCT AT THIS LOCATION MAY
BE USED FOR RETURN (FIELD CHECK)

9002378
 RECORDER'S OFFICE
 ALLEN COUNTY, OHIO
 RECEIVED AND RECORDED
 AT 10:44 O'CLOCK AM
 MAR 15, 1990
 PLAT BOOK 18 PAGE 33-A
 FEE \$165.60

DEED VOL 735
 PAGE 490



FIRST FLOOR HEATING

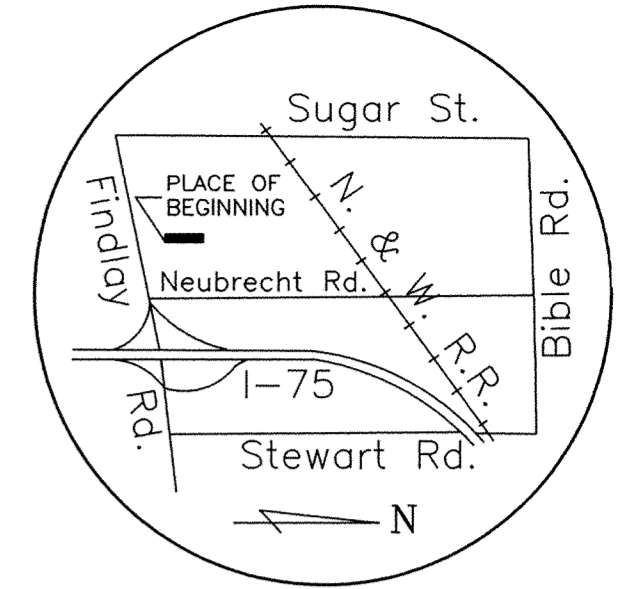
COMMA # 8915 DATE 8-7-89 SHT 8 OF 8 REV: 10-72-89	221 COMPLEX REHABILITATION OFFICE BUILDING NORTH MAIN STREET LIMA OHIO
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DERRINGER PRIVATE SUBDIVISION

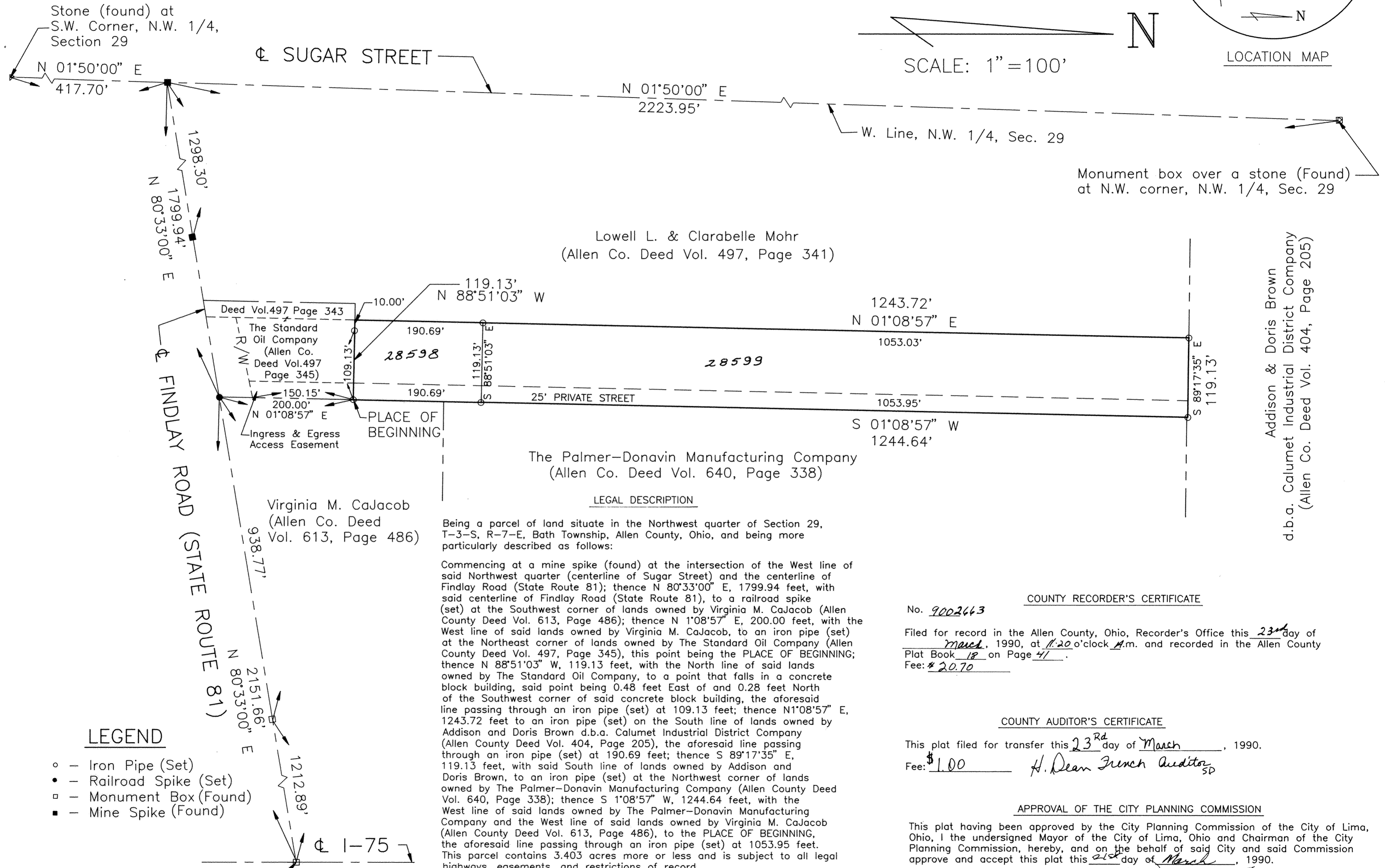
N.W. 1/4, SECTION 29, T-3-S, R-7-E, BATH TWP.,

ALLEN CO., OHIO

41



LOCATION MAP



Lowell L. & Clarabelle Mohr
(Allen Co. Deed Vol. 497, Page 341)

The Palmer-Donavin Manufacturing Company
(Allen Co. Deed Vol. 640, Page 338)

Virginia M. CaJacob
(Allen Co. Deed Vol. 613, Page 486)

Addison & Doris Brown
d.b.a. Calumet Industrial District Company
(Allen Co. Deed Vol. 404, Page 205)

LEGAL DESCRIPTION

Being a parcel of land situate in the Northwest quarter of Section 29, T-3-S, R-7-E, Bath Township, Allen County, Ohio, and being more particularly described as follows:

Commencing at a mine spike (found) at the intersection of the West line of said Northwest quarter (centerline of Sugar Street) and the centerline of Findlay Road (State Route 81); thence N 80°33'00" E, 1799.94 feet, with said centerline of Findlay Road (State Route 81), to a railroad spike (set) at the Southwest corner of lands owned by Virginia M. CaJacob (Allen County Deed Vol. 613, Page 486); thence N 1°08'57" E, 200.00 feet, with the West line of said lands owned by Virginia M. CaJacob, to an iron pipe (set) at the Northeast corner of lands owned by The Standard Oil Company (Allen County Deed Vol. 497, Page 345), this point being the PLACE OF BEGINNING; thence N 88°51'03" W, 119.13 feet, with the North line of said lands owned by The Standard Oil Company, to a point that falls in a concrete block building, said point being 0.48 feet East of and 0.28 feet North of the Southwest corner of said concrete block building, the aforesaid line passing through an iron pipe (set) at 109.13 feet; thence N1°08'57" E, 1243.72 feet to an iron pipe (set) on the South line of lands owned by Addison and Doris Brown d.b.a. Calumet Industrial District Company (Allen County Deed Vol. 404, Page 205), the aforesaid line passing through an iron pipe (set) at 190.69 feet; thence S 89°17'35" E, 119.13 feet, with said South line of lands owned by Addison and Doris Brown, to an iron pipe (set) at the Northwest corner of lands owned by The Palmer-Donavin Manufacturing Company (Allen County Deed Vol. 640, Page 338); thence S 1°08'57" W, 1244.64 feet, with the West line of said lands owned by The Palmer-Donavin Manufacturing Company and the West line of said lands owned by Virginia M. CaJacob (Allen County Deed Vol. 613, Page 486), to the PLACE OF BEGINNING, the aforesaid line passing through an iron pipe (set) at 1053.95 feet. This parcel contains 3.403 acres more or less and is subject to all legal highways, easements, and restrictions of record.

I hereby certify that the above plat is a true and accurate survey made under my supervision.

James A. Frederick
Registered Surveyor No. 6622



COUNTY RECORDER'S CERTIFICATE

No. 9002443

Filed for record in the Allen County, Ohio, Recorder's Office this 23rd day of March, 1990, at 11:20 o'clock A.M. and recorded in the Allen County Plat Book 18 on Page 41.
Fee: \$ 20.70

COUNTY AUDITOR'S CERTIFICATE

This plat filed for transfer this 23rd day of March, 1990.
Fee: \$ 1.00 *H. Dean French Auditor SD*

APPROVAL OF THE CITY PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I the undersigned Mayor of the City of Lima, Ohio and Chairman of the City Planning Commission, hereby, and on the behalf of said City and said Commission approve and accept this plat this 23rd day of March, 1990.

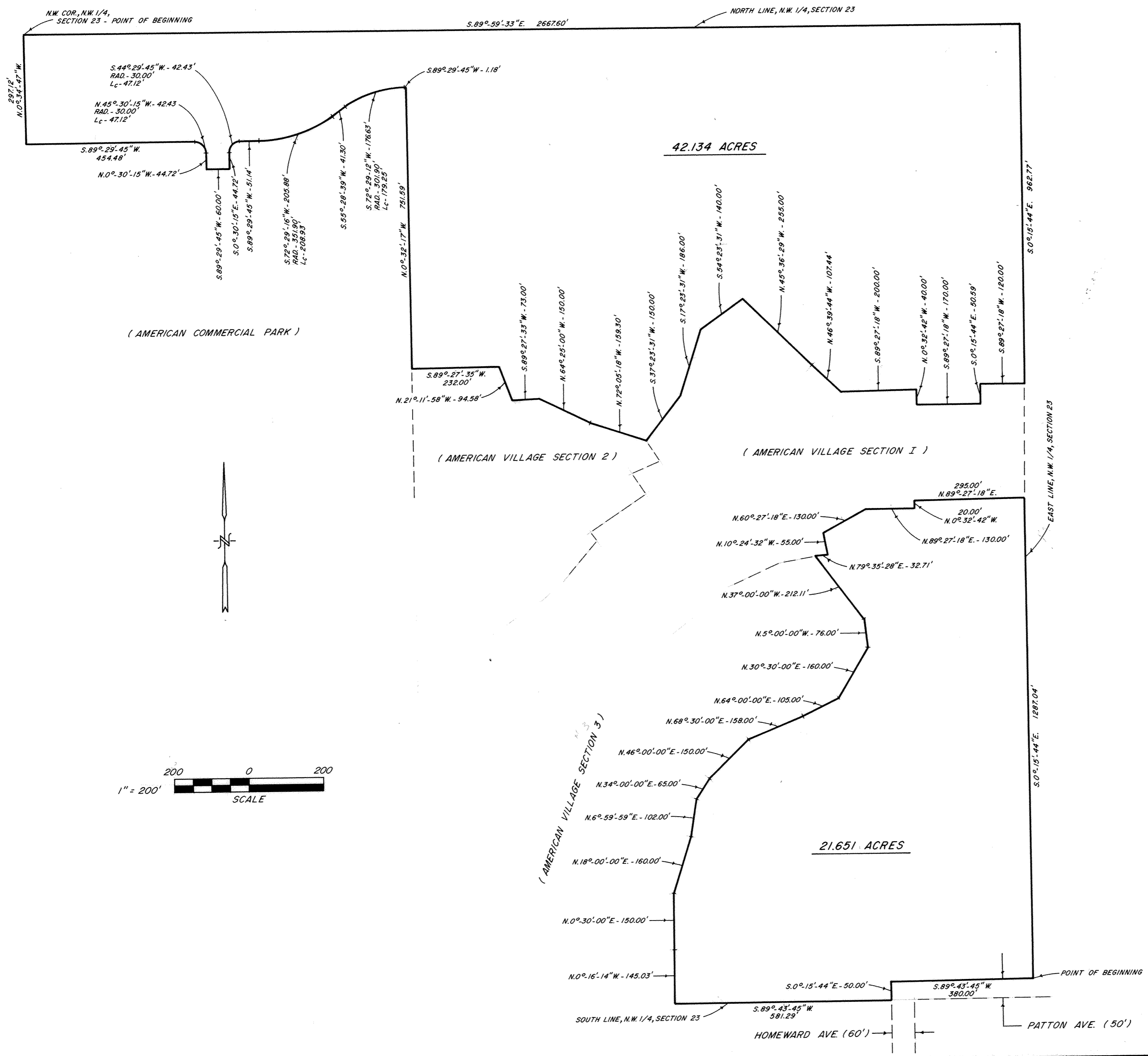
David Berger
Mayor of the City of Lima, Ohio and
Chairman of the City Planning Commission

LEGEND

- - Iron Pipe (Set)
- - Railroad Spike (Set)
- - Monument Box (Found)
- - Mine Spike (Found)

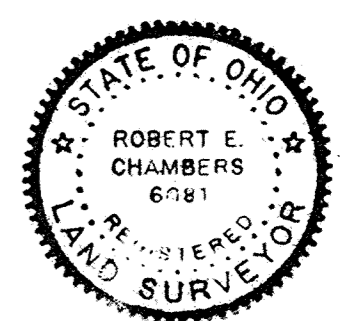
☉ S.R. 81 Sta. 450+30.11
Monument Box (Found)

PLAT OF A SURVEY
 IN THE N.W. 1/4 OF SECTION 23
 T3S - R6E
 AMERICAN TOWNSHIP,
 ALLEN COUNTY, OHIO



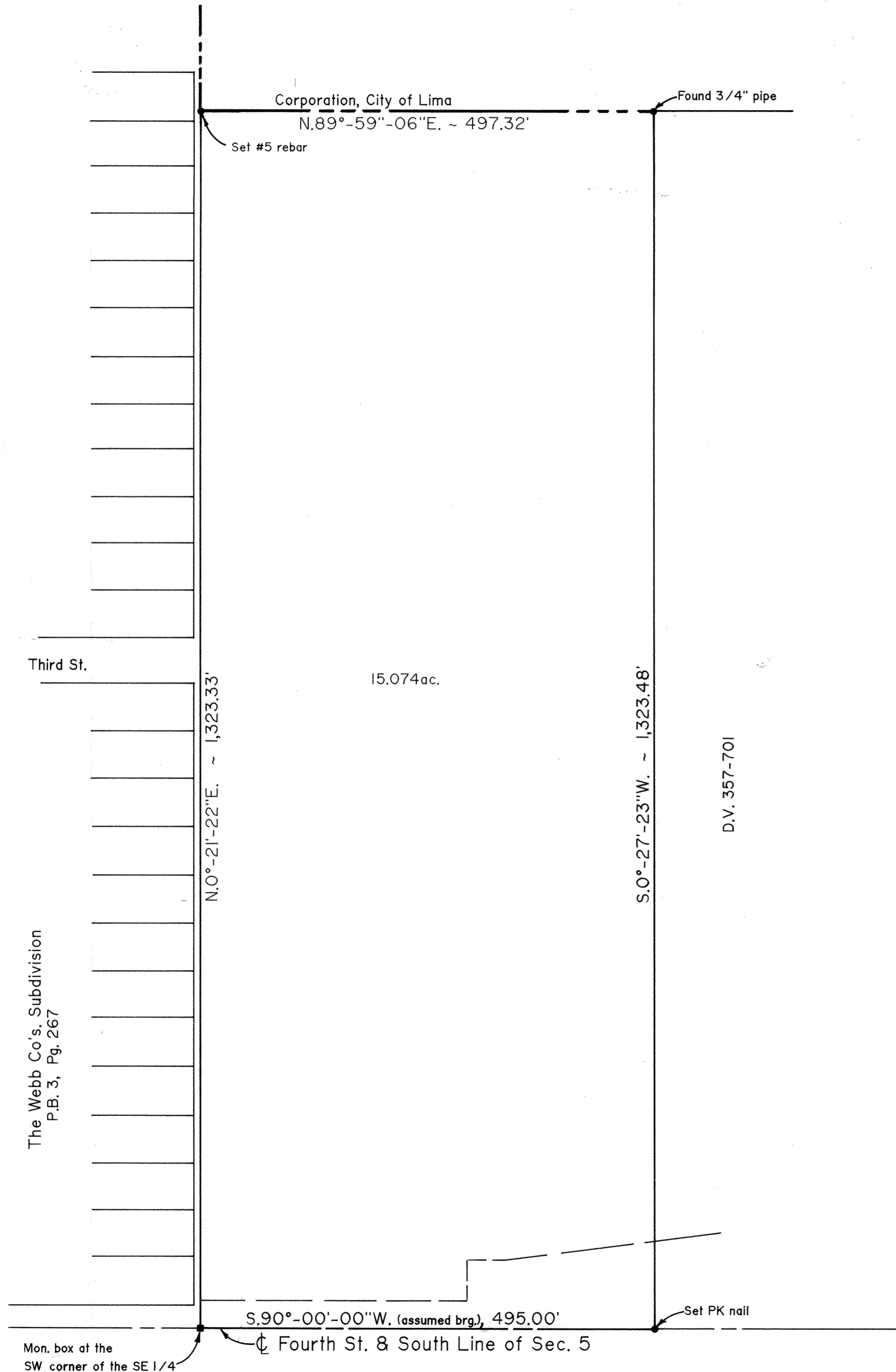
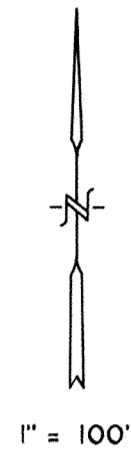
ROBERT E. CHAMBERS
 REG. SURVEYOR # 6081
 9003050

RECORDERS OFFICE
 ALLEN COUNTY, OHIO
 RECEIVED AND RECORDER
 AT 11:03 AM
 APRIL 2, 1990
 Vol 18 page 42
 PFE 20.70
 Robert M. Lee
 Allen County Recorder
 See Vol 736 pg 243



PREPARED: FEBRUARY 1990
 BY: SHELDON & ASSOC. INC.
 1280 N. COLE ST.
 LIMA, OHIO

ANNEXATION TO THE CITY OF LIMA, OHIO

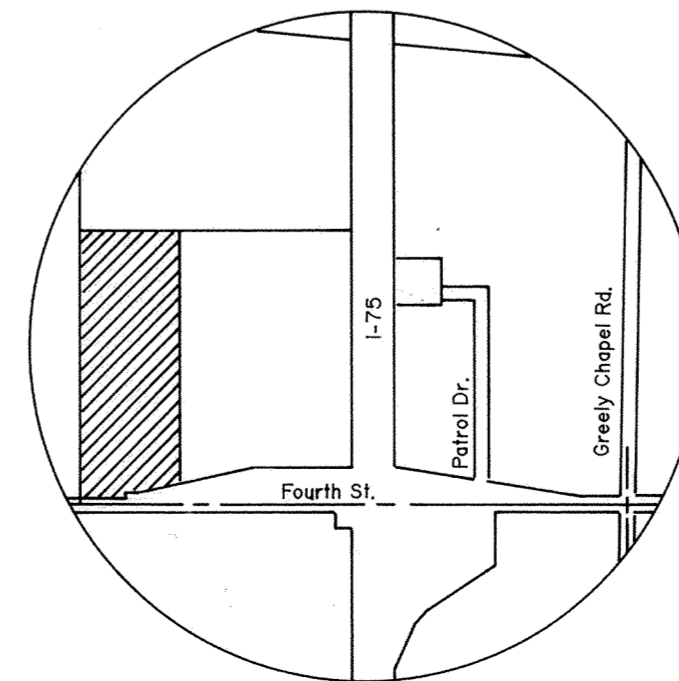


DESCRIPTION
 Being a parcel of land in the SE 1/4 of Sec. 5, T4S, R7E, Perry Twp., Allen Co., Ohio, more particularly described as follows:
 Beginning at the monument box at the southwest corner of the SE 1/4 of Sec.5, thence the following courses;
 1. N.0°-21'-22"E. on the east line of The Webb Co's. Sub., 1323.33' to a Set #5 rebar;
 2. N.89°-59'-06"E. on the Corporation line of the City of Lima, Ohio, 497.32' to a found 3/4" pipe;
 3. S.0°-27'-23"W., 1323.48' to a set PK nail on the south line of Sec. 5 (being also the centerline of Fourth St.);
 4. S.90°-00'-00"W. (assumed brg.) on said south section line, 495.00' to the POINT OF BEGINNING.
 The above described parcel contains 15.074 acres.

Robert D. Garvin
 Robert D. Garvin P.S. # 4931. 1-11-89



VICINITY MAP
 No Scale



9005186
 Recorder Office
 Allen County, Ohio
 Received and Recorded
 at 3:42 PM
 May 17, 1990
 plat book 18 page 43
 Albert M. Lee
 Allen County Recorder
 Deed Vol 738 pg 207

BROOKHAVEN CONDOMINIUM N^o15

Sheet 1 of 4
Exhibit "B"

LOT N^o 28543

EDGEWOOD ESTATES N^o12-D

BROOKHAVEN CONDOMINIUM N^o15 consist of Lot N^o 28543 in Edgewood Estates N^o12-D as recorded in Plat Book N^o 77 on Page No. 172 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of **BROOKHAVEN CONDOMINIUM N^o15**, one page of the floor plan, one page of elevation views of the building and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the building in the condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

Richard D. Morrissey
Registered Surveyor
N^o 6470
Richard D. Morrissey, L.S.
KUCK and MORRISSEY, Inc.

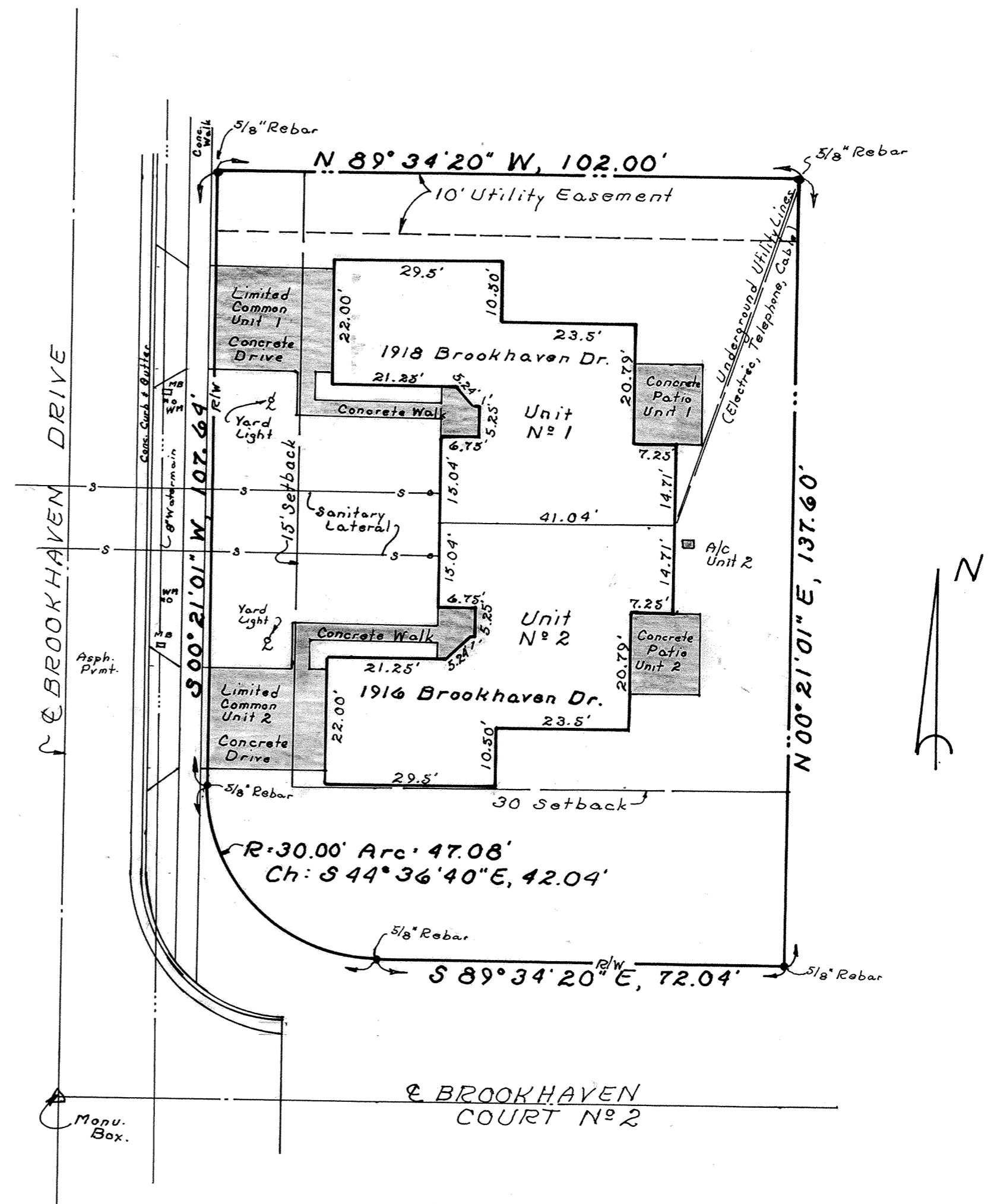
Richard D. Morrissey
Professional Engineer
N^o 34373
Richard D. Morrissey, P.E.
KUCK and MORRISSEY, Inc.

N^o 9006180
Filed for record this 11th day of June, 1990.
at 10:40 o'clock A.M. in the office of the Allen County
Recorder and recorded in Plat Book 18 on Page 44.

Fee: \$ 82.80

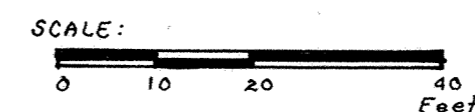
Alberta M. Lee by *pr.*
RECORDER, Allen County, Ohio

For DECLARATIONS see Deed Volume 739 Page 245.

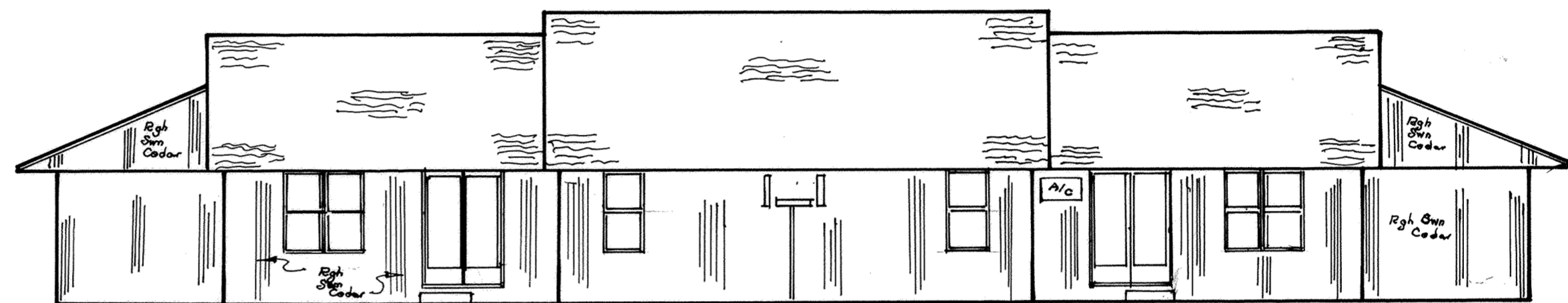


Approved for Transfer
Allen County Tax Map Office
By JRR Date 4-11-1992

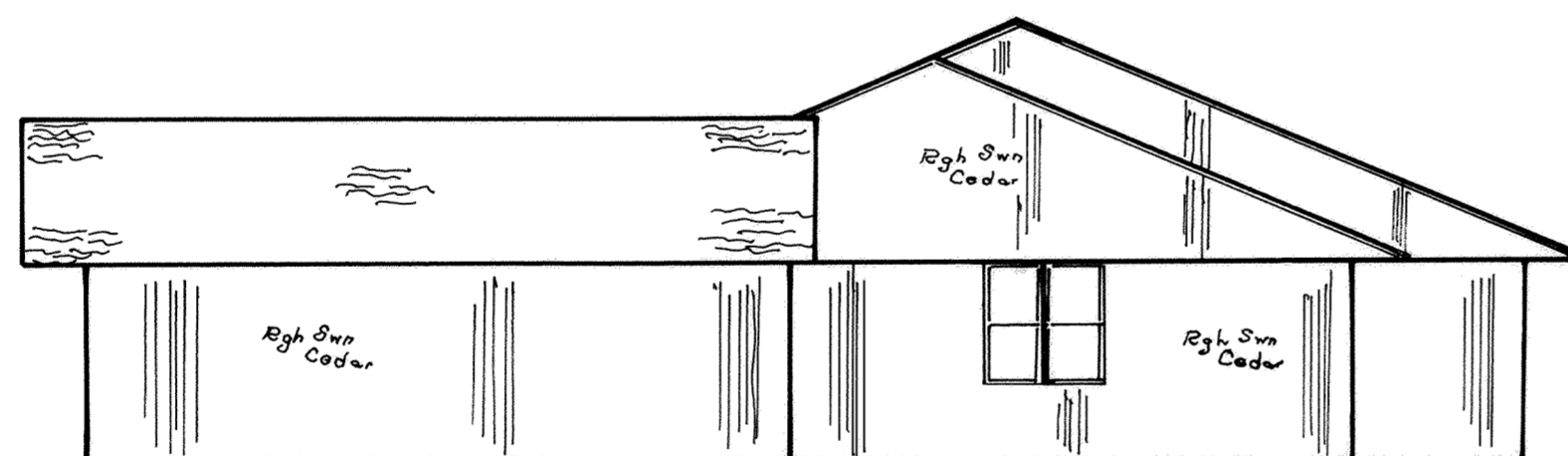
- denotes Limited Common Area
- denotes Mail Box
- denotes Water Meter



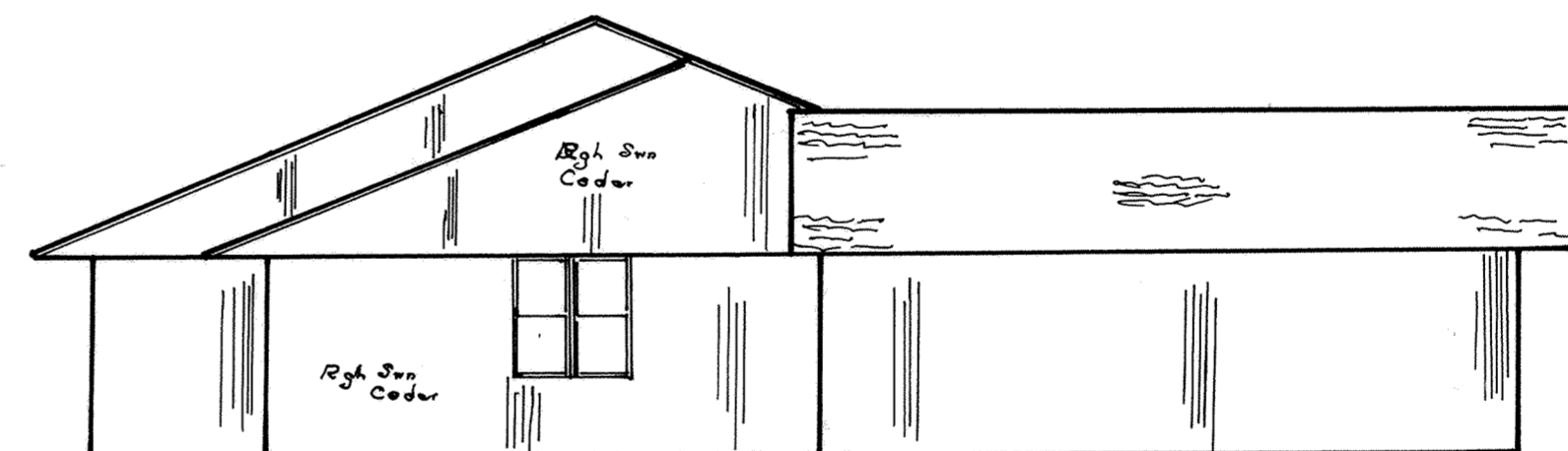
BROOKHAVEN CONDOMINIUM N^o15 Sheet 3 of 4
Exhibit "B"
 LOT N^o 28543
 EDGEWOOD ESTATES N^o12-D



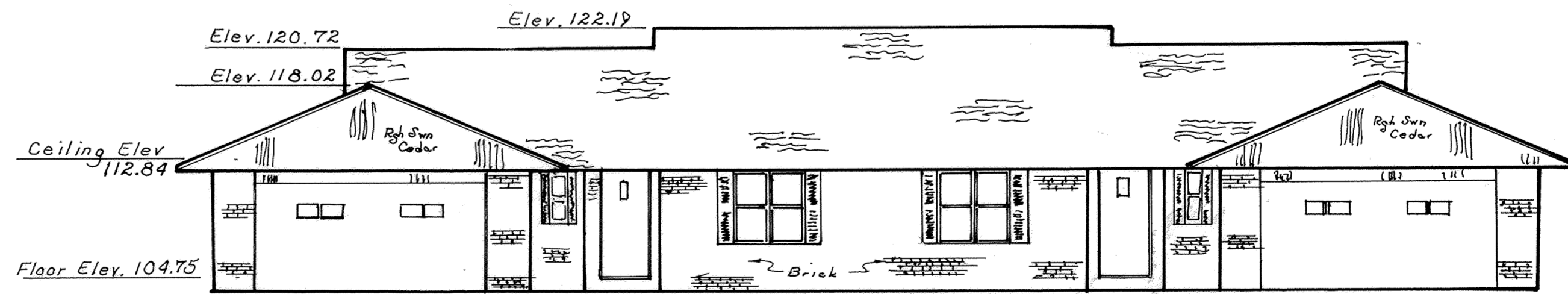
EAST ELEVATION



SOUTH ELEVATION



NORTH ELEVATION



WEST ELEVATION

Elevations shown in
 West Elevation are
 typical for all
 Elevation views.

BENCH MARK Top Steamer Nozzle of
 Fire Hydrant. NE quadrant
 of Intersection Brookhaven
 Court N^o 3 + Brookhaven Drive
 Elev. 106.37

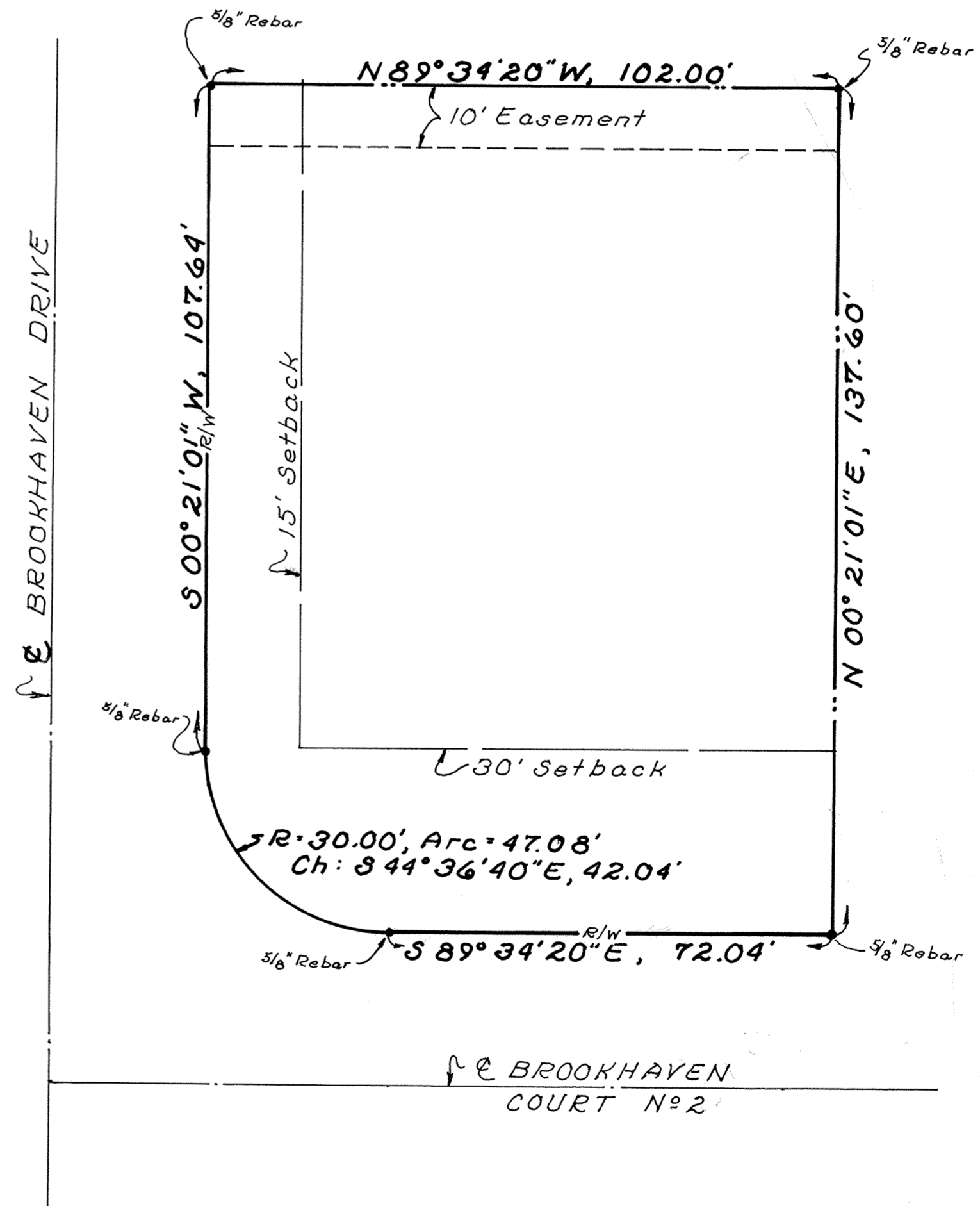
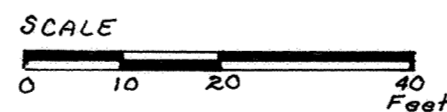
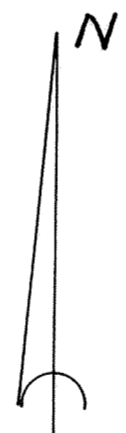
BROOKHAVEN CONDOMINIUM N^o15 Sheet 4 of 4 Exhibit "B"

LOT N^o 28543

EDGEWOOD ESTATES N^o12-D

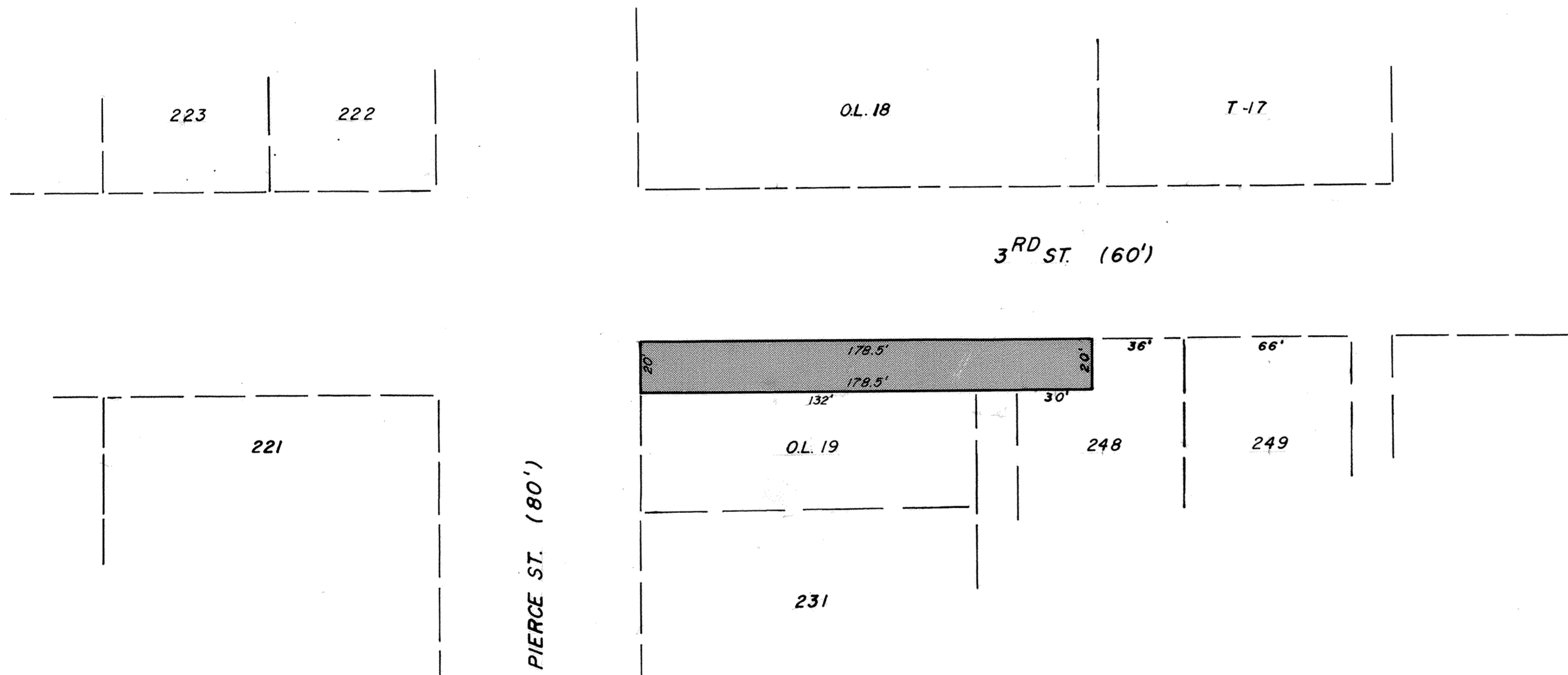
SURVEY OF DEDICATOR'S LAND

Being all of Lot N^o 28543 in Edgewood Estates
N^o 12-D in the Southeast quarter of Section 23,
T-3-S, R-6-E, American Township, Allen County,
Ohio as shown on the recorded plat in Plat Book
N^o 17 on Page 172 in the Allen County Recorder's
Office, Allen County, Ohio.



VACATION PLAT
OF
PART OF 3RD STREET
IN
THE CITY OF DELPHOS
ALLEN COUNTY, OHIO

NOTE
SHADED AREA DENOTES PUBLIC ALLEY TO BE VACATED



DESCRIPTION

Being part of 3rd Street situated in the City of Delphos, Allen County, Ohio and being more particularly described as follows:

- Beginning for the same at the northwest corner of Outlot 19 -
- Thence north along the extended east line of Pierce Street, for a distance of 20.00 feet -
- Thence east, parallel the north line of Outlot 19 and Inlot 248, in the City of Delphos, for a distance of 178.50 feet -
- Thence south, parallel the east line of Pierce Street, for a distance of 20.00 feet -
- Thence west, parallel the south line of 3rd Street and along the north line of Inlot 248, in the City of Delphos, and Outlot 19, for a distance of 178.50 feet to the point of beginning.

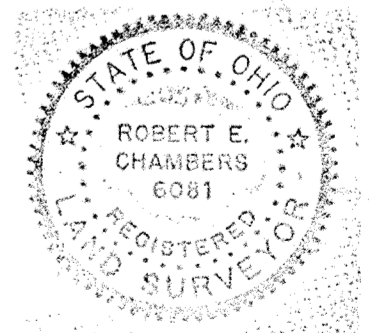
Containing 3,570 square feet of 0.082 acres of land, subject however, to all legal easements and rights-of-way.

Robert E. Chambers
Robert E. Chambers
Reg. Surveyor #6081

9006459

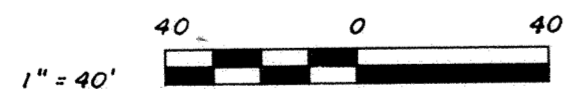
Recorder Office
Allen County, Ohio
Received and Recorded
AT 11:55 AM
June 18, 1990
Plat Book 18 page 48

Albata M. Yee
Allen County Auditor



See Deed BK 139
page 495
Fee 20.70

PREPARED: OCTOBER 6, 1988
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO



AMERICAN VILLAGE SEC. NO. 4

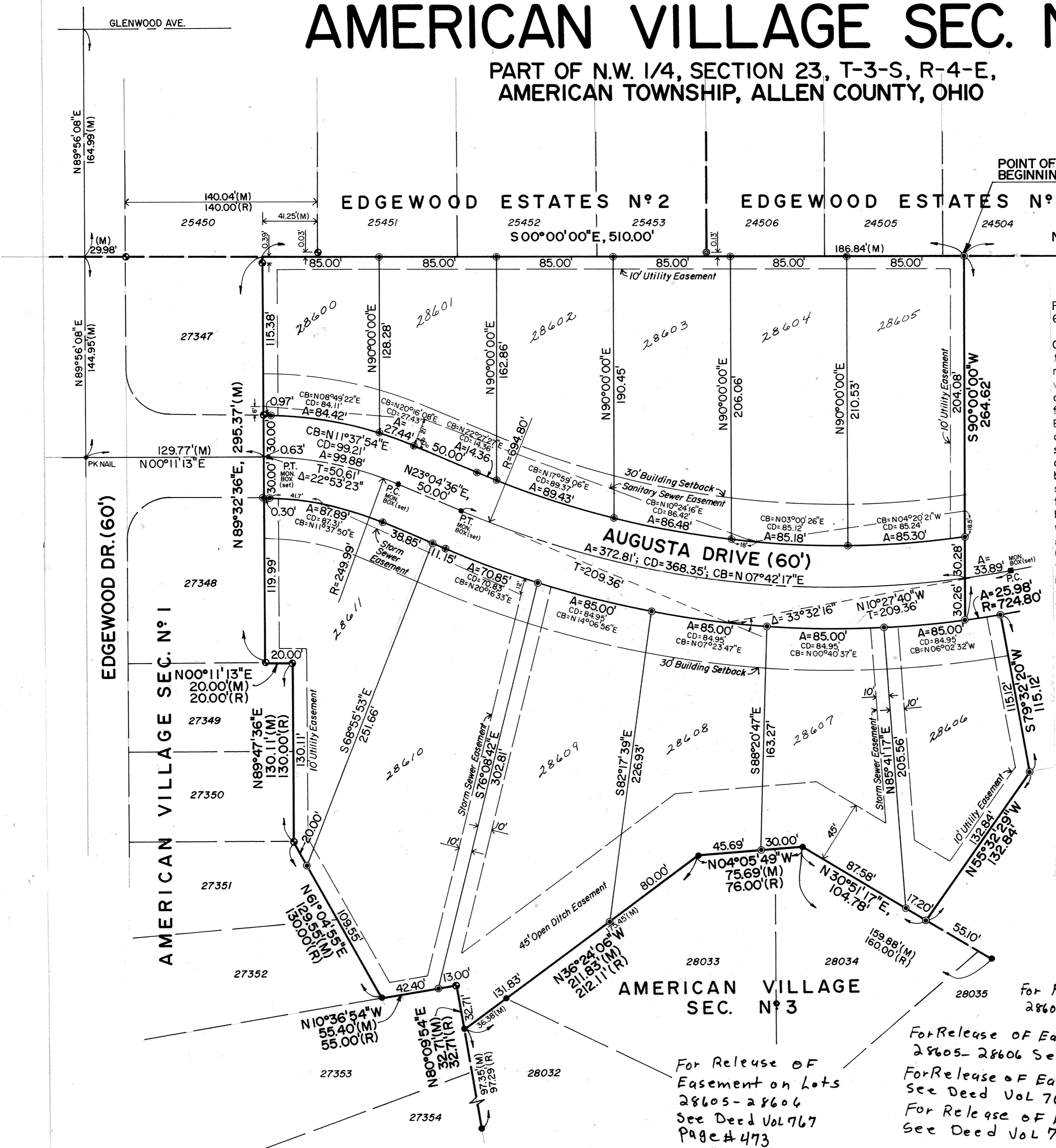
PART OF N.W. 1/4, SECTION 23, T-3-S, R-4-E,
AMERICAN TOWNSHIP, ALLEN COUNTY, OHIO

LEGEND

- — IRON PIPE (SET)
- ⊙ — CONCRETE MONUMENT (FD)
- ⊙ — IRON PIPE (FOUND)
- — IRON ROD (FOUND)



SCALE:
1" = 50'



COMMENCING POINT
S.E. Cor., N.W. 1/4, Sec. 23

DESCRIPTION OF PLATTED LANDS

Part of the northwest quarter of Section 23, Town-3-South, Range-6-East, American Township, Allen County, Ohio, described as follows:

COMMENCING at a found stone at the southeast corner of said northwest quarter, thence northerly with the east line of said northwest quarter (in part, common with the west lines of Edgewood Estates No. 1 and No. 2 Subdivisions) at N 00°00'00" W, 826.23 feet to an iron pipe (set) 186.84 feet southerly from an iron pipe (found) at the southwest corner of said Edgewood Estates No. 2, and the POINT OF BEGINNING, thence westerly at a right angle to the previous course at S 90°00'00" W, 264.62 feet, thence south-southeasterly with a non-tangent curve to the left an arc distance of 25.98 feet (radius of this curve is 724.80 feet, chord bearing/ distance is S 08°22'29" E, 25.98 feet); thence west-southwesterly with a non-tangent line at S 79°32'20" W, 115.12 feet, thence northwesterly at N 55°32'29" W, 132.84 feet to the east boundary of American Village Sec. No. 3, thence generally northerly with the east boundaries of American Village Sec. No. 3 on three courses as follows: (one) N 30°51'17" E, 104.78 feet to an iron rod (found), (two) N 04°05'49" W, 75.69 feet (record distance is 76.00 feet) to an iron rod (found), (three) N 36°24'06" W, 211.83 feet to an iron rod (found) in the south boundary of American Village Sec. No. 1, thence generally easterly with the south boundaries of American Village Sec. No. 1 on six courses as follows: (one) N 80°09'54" E, 32.71 feet to a concrete monument (found disturbed and reset at record distance on this bearing), (two) N 10°36'54" W, 55.40 feet (record distance is 55.00 feet) to an iron rod (found), (three) N 61°04'55" E, 129.55 feet (record distance is 130.00 feet) to a concrete monument (found), (four) N 89°47'36" E, 130.11 feet (record distance is 130.00 feet), to a concrete monument (found), (five) N 00°11'13" E, 20.00 feet (based on record: course is parallel to centerline of Augusta Drive) to a concrete monument (found), (six) N 89°32'36" E, 295.37 feet (record distance is 295.00 feet) to the west boundary of Edgewood Estates No. 2 Subdivision (this course passes a concrete monument (found) at 294.98 feet), thence southerly with said west boundary at S 00°00'00" E, 510.00 feet to the POINT OF BEGINNING, containing 5.653 acres, subject to all legal easements or other restrictions of record.

Michael Gene Buettner

Michael Gene Buettner
Ohio Registered Surveyor No. 6881

I hereby certify that this plat is a graphic representation of a survey performed by Kohli and Kaliher Associates, Limited, as of June 4, 1990. Bearings are based on an assumed direction of cardinal north for the west lines of the adjacent Edgewood Estates Subdivisions. Record distances are indicated for lines common with adjacent subdivisions. Iron pipes shall be set at all lot corners and exterior boundary corners where no monuments presently exist, within six (6) months of the recording of this plat.

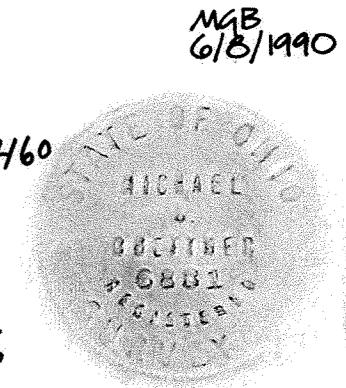
For Release of Easement on Lots
28605-28606 See Deed Vol 767 Pg 460

For Release of Easement on Lots
28605-28606 See Deed Vol 767 Pg 463

For Release of Easement on Lots 28605-28606
See Deed Vol 767 Pg 466

For Release of Easement on Lots 28605-28606
See Deed Vol 767 Pg 470

For Release of Easement on Lots
28605-28606
See Deed Vol 767
Page # 473



AMERICAN VILLAGE SEC. NO. 4

RESTRICTIONS FOR AMERICAN VILLAGE SECTION 4

1. No building or structures other than residential structure not to exceed 2 1/2 stories in height, together with customary outbuildings, such as private garages, home workshops and greenhouses, incidental to residential use of such building sites shall be erected, maintained or permitted upon any lot.
2. No trailer, basement, tent, shack, garage, barn or other outbuildings erected in the tract shall at any time be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
3. Any home known as pre-fab or factory built must have approval of the architecture committee with their decision as final.
4. No residential structure shall be erected on any building site the inhabitable area thereof, excluding basements, open porches and garages shall be less than 1400 square feet of living space for a one-story building nor 1800 square feet for a two-story building.
5. No fence, wall, hedge or mass planting shall be permitted to extend nearer to any street than the minimum building setback line.
6. No animals, livestock or poultry shall be kept or maintained on any part of this subdivision, except that ordinary household pets may be kept, provided they are not kept, bred or maintained for any commercial purpose, and do not constitute an annoyance or nuisance.
7. No sign or billboard shall be erected on any lot in this subdivision. Residential "For Sale" signs are limited to 9 square feet maximum size.
8. No parking of commercial vehicles shall be permitted in private drives or on the street except for loading or unloading. Small panels and pick-ups shall be permitted.
9. No antenna for the transmission or reception of television signals, radio, or any other form of electromagnetic radiation shall be erected, used or maintained on any lot in the sideyard or front yard.
10. These covenants shall be enforceable by injunction and otherwise by the grantor, its successors or assigns.
11. Invalidity of any of these covenants by judgment or court order shall in no ways affect any of the other provisions which shall remain in force and effect.
12. No boats, house trailers or campers shall be kept, permitted or used on any single residential lots in this subdivision unless they are located behind or beside the single family residence on said lot.
13. All grounds and premises in said subdivision shall be mowed and kept reasonably clear of weeds and undergrowth by the owners thereof at all times prior to the start or commencing of the erection of any building, and thereafter all such grounds shall be maintained and kept up by the owners so as to conform to the beauty of the area in said subdivision.
14. No old buildings or structures shall be moved onto any of the building plots in said subdivision and no structure of a temporary character, trailer, basement, tent, shack, garage, or other out-building shall be used on any lot at any time as a residence, either temporarily or permanently. All construction of any kind must be new materials.
15. All dwellings shall provide off street parking for not less than two (2) motor vehicles per family.
16. No oil or gas wells shall be drilled nor shall any mining or commercial excavating operation of any kind be conducted on any building site.
17. Residence must be completed within twelve (12) months after start of construction with sidewalk (s) as part of their cost. Any individual or entity acquiring a lot from the Developer of this subdivision, or the successors, grantees, heirs, or assigns thereof, shall be required to construct a sidewalk along the street on which such lot shall face, and along any side street abutting such lot. Such sidewalk (s) shall be completed within a period of twenty-four (24) months of the transfer of title of any lot in this subdivision to any purchaser, or within twelve (12) months of commencement of construction of dwelling on such lot. The developer of said subdivision must complete sidewalks on all unsold lots within five years of recording of said subdivision. In the event that such sidewalk (s) be not completed within the period of time herein specified, then the developer, or any owner of any other lot in the subdivision may enforce this covenant by appropriate action at law or equity, as may be appropriate. Any such sidewalk (s) required shall be constructed in accordance with the requirements of the applicable subdivision regulations as govern the approval of plats by the Lima City Planning Commission.
18. Said lots may be divided or combined with other lots, but no residential building site shall be created and used as a home site which has a lot width of less than 65 feet, except on cul de sac, which would be 65 feet at building line.
19. No intoxicating beverages or habit-producing drugs shall be manufactured or sold nor shall gambling be permitted in said subdivision.
20. No lot shall be used or maintained as a dumping ground for rubbish, trash, garbage. All other waste shall be kept in sanitary containers out of view of the adjacent property owners and the public. All incinerators or other equipment for the storage or disposal of such material shall be kept in a clean and sanitary condition.

21. Sight distance at intersection: no fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any corner lot within the triangular area formed by the street property lines and a line connecting them at points 25 feet from the intersection of the street lines or in case of a rounded property corner from the intersection of the street lines extended. The sight line limitations shall apply on any lot within 10 feet from the intersection of a street property line with the edge of a driveway or alley pavement. No trees shall be permitted to remain within such distances of such intersection unless foliage line is maintained at sufficient height to prevent obstruction of such sight lines.
22. Architecture Committee formed by two members from the grantors or its successor or assignee and 1 member from the subdivision - majority votes rules. This Committee approves all plans and building sizes in all zoning areas. Plans and Plot Plan must be submitted.
23. Maximum size storage building 10' x 12', must conform to house architecture. Metal buildings not permitted.
24. These conditions, limitations and restrictions set forth herein shall be considered part of any contract, deed, lease or instrument relating to any lot in American Village Section 4 Subdivision, without being incorporated therein, and the acceptance of any contract, deed, lease or instrument relating there shall operate as a covenant to use the premises in conformity with the conditions, limitations and restrictions herein set forth which are for the use and benefit of every person who shall or may become the owner of or have any title to any lot or parcel of land situated in American Village Section 4 Subdivision.

DEDICATION

Degen Excavating Co., Inc.
 The owners of the land contained in the hereon plat hereby adopt the said plat and dedicate the land contained within the streets to the use and benefit of the public forever. Utility easements and building setback lines are established as shown on the plat.
 In Witness whereof, we have hereunto signed our names this 29th day of June, 1990.

In the presence of:

David J. Lewis

Fritz W. Degen
Fritz W. Degen, President

David J. Lewis

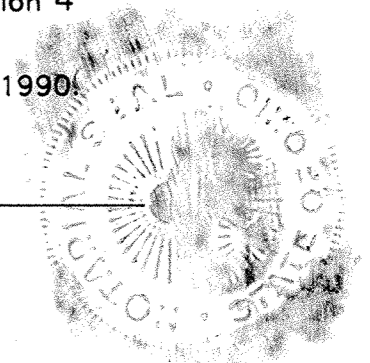
William F. Degen
William F. Degen, Secretary

ACKNOWLEDGEMENT

State of Ohio, Allen County, SS:
 Before me, a Notary Public in and for the State and County, personally appeared the above signed owners, who acknowledged that they did sign the hereon plat of American Village Section 4 Subdivision and that the signing thereof was their free act and deed.

In Witness Whereof, I have set my hand and seal this 29th day of June, 1990.

Theodore A. Metzger
Notary Public, Allen County, Ohio
COMMISSION EXPIRES 6/5/95



COUNTY AUDITOR'S CERTIFICATE

This plat filed for transfer this 6th day of July, 1990. Fee 6.⁰⁰

H. Dean French
Auditor of Allen County, Ohio

COUNTY RECORDER'S CERTIFICATE

No. 9007234
 Filed for record in the Allen County, Ohio, Recorder's Office this 6th day of July, 1990, at 1:51 o'clock P.m. and recorded in Allen County, Ohio, Plat Book 18 on Page 1504.
 Fee: _____

Richard M. Lee by J. J. J.
Recorder of Allen County, Ohio

APPROVAL OF THE CITY PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I the Mayor of the City of Lima, Ohio, and Chairman of the City Planning Commission, hereby, on behalf of said City and and Commission, approve and accept this plat this 29th day of June, 1990.

David Berger
Mayor of the City of Lima, Ohio and
Chairman of the City Planning Commission

SURVEY OF DEDICATORS' LANDS FOR AMERICAN VILLAGE SEC. NO. 4

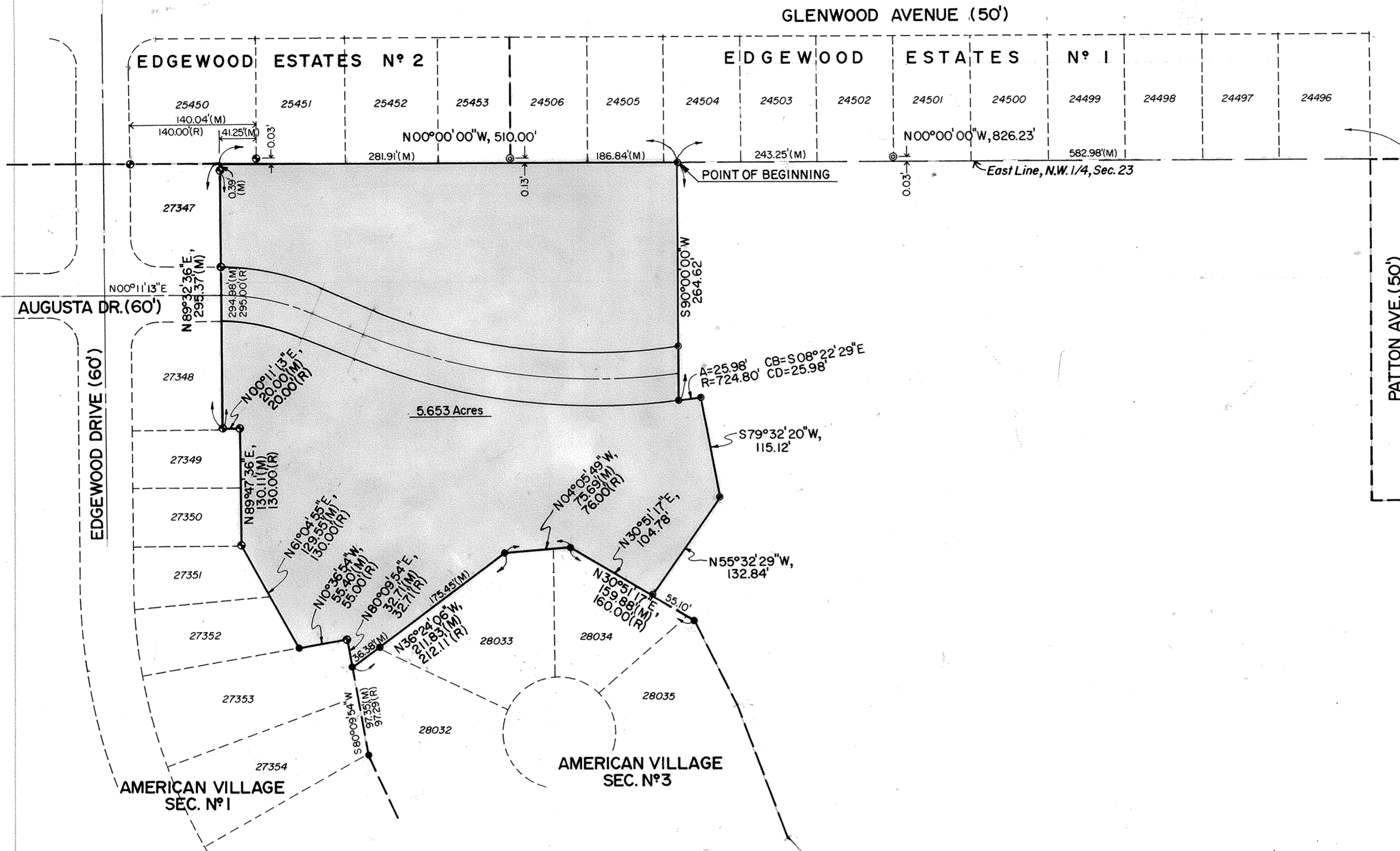


SCALE: 1"=100'

COMMENCING POINT
S.E. Cor., N.W. 1/4, Sec. 23
Stone (rd.)

LEGEND

- Found Points:
- ⊙ Iron Pipe
 - Concrete Monument
 - Iron Rod
- Points set within six months:
- ⊙ Iron Pipe



DESCRIPTION OF DEDICATOR'S LANDS

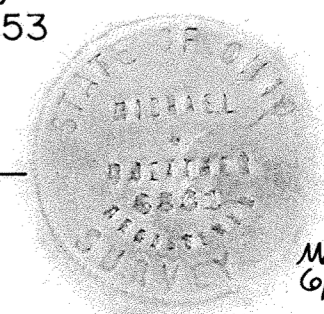
Part of the northwest quarter of Section 23, Town-3-South, Range-6-East, American Township, Allen County, Ohio, described as follows:

COMMENCING at a found stone at the southeast corner of said northwest quarter; thence northerly with the east line of said northwest quarter (in part, common with the west lines of Edgewood Estates No. 1 and No. 2 Subdivisions) at N 00°00'00" W, 826.23 feet to an iron pipe (set) 186.84 feet southerly from an iron pipe (found) at the southwest corner of said Edgewood Estates No. 2, and the POINT OF BEGINNING; thence westerly at a right angle to the previous course at S 90°00'00"W, 264.62 feet; thence south-southeasterly with a non-tangent curve to the left an arc distance of 25.98 feet (radius of this curve is 724.80 feet, chord bearing/distance is S 08°22'29" E, 25.98 feet); thence west-southwesterly with a non-tangent line at S 79°32'20" W, 115.12 feet; thence northwesterly at N 55°32'29" W, 132.84 feet to the east boundary of American Village Sec. No. 3; thence generally northerly with the east boundaries of American Village Sec. No. 3 on three courses as follows: (one) N 30°51'17" E, 104.78 feet to an iron rod (found); (two) N 04°05'49" W, 75.69 feet (record distance is 76.00 feet) to an iron rod (found); (three) N 36°24'06" W, 211.83 feet to an iron rod (found) in the south boundary of American Village Sec. No. 1; thence generally easterly with the south boundaries

of American Village Sec. No. 1 on six courses as follows: (one) N 80°09'54" E, 32.71 feet to a concrete monument (found disturbed and reset at record distance on this bearing); (two) N 10°36'54" W, 55.40 feet (record distance on this bearing); (two) N 10°36'54" W, 55.40 feet (record distance is 55.00 feet) to an iron rod (found); (three) N 61°04'55" E, 129.55 feet (record distance is 130.00 feet) to a concrete monument (found); (four) N 89°47'36" E, 130.11 feet (record distance is 130.00 feet), to a concrete monument (found); (five) N 00°11'13" E, 20.00 feet (based on record: course is parallel to centerline of Augusta Drive) to a concrete monument (found); and (six) N 89°32'36" E, 295.37 feet (record distance is 295.00 feet) to the west boundary of Edgewood Estates No. 2 Subdivision (this course passes a concrete monument (found) at 294.98 feet); thence southerly with said west boundary at S 00°00'00" E, 510.00 feet to the POINT OF BEGINNING, containing 5.653 acres, subject to all legal easements or other restrictions of record.

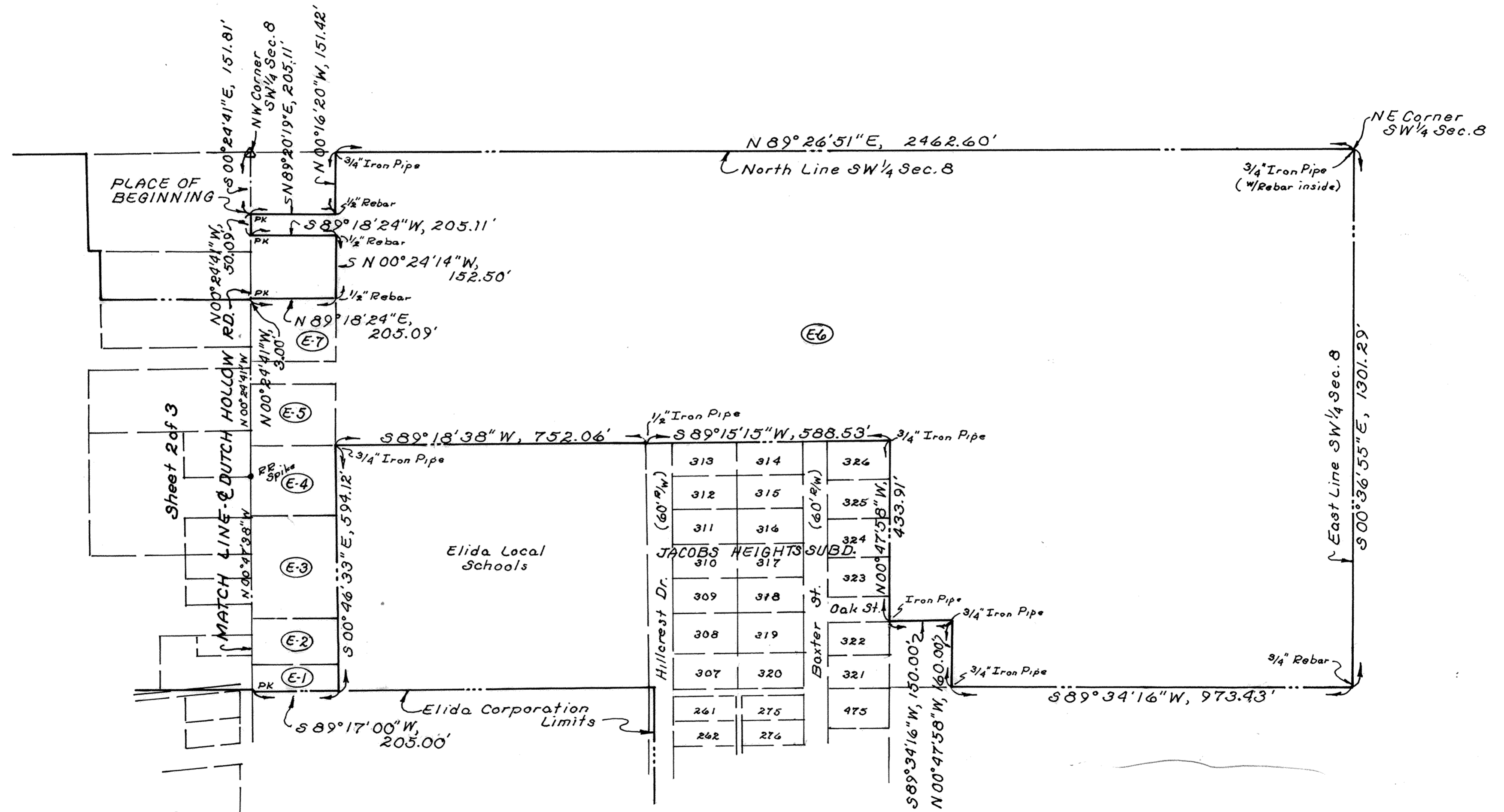
Michael Gene Buettner

Michael Gene Buettner
Ohio Registered Surveyor No. 6881

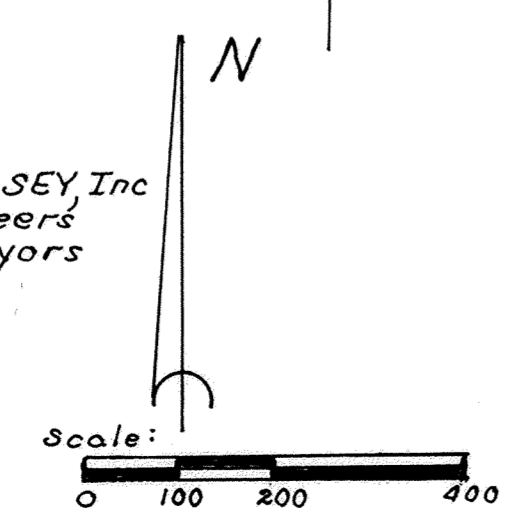


MAP OF TERRITORY TO BE ANNEXED TO THE VILLAGE OF ELIDA

Part N¹/₂, SW¹/₄ Section 8 and Pt. NE Fr. S¹/₂ Section 7
T-3-S, R-6-E, American Township, Allen County, Ohio.



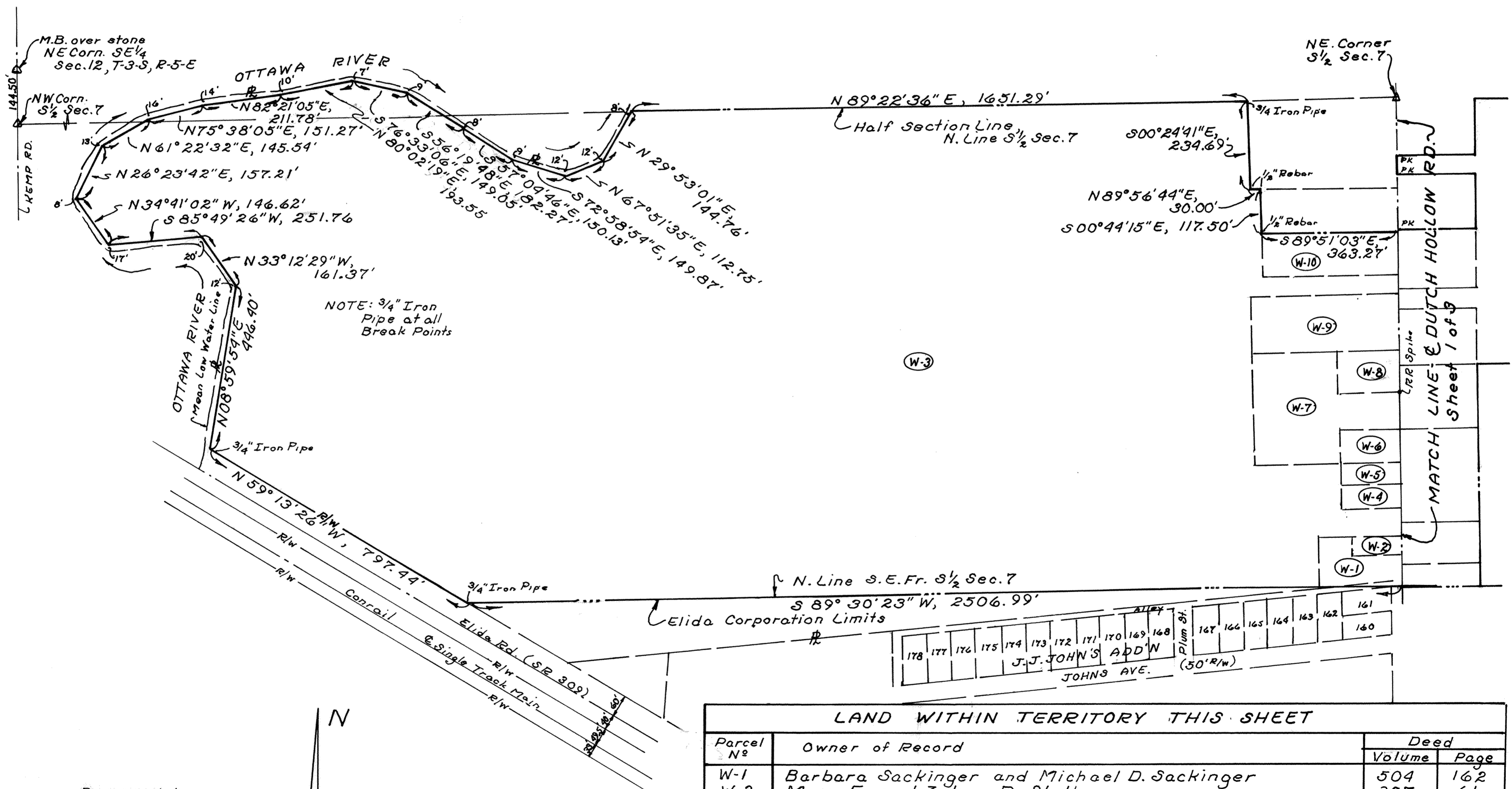
Prepared by:
KUCK and MORRISEY, Inc.
Consulting Engineers
& Surveyors
Lima, Ohio



LAND WITHIN TERRITORY THIS SHEET			
Parcel No	Owner of Record	Deed	
		Volume	Page
E-1	Esther Augsburger McKinney and William D. McKinney	518	64
E-2	Ronald J. Steiner	490	63
E-3	Catherine L. and Carol R. Augsburger	626	233
E-4	Tina M. Kluge	662	220
E-5	Wanda J. and Norman E. Swickrath	665	486
E-6	W. Richard Jacobs and Wanda J. Swickrath	724	467
E-7	JoAnn and Robert E. Stemen	666	452

MAP OF TERRITORY TO BE ANNEXED TO THE VILLAGE OF ELIDA

Part N $\frac{1}{2}$, SW $\frac{1}{4}$ Section 8 and Pt. NE Fr. S $\frac{1}{2}$ Section 7,
T-3-S, R-6-E, American Township, Allen County, Ohio.



Prepared by
KUCK and MORRISSEY, Inc.
Consulting Engineers
& Surveyors
Lima, Ohio



LAND WITHIN TERRITORY THIS SHEET

Parcel No	Owner of Record	Deed	
		Volume	Page
W-1	Barbara Sackinger and Michael D. Sackinger	504	162
W-2	Mary E. and Zelma R. Stalter	307	61
W-3	W. Richard Jacobs and Wanda J. Swickrath	724	460
W-4	Charles M. Miller	710	195
W-5	Una Mae and James E. Rhodes	703	264
W-6	Virginia J. and Harvey W. Lesh	617	569
W-7	Danny L. Swickrath	661	865
W-7	William K. and N. Paul Swickrath	696	342
W-8	Carlyn and Michael Dotson	722	435
		722	437
W-9	Danny L. Swickrath	604	121
W-9	Shirley A. Swickrath	696	344
		722	439
W-10	Scott C. Fessler and Gail L. Potter	711	701

MAP OF TERRITORY TO BE ANNEXED TO THE VILLAGE OF ELIDA

Part N $\frac{1}{2}$, SW $\frac{1}{4}$ Section 8 and Pt. NE Fr. S $\frac{1}{2}$ Section 7
T-3-S, R-6-E, American Township, Allen County, Ohio.

DESCRIPTION

Being a parcel of land situate partially in the Southwest quarter of Section 8 and partially in the northeast fraction of the South half of Section 7, T-3-S, R-6-E, American Township, Allen County, Ohio, and more particularly described as follows:

Commencing at a monument box (found) at the northwest corner of said Southwest quarter of said Section 8; thence S 00°24'41"E with the centerline of Dutch Hollow Road, 151.81 feet to a PK nail found and the PLACE OF BEGINNING thence N 89°20'19"E (passing through a 1/2 inch rebar found at 30.17 feet), 205.11 feet to a 1/2 inch rebar found; thence N 00°16'20"W, 151.42 feet to a 3/4 inch iron pipe found on the north line of said Southwest quarter of said Section 8; thence N 89°26'51"E with said north line of said Southwest quarter 2462.60 feet to an iron bar found in a 3/4 inch iron pipe found at the northeast corner of said Southwest quarter; thence S 00°36'55"E with the east line of said Southwest quarter, 1301.29 feet to a 3/4 inch rebar found at the southeast corner of the north half of said Southwest quarter; thence S 89°34'16"W, 973.43 feet to a 3/4 inch iron pipe found; thence N 00°47'58"W, 160.00 feet to a 3/4 inch pipe found; thence S 89°34'16"W, 150.00 feet to an iron pipe found at the northeast corner of Lot 322 in Jacobs Heights Subdivision; thence N 00°47'58"W with the east line of said Jacobs Heights Subdivision, 433.91 feet to a 3/4 inch iron pipe found at the northeast corner of Lot 326 in said Jacobs Heights Subdivision; thence S 89°15'15"W with the north line of said Jacobs Heights Subdivision, 588.53 feet to a 1/2 inch iron pipe found at the northwest corner of said subdivision; thence S 89°18'38"W with the north line of a parcel of land owned by the Elida Local Schools, 752.06 feet to a 3/4 inch iron pipe found at the northwest corner of said parcel; thence S 00°46'33"E with the west line of said parcel, 594.12 feet to a point on the north corporation limit of the Village of Elida; thence S 89°17'00"W with said north corporation limit, 205.00 feet to a PK nail at the intersection of said north corporation limit with the centerline of Dutch Hollow Road; thence continuing with said north corporation limit S 89°30'23"W, 2506.99 feet to a 3/4 inch iron pipe found on the north right-of-way line of Elida Road (S.R. 309); thence N 59°13'26"W with said north right-of-way, 797.44 feet to a point in the top of the east bank of the Ottawa River; thence generally northerly and easterly the following fifteen courses that define the meanderings of said east bank (note: based on Original Government Survey, the property line and the line of property to be within the territory being annexed is actually the mean low water line of the Ottawa River; however, for purposes of determining area, these meanderings have become a part of the description):

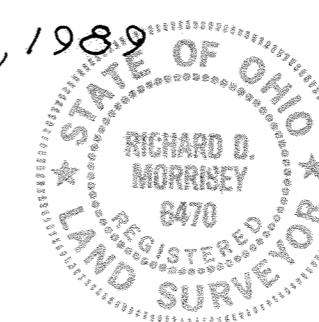
- (1) N 08°59'54"E, 446.40 feet to a 3/4 inch iron pipe found;
- (2) N 33°12'29"W, 161.37 feet to a 3/4 inch iron pipe found;
- (3) S 85°49'26"W, 251.76 feet to a 3/4 inch iron pipe found;
- (4) N 34°41'02"W, 146.62 feet to a 3/4 inch iron pipe found;
- (5) N 26°23'42"E, 157.21 feet to a 3/4 inch iron pipe found;
- (6) N 61°22'32"E, 145.54 feet to a 3/4 inch iron pipe found;
- (7) N 75°38'05"E, 151.27 feet to a 3/4 inch iron pipe found;
- (8) N 82°21'05"E, 211.78 feet to a 3/4 inch iron pipe found;
- (9) N 80°02'19"E, 193.55 feet to a 3/4 inch iron pipe found;
- (10) S 76°33'06"E, 149.05 feet to a 3/4 inch iron pipe found;
- (11) S 56°19'48"E, 182.27 feet to a 3/4 inch iron pipe found;
- (12) S 57°04'46"E, 150.13 feet to a 3/4 inch iron pipe found;
- (13) S 72°58'54"E, 149.87 feet to a 3/4 inch iron pipe found;
- (14) N 67°51'35"E, 112.75 feet to a 3/4 inch iron pipe found;
- (15) N 29°53'01"E, 144.76 feet to a 3/4 inch iron pipe found on the north line of the south half of Section 7 of American Township; thence N 89°22'36"E with said north line, 1651.29 feet to a 3/4 inch iron pipe found; thence S 00°24'41"E, 234.69 feet to a 1/2 inch rebar found; thence N 89°56'44"E, 30.00 feet to a 1/2 inch rebar found; thence S 00°44'15"E, 117.50 feet to a 1/2 inch

DESCRIPTION (cont'd)

rebar found; thence S 89°51'03"E, 363.27 feet to a point on the centerline of Dutch Hollow Road; thence N 00°24'41"W with said centerline, 3.00 feet to a point; thence N 89°18'24"E, 205.09 feet to a point (said point being westerly 0.09 feet of a 1/2 inch rebar found inside a PVC pipe); thence N 00°24'14"E, 152.50 feet to a 1/2 inch rebar found inside a PVC pipe; thence S 89°18'24"W (passing through a 1/2 inch rebar found inside a PVC pipe at 175.02 feet), 205.11 feet to a PK nail found on the centerline of Dutch Hollow Road; thence N 00°24'41"W with said centerline, 50.09 feet to the PLACE OF BEGINNING containing 149.740 acres more or less, of which 59.457 acres are in the Southwest quarter of Section 8 and 90.283 acres are in the northeast fraction of the South half of Section 7, T-3-S, R-6-E, American Township, Allen County, Ohio.

The plats included herein and the above description were prepared from a BOUNDARY SURVEY of the entire area within the territory to be annexed performed by Kohli and Kaliber Associates, Limited, dated 3-22-89 and performed for William Kluge.

Date: October 12, 1989



Richard D. Morrisey
Registered Surveyor Ohio No. 6470
KUCK and MORRISEY, Inc.
Consulting Engineers & Surveyors

APPROVAL OF VILLAGE COUNCIL

At a meeting of the Village Council of the Village of Elida, Ohio held this 8th day of May, 1990, this Annexation Plat was approved by Ordinance No. 586-90.

Don Davis CLERK

For Resolution to change Boundary Lines by Annexation see Deed Volume 740 Page 323.

COUNTY RECORDER'S CERTIFICATION

No. 9007421
Filed for record this 12th day of July, 1990 at 11:36 o'clock
A.M. in the office of the Allen County Recorder and recorded
in Plat Book 18 on Page 53.

Ju #62.10

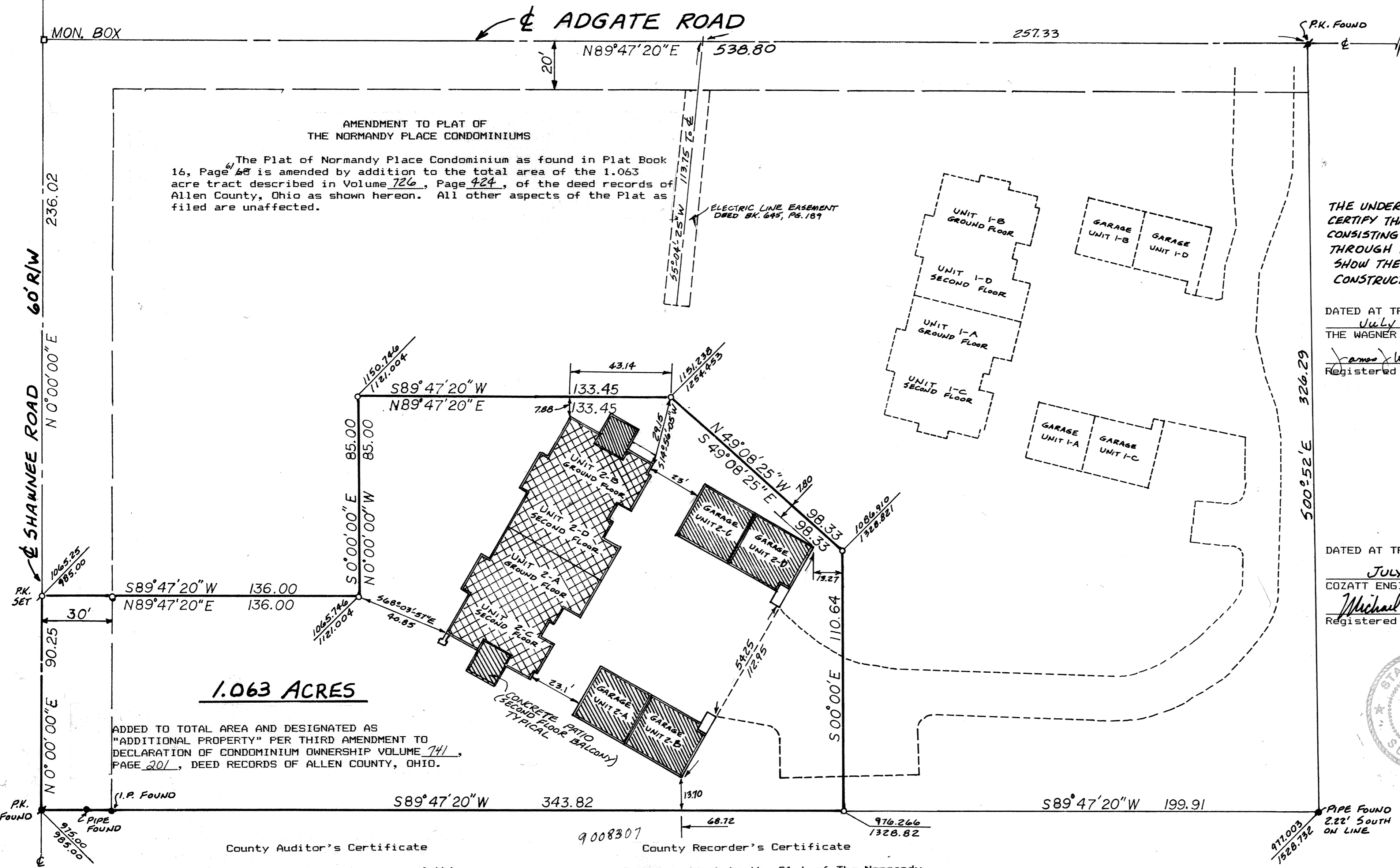
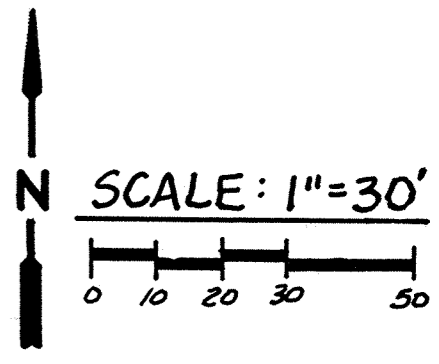
Albata M. Yee by Jn
Recorder - Allen County, Ohio.

2nd AMENDMENT TO PLAT OF THE NORMANDY PLACE CONDOMINIUMS

PT. N.W. 1/4, N.E. 1/4, N.E. 1/4, SECTION 10, T4S, R6E SHAWNEE TOWNSHIP, ALLEN COUNTY, OHIO

- LEGEND:**
- Designates COMMON AREA
 - ▨ Designates LIMITED COMMON AREA
 - ▩ Designates BUILDING AND UNIT AREA
 - MONUMENT BOX FOUND
 - NAIL FOUND
 - NAIL SET
 - IRON PIPE FOUND
 - IRON PIN SET

NOTE:
Bearings taken from Plat Bk. 14, Page 188



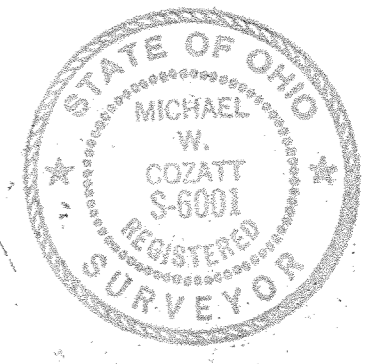
AMENDMENT TO PLAT OF THE NORMANDY PLACE CONDOMINIUMS

The Plat of Normandy Place Condominium as found in Plat Book 16, Page 48 is amended by addition to the total area of the 1.063 acre tract described in Volume 726, Page 424, of the deed records of Allen County, Ohio as shown hereon. All other aspects of the Plat as filed are unaffected.

THE UNDERSIGNED HEREBY CERTIFY THAT THESE DRAWINGS CONSISTING OF SHEETS ONE THROUGH FOUR ACCURATELY SHOW THE BUILDINGS AS CONSTRUCTED.

DATED AT TROY, OHIO
July 31, 1990.
THE WAGNER GROUP, INC.
James Wagner
Registered Architect #4432

DATED AT TROY, OHIO
July 31, 1990.
COZATT ENGINEERING COMPANY
Michael W. Cozatt
Registered Surveyor #6001



1.063 ACRES

ADDED TO TOTAL AREA AND DESIGNATED AS "ADDITIONAL PROPERTY" PER THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP VOLUME 741, PAGE 201, DEED RECORDS OF ALLEN COUNTY, OHIO.

County Auditor's Certificate

I hereby certify that a copy of this amendment to the plat of the Normandy Place Condominiums has been filed with this office this 2nd day of AUGUST, 1990.

H. Dean French
Auditor, Allen County, Ohio

By *Kay Schornover*
Deputy

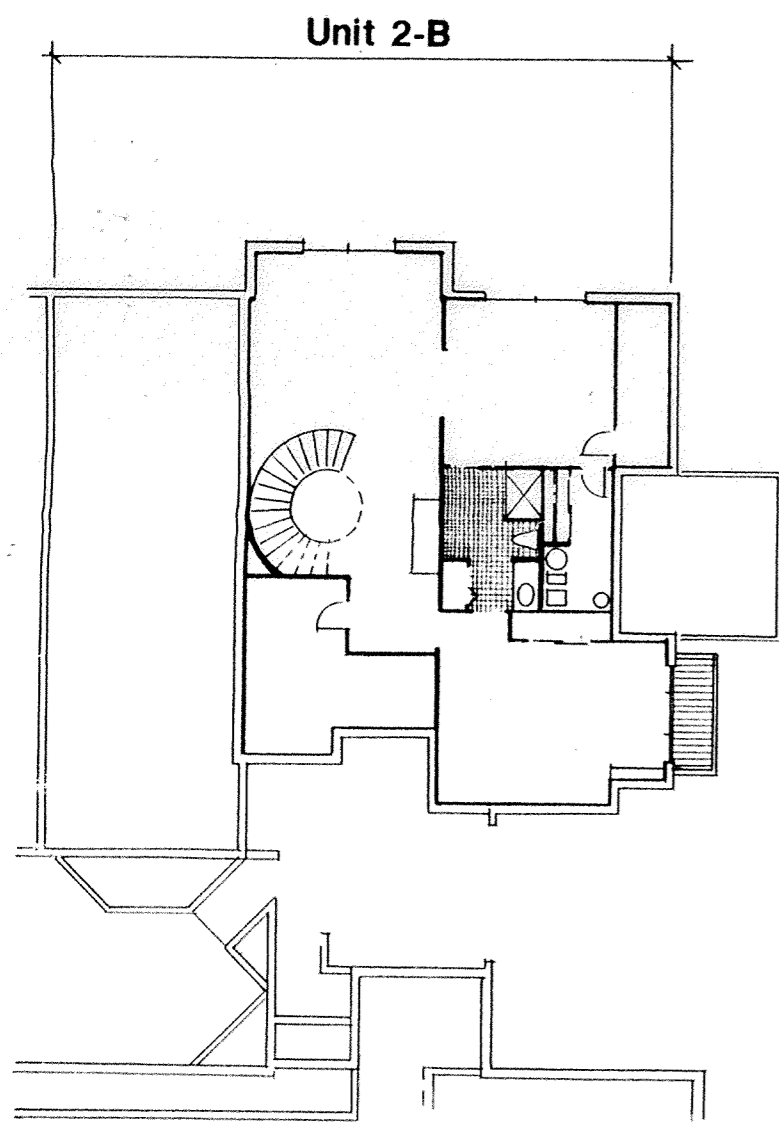
County Recorder's Certificate

This Amendment to the Plat of The Normandy Place Condominiums received and recorded this 2nd day of August, 1990 at 3:54 o'clock P.M.

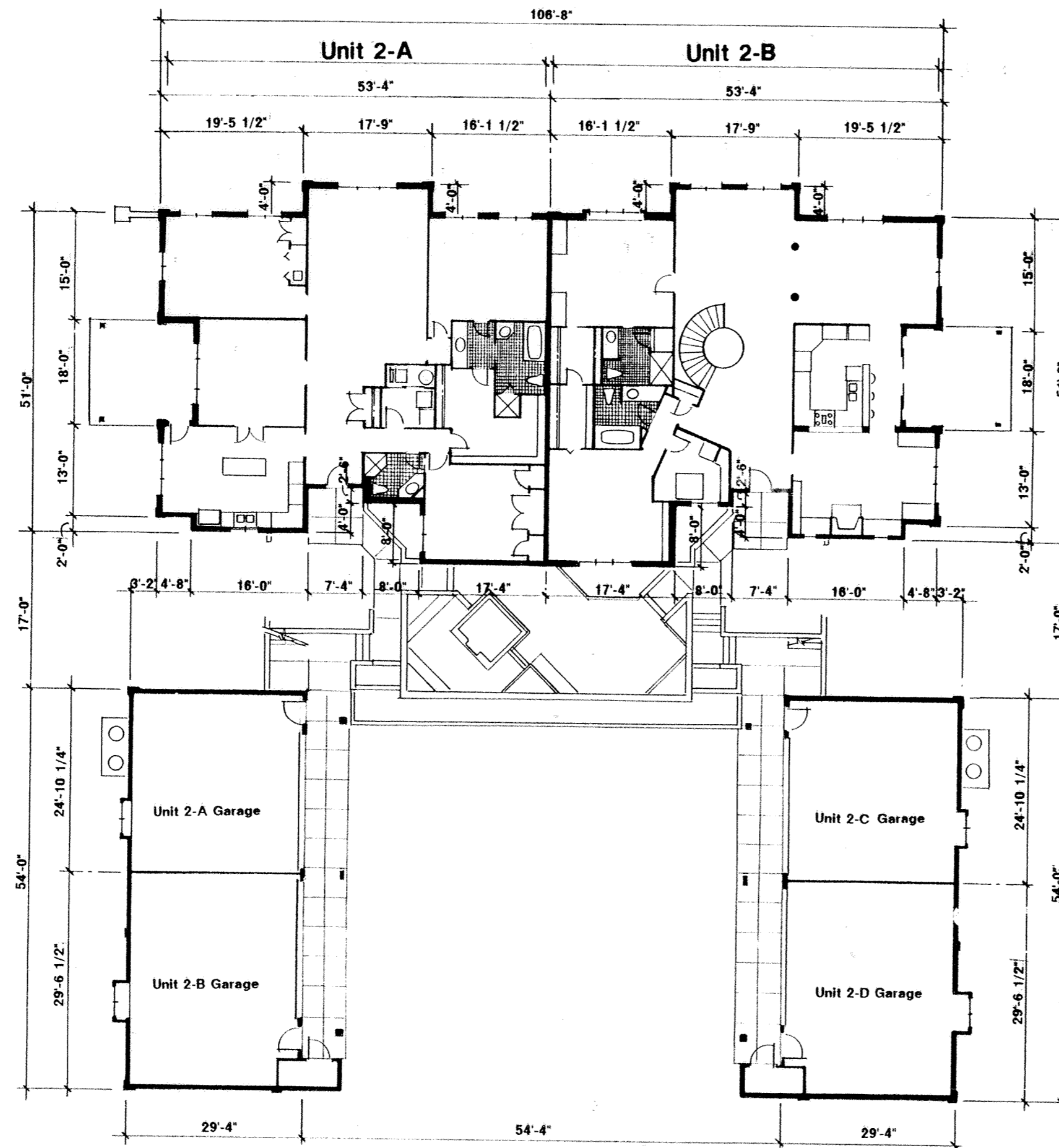
Alberta M. Lee
Recorder, Allen County, Ohio

By *Janet McNamee*
Deputy

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
1008 GRANT ST.
TROY, OHIO
JOB NO. 10390

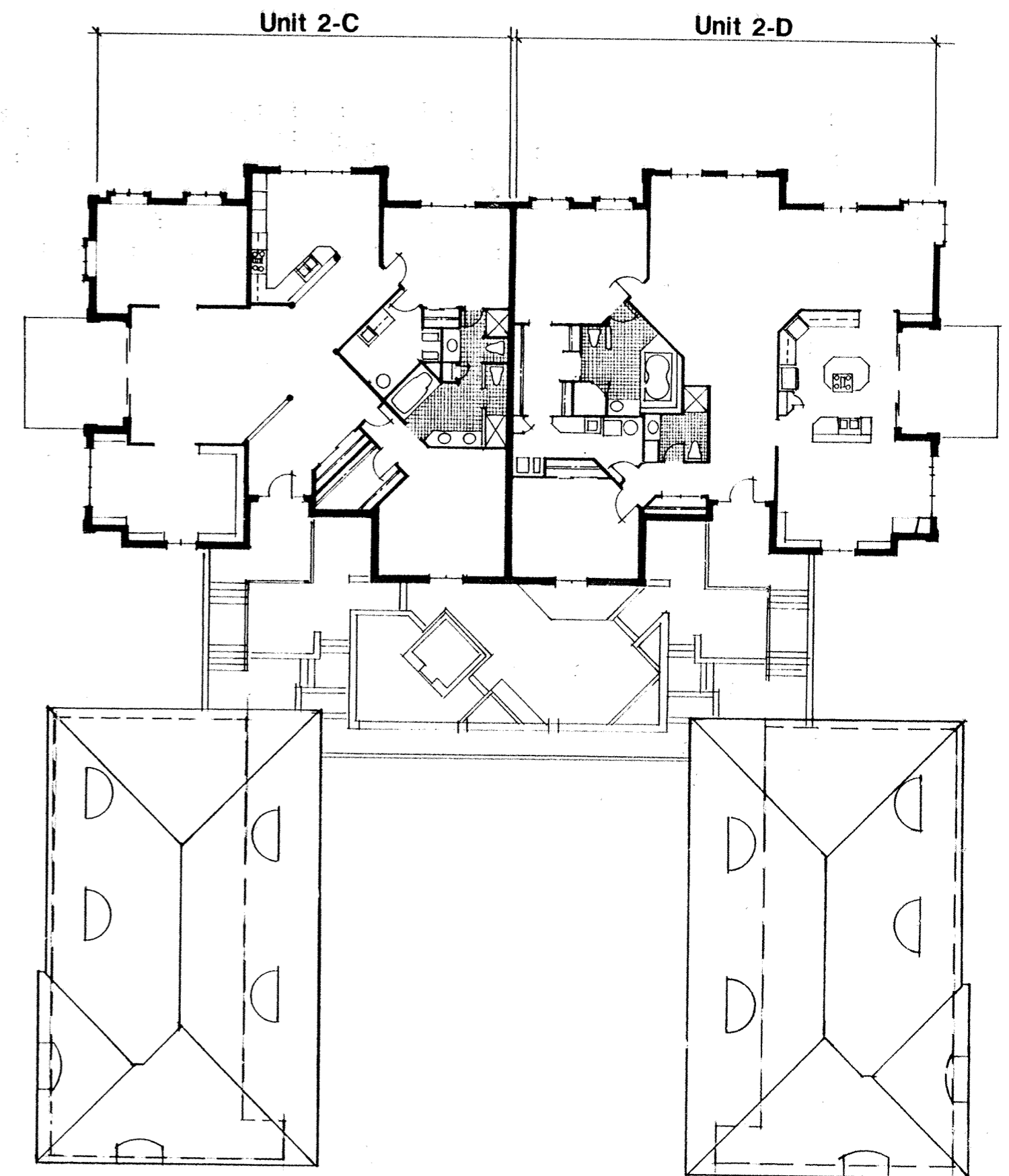


**Building Two
Basement Plan**



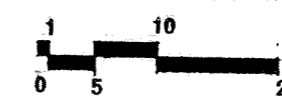
**Building Two
Lower Level Plan**

Wall Construction	<p>First Floor Bearing: 8" Poured Concrete</p> <p>Exterior Walls: 2x4 Wood Studs, 16" c/c</p> <p>Interior Non Bearing Walls: 2x4 Wood Studs, 16" c/c W/ 1/2" Drywall</p>
Floor Construction	<p>First Floor: 2x12 Joist, 12" c/c</p> <p>Second Floor: 2x12 Joist, 12" c/c W/ 1 1/2" Gyp-Crete</p>
Unit Partition Wall	2 Hr. Rated Fire Wall Assembly 2x4 Studs, 16" c/c W/ 2-Layers 5/8" Fire-Code Drywall Both Sides
Outside Wall Finish	Face Brick or 1" 'Dryvit'
Garage Walls	2x4 Wood Studs, 16" c/c, W/ 1/2" Drywall, 1/2" Sheathing, & Face Brick or 1" 'Dryvit'



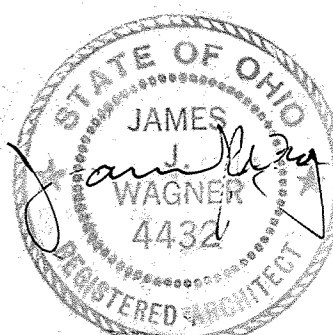
**Building Two
Upper Level Plan**

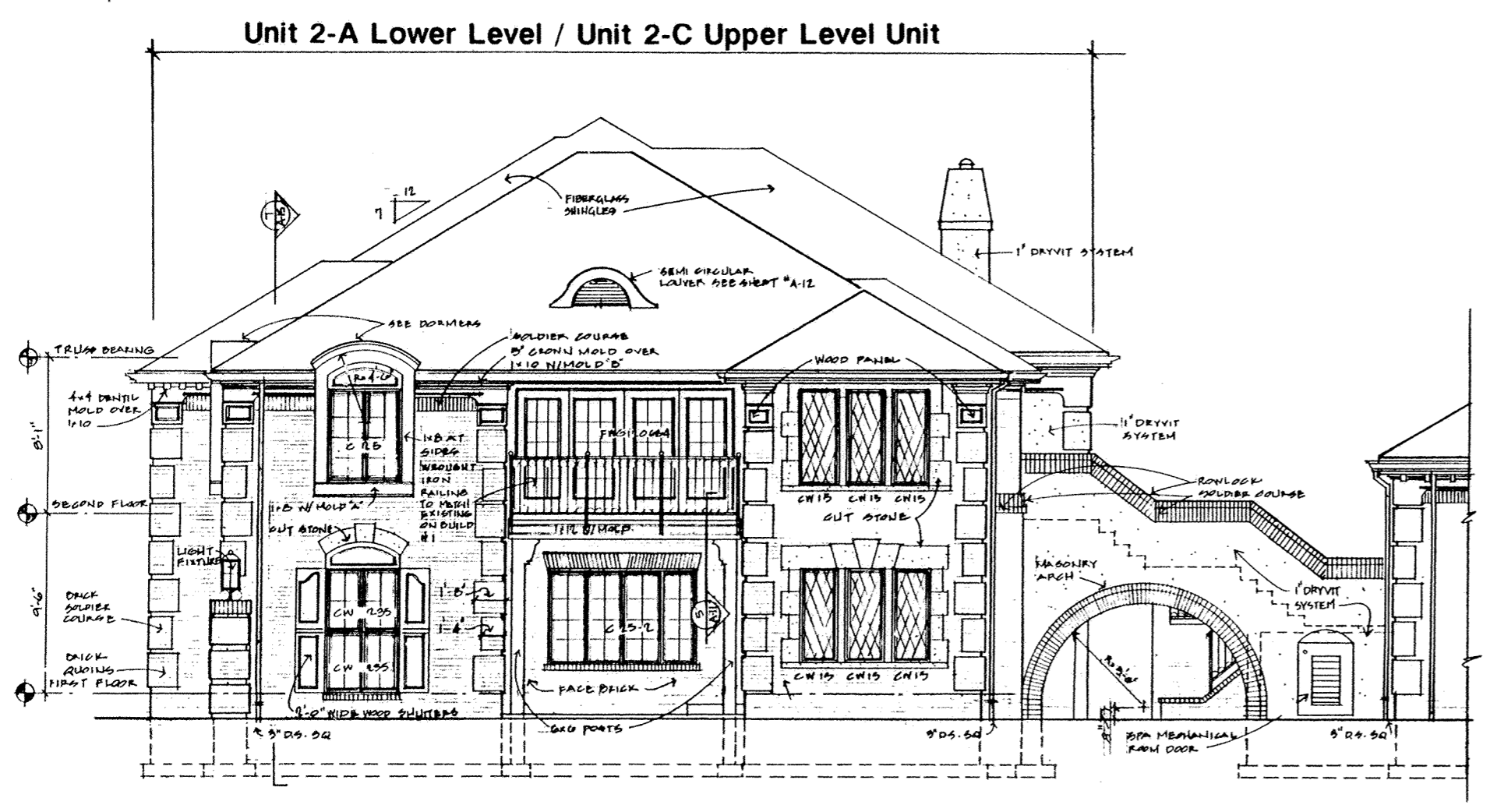
Scale



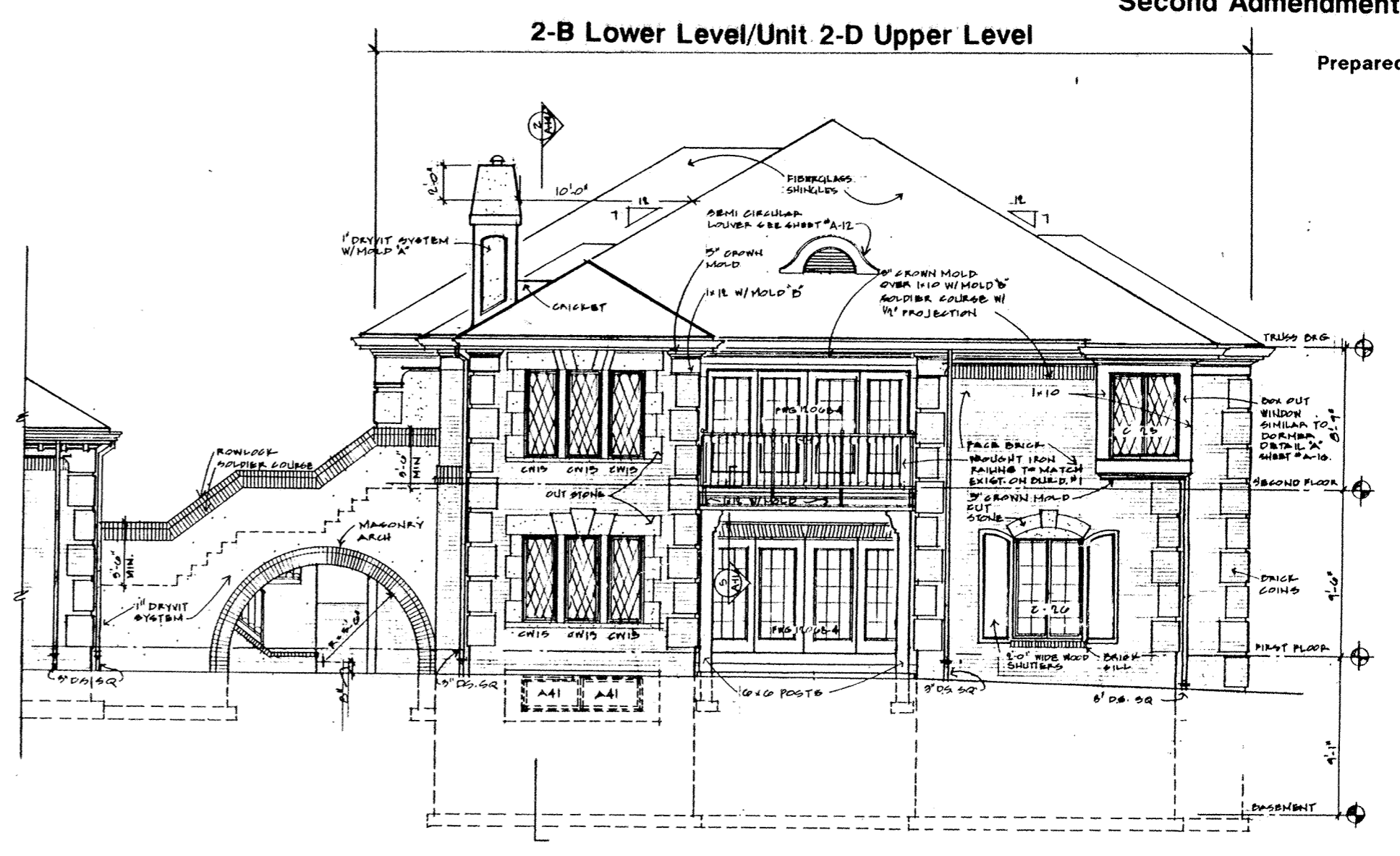
Typical Square Footage Summary

Unit 2-A = 2,315	Garage = 729
Unit 2-B = 3,867	Garage = 866
Unit 2-C = 2,315	Garage = 729
Unit 2-D = 2,315	Garage = 866
Total	10,819 sq.ft. 3,190 sq.ft.

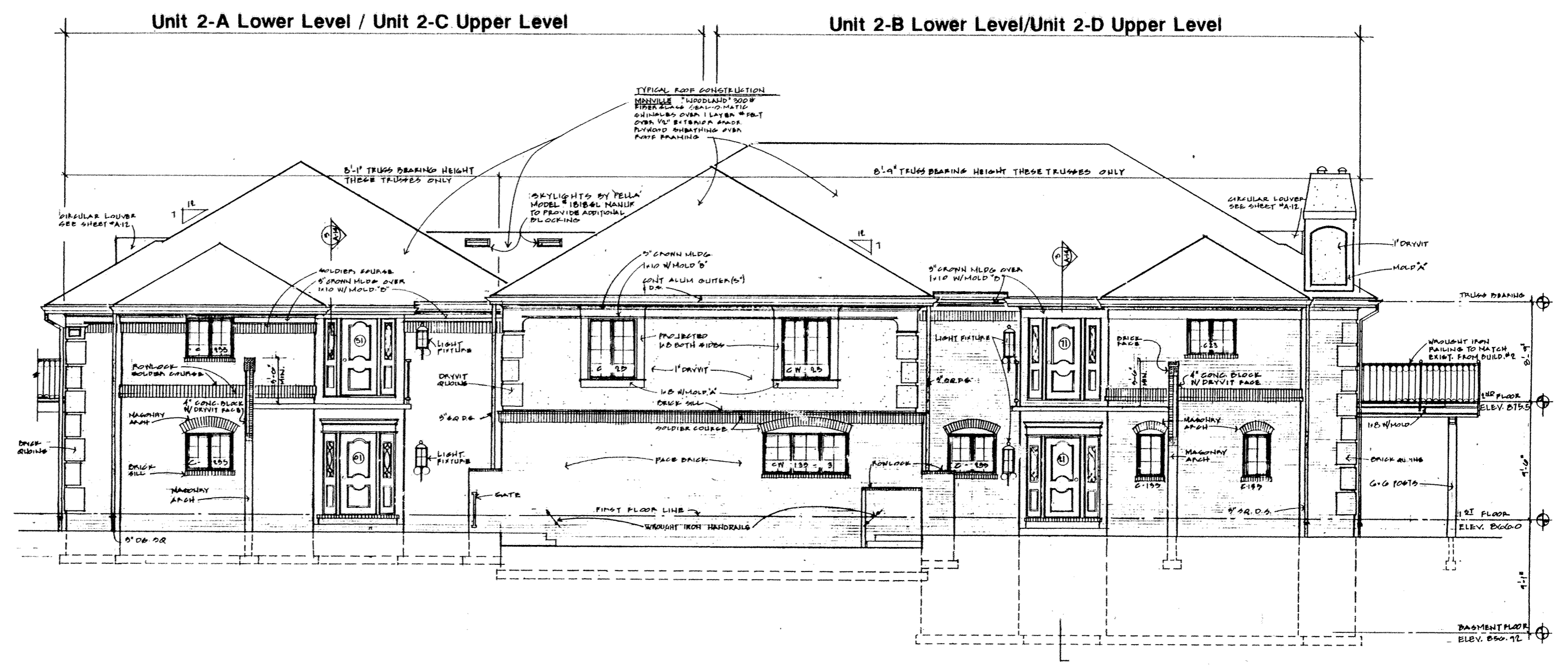




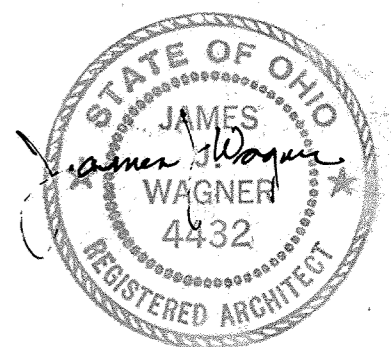
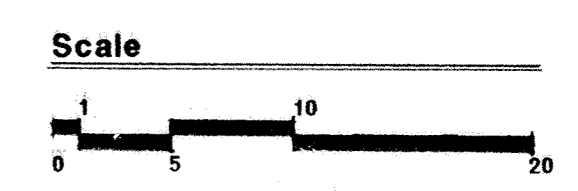
South Elevation

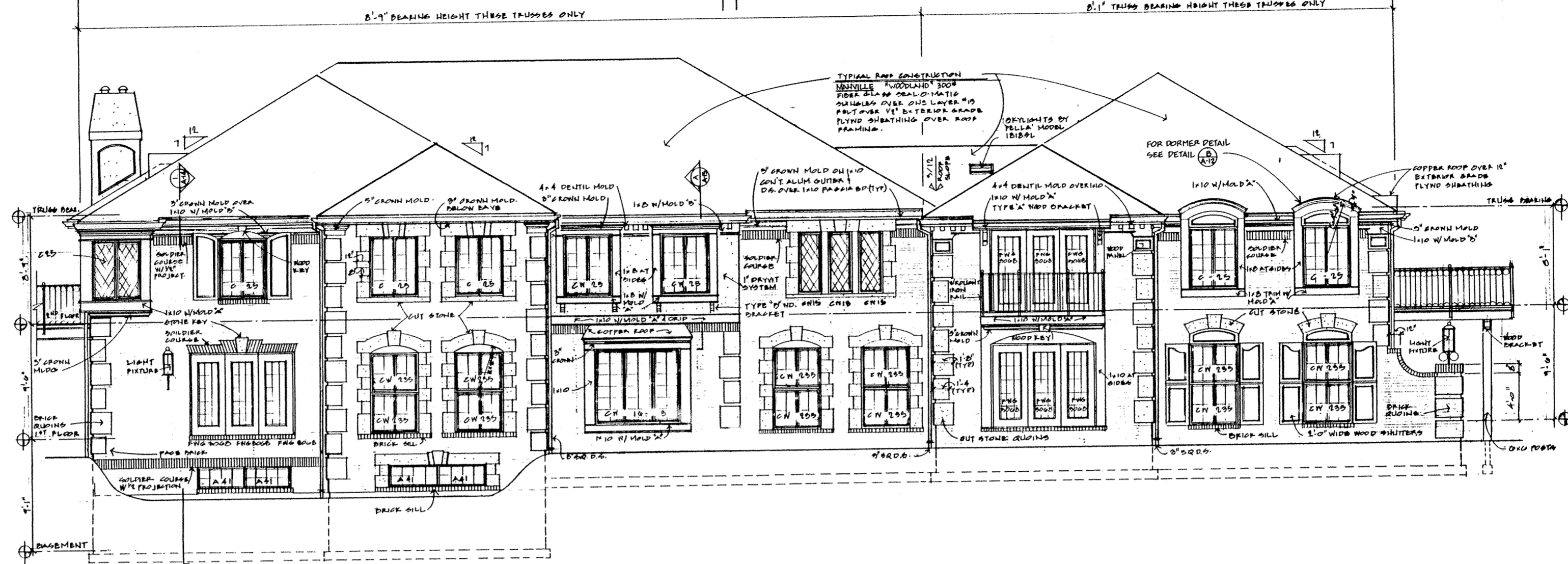


North Elevation



East Elevation





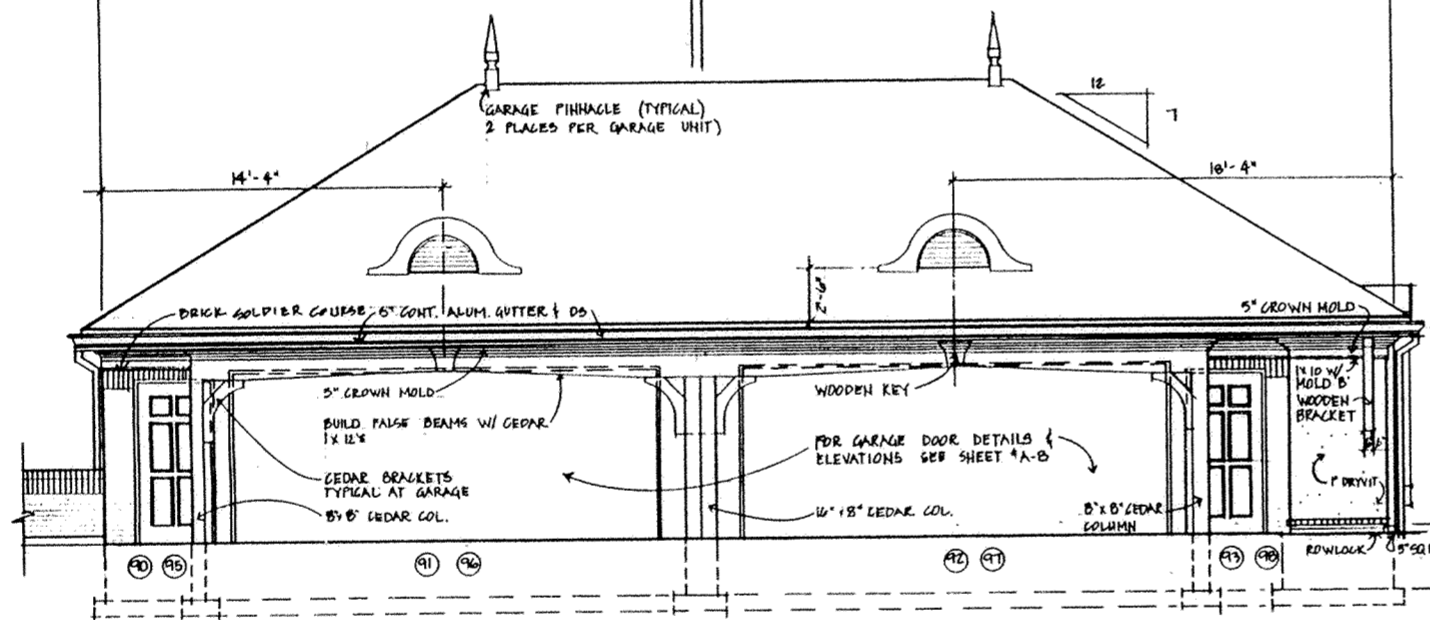
West Elevation

Unit 2-C Shown
Unit 2-A Identical But
Reversed

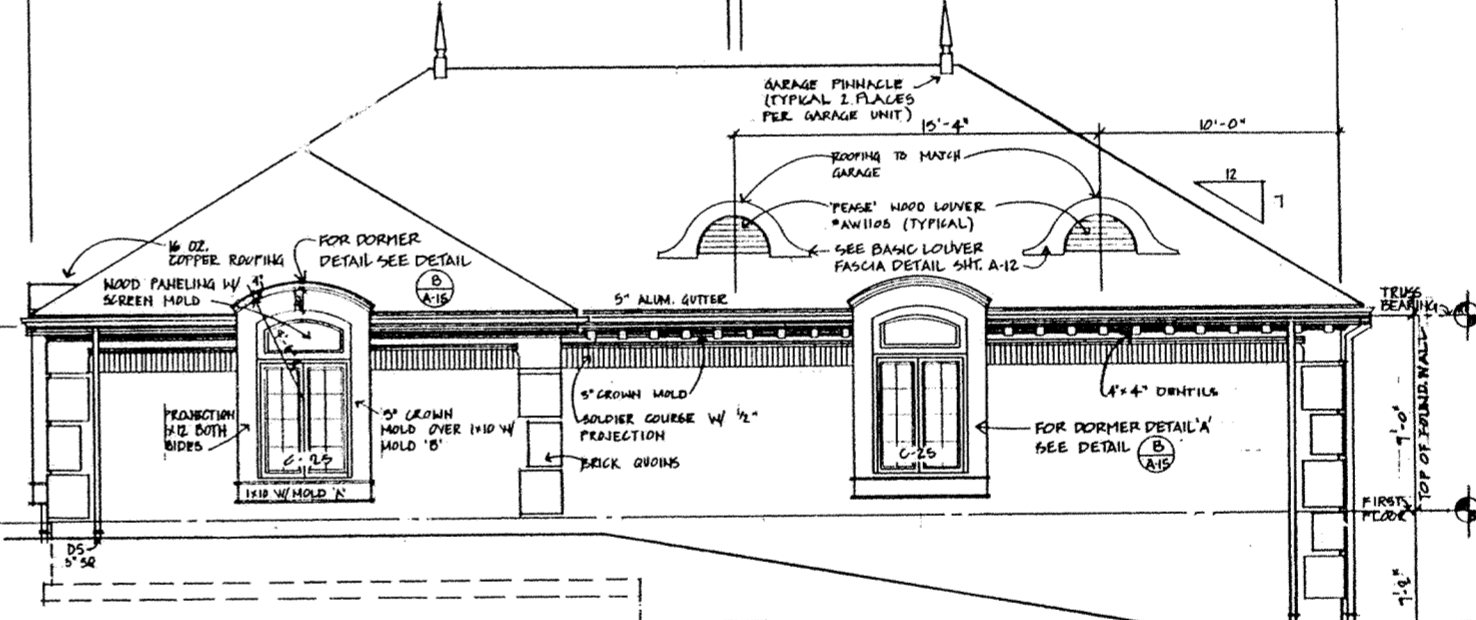
Unit 2-D Shown
Unit 2-B Identical But
Reversed

Unit 2-D Shown
Unit 2-B Identical But
Reversed

Unit 2-C Shown
Unit 2-A Identical But
Reversed

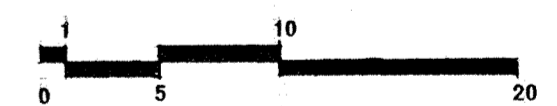


Garage Elevation

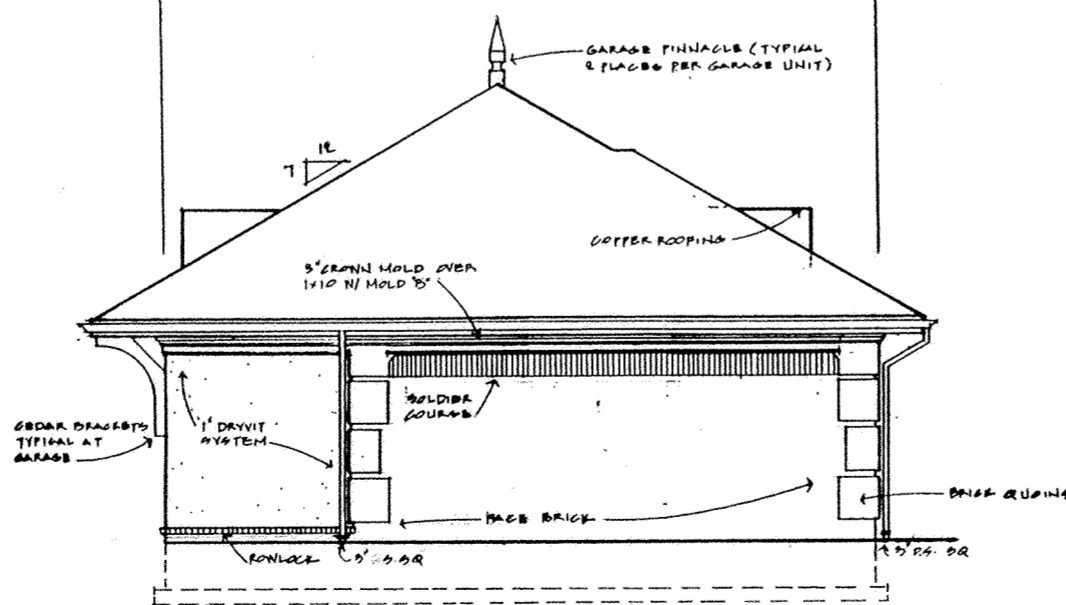


Garage Elevation

Scale

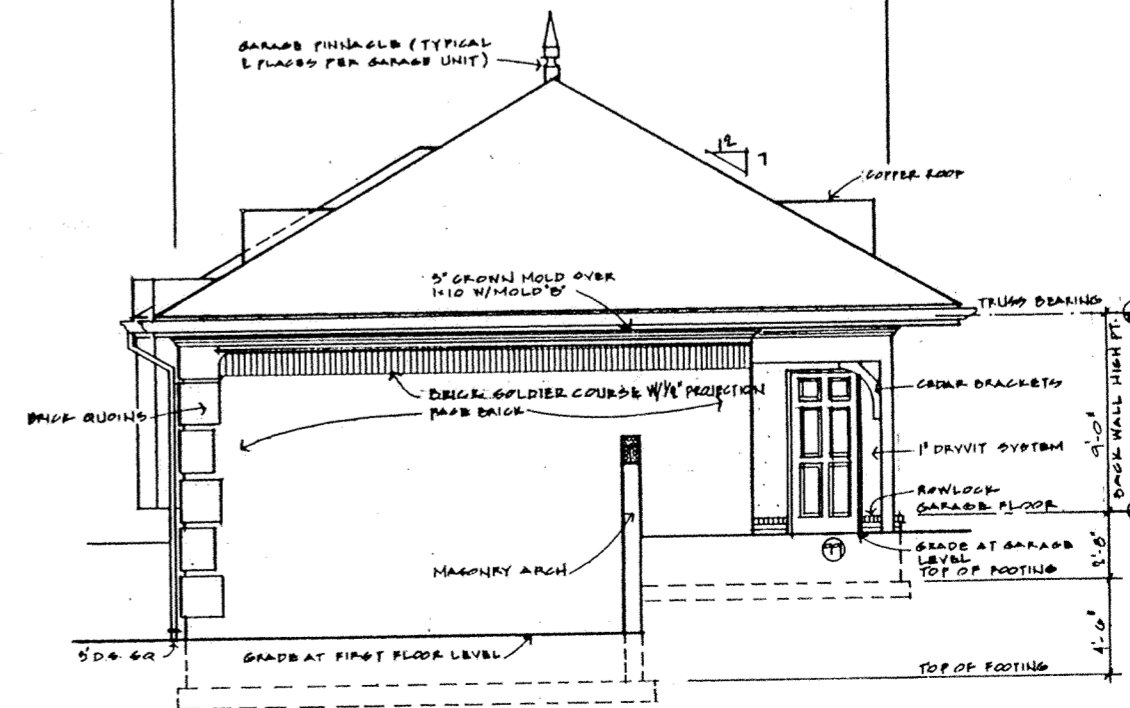


Unit 2-D Shown
Unit 2-B Identical But
Reversed

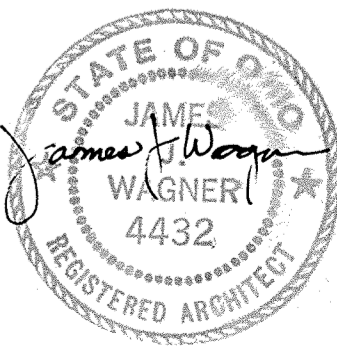


Garage Elevation

Unit 2-C Shown
Unit 2-A Identical But
Reversed



Garage Elevation



BROOKHAVEN CONDOMINIUM N^o 16

Sheet 1 of 4
Exhibit "B"

LOT N^o 28535 EDGEWOOD ESTATES N^o 12-D

BROOKHAVEN CONDOMINIUM N^o 16 consist of Lot N^o 28535 in Edgewood Estates N^o 12-D as recorded in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of BROOKHAVEN CONDOMINIUM N^o 16, one page of floor plan, one page of elevation views of the building and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the building in the Condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and the limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

Richard D. Morrisey
Registered Surveyor N^o 6470
Richard D. Morrisey, L.S.
KUCK and MORRISEY, Inc.

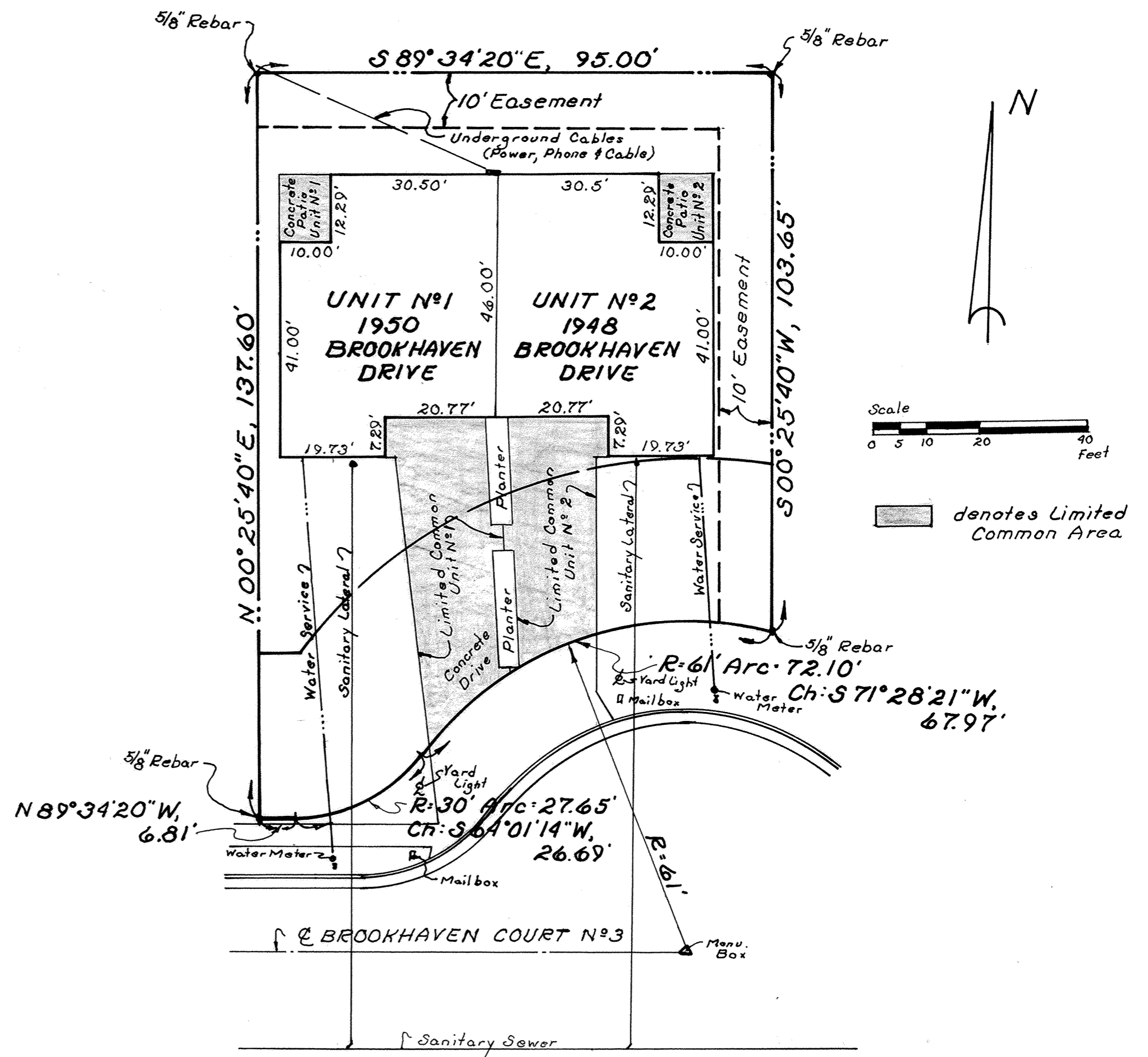
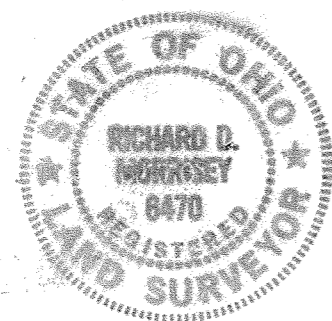
Richard D. Morrisey
Professional Engineer N^o 34373
Richard D. Morrisey, P.E.
KUCK and MORRISEY, Inc.

N^o 9008385
Filed for record this 6th day of August, 1990
at 11:14 o'clock A.M. in the office of the Allen County
Recorder and recorded in Plat Book 18 on Page 60.

Fee: \$ 82.80

Alburt M. Lee Jr.
RECORDER
Allen County, Ohio

For DECLARATION see Deed Volume 741 Page 271.



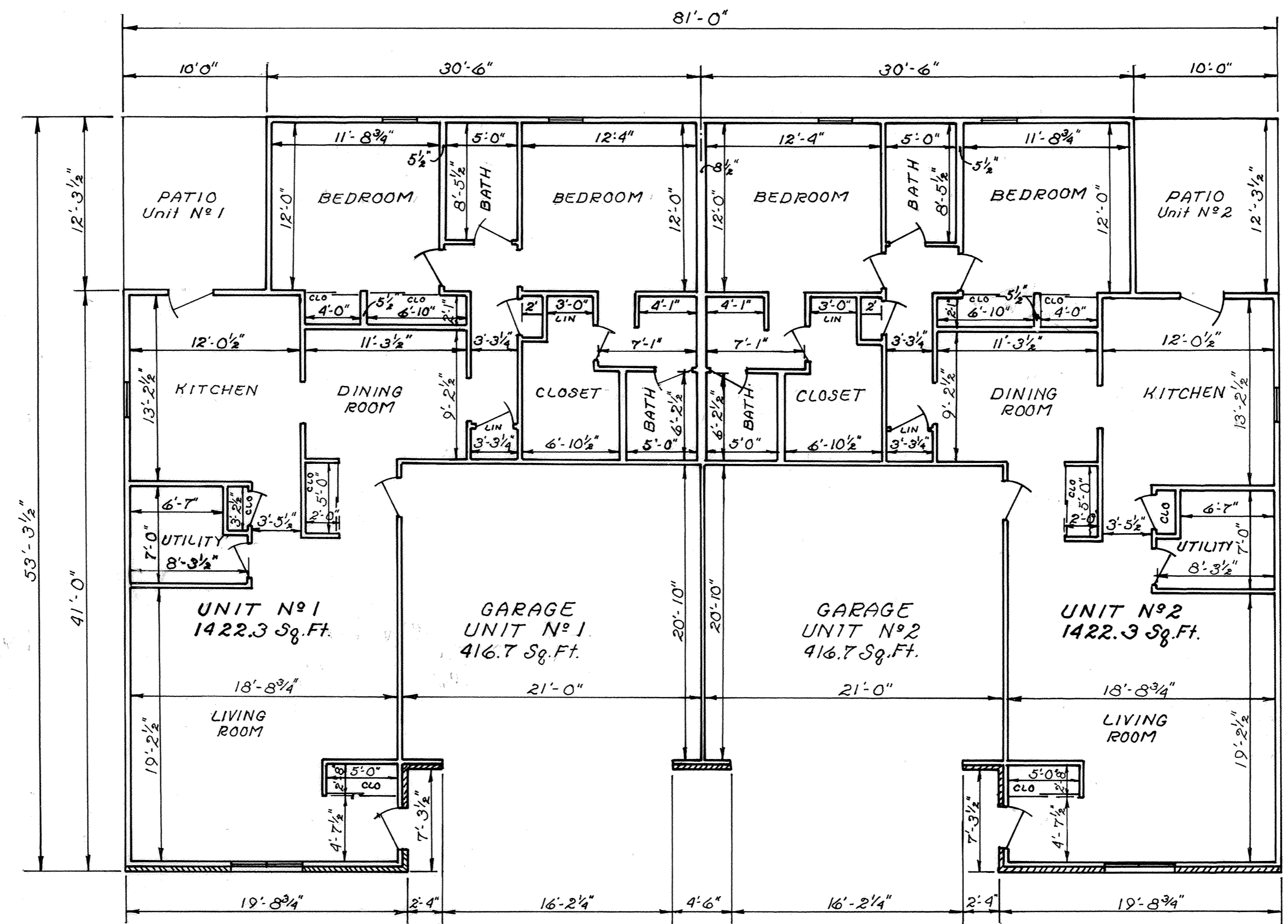
Approved for transfer
Allen County Tax Map Office
By: *JA* Date: 8-6-90

BROOKHAVEN CONDOMINIUM N^o 16

LOT N^o 28535

EDGEWOOD ESTATES N^o 12-D

Sheet 2 of 4
Exhibit "B"



All interior wall dimensions are 3/2" unless otherwise shown.

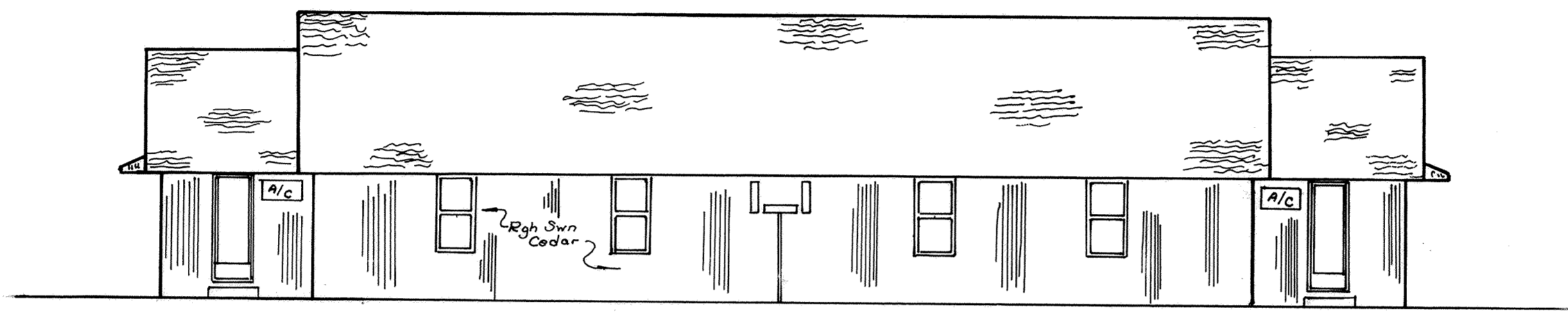
All interior dimensions are face to face of studs.

FLOOR PLAN

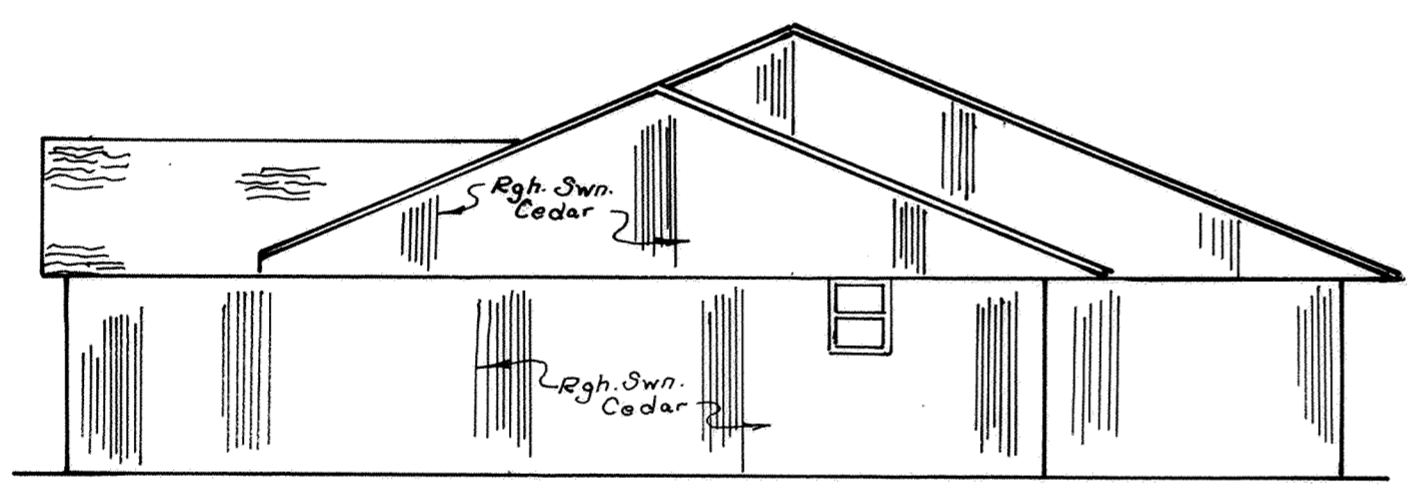
BROOKHAVEN CONDOMINIUM N^o 16

Sheet 3 of 4
Exhibit "B"

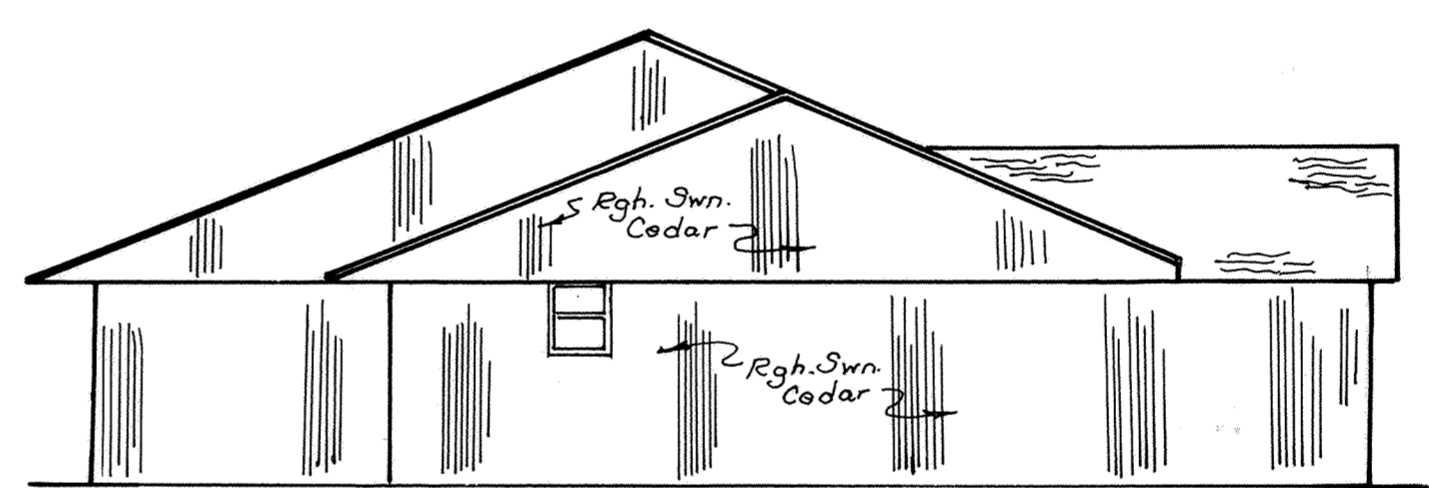
LOT N^o 28535 EDGEWOOD ESTATES N^o 12-D



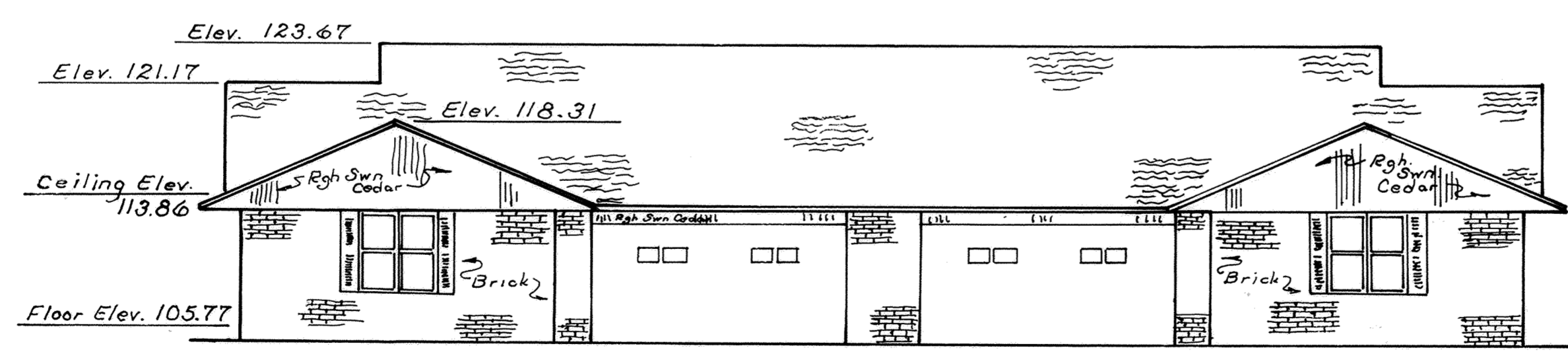
NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION

NOTE: Elevations shown in South Elevation view are typical for all Elevation views.

BENCH MARK: Top of Steamer Nozzle of Fire Hydrant NE quadrant of intersection Brookhaven Court N^o 3 and Brookhaven Drive. Elev 106.37

BROOKHAVEN CONDOMINIUM N^o 16

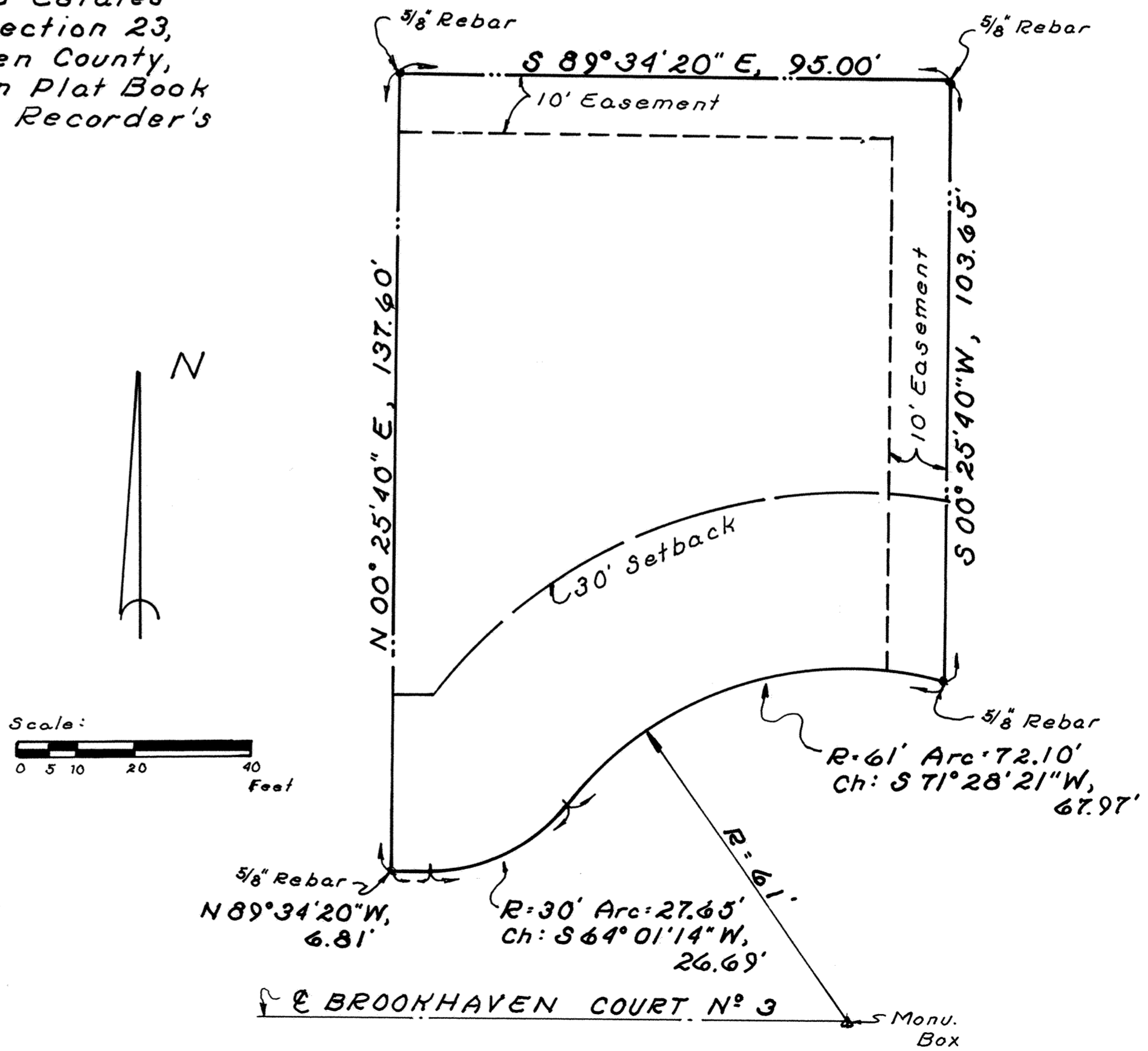
Sheet 4 of 4
Exhibit "B"

LOT N^o 28535

EDGEWOOD ESTATES N^o 12-D

SURVEY OF DEDICATOR'S LAND

Being all of Lot N^o 28535 in Edgewood Estates N^o 12-D in the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio as shown on the recorded plat in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.



BROOKHAVEN CONDOMINIUM N^o 17

Sheet 1 of 4
Exhibit "B"

LOT N^o 28537 EDGEWOOD ESTATES N^o 12-D

BROOKHAVEN CONDOMINIUM N^o 17 consist of Lot N^o 28537 in Edgewood Estates N^o 12-D as recorded in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of BROOKHAVEN CONDOMINIUM N^o 17 one page of floor plan, one page of elevation views of the building and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the building in the Condominium, including but not limited to the layout, location, designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

Richard D. Morrissey
Registered Surveyor N^o 6470
Richard D. Morrissey, L.S.
KUCK and MORRISEY, Inc.

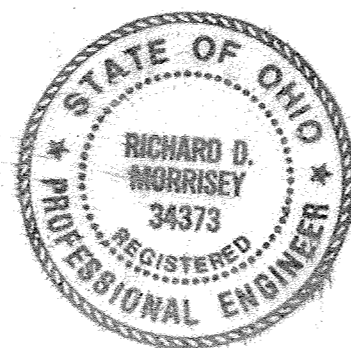
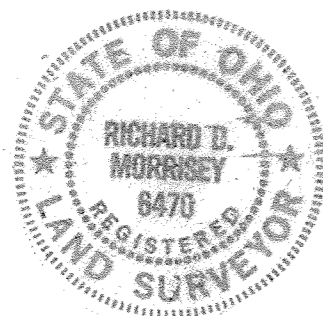
Richard D. Morrissey
Professional Engineer N^o 34373
Richard D. Morrissey, P.E.
KUCK and MORRISEY, Inc.

N^o 9008387
Filed for record this 6th day of August, 1990
at 11:19 o'clock A.M. in the office of the Allen County
Recorder and recorded in Plat Book 18 on Page 64.

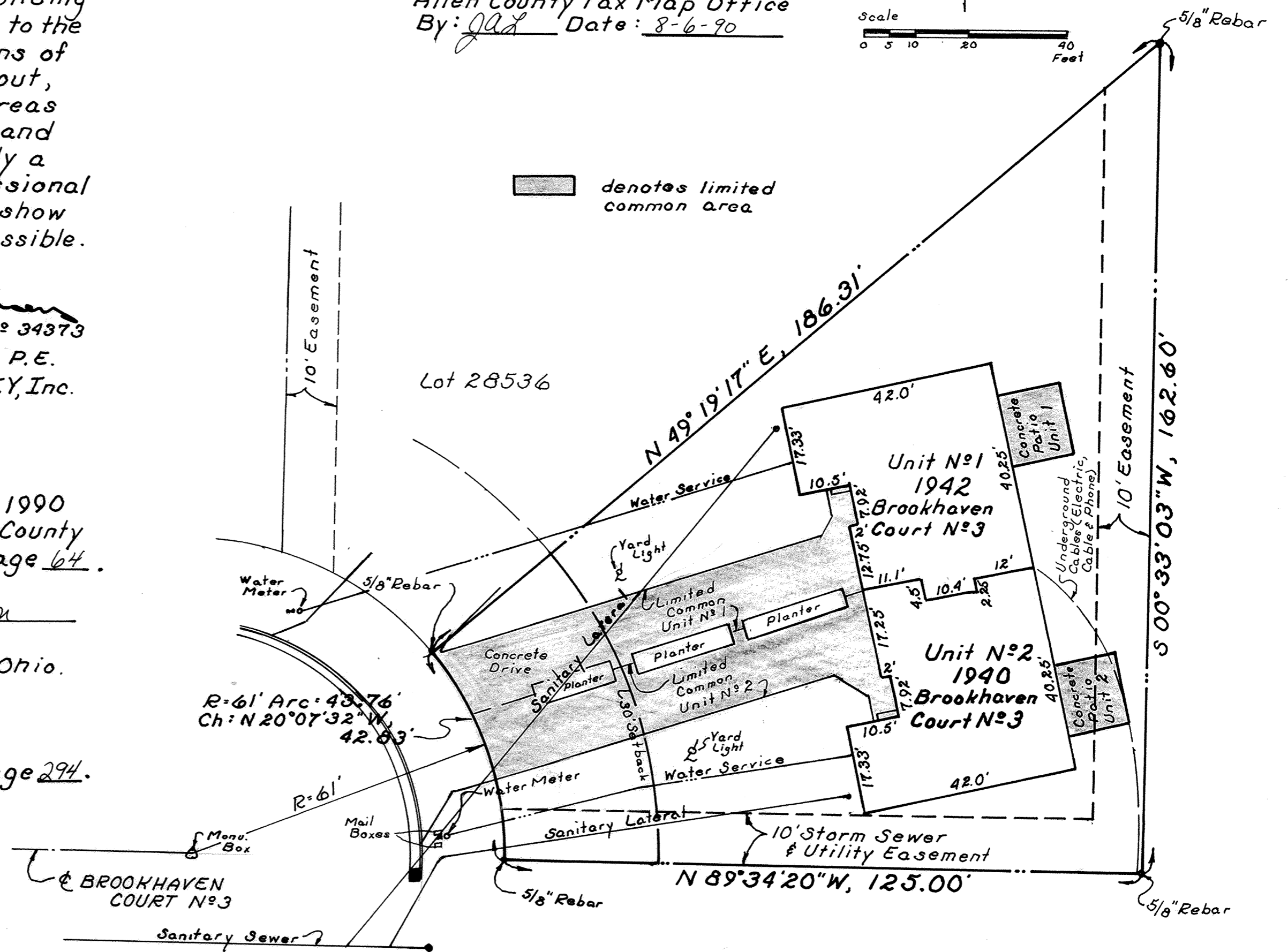
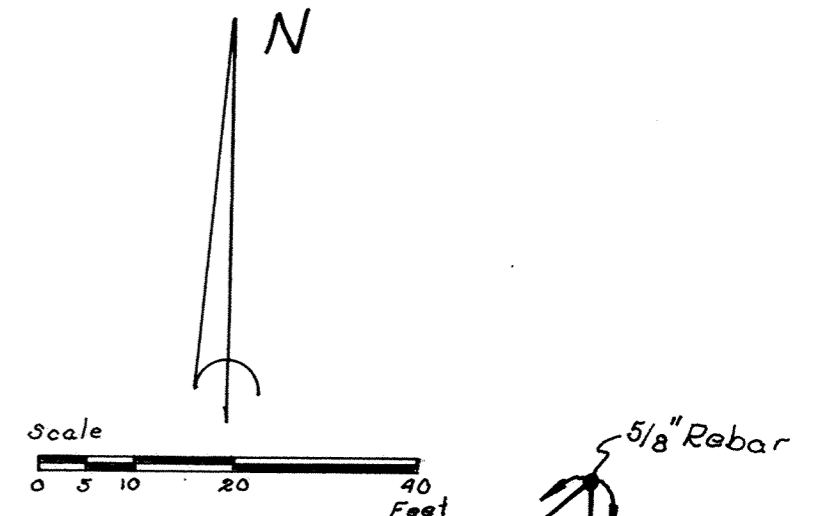
Fee: \$82.80

Alberta M. Zee by J.M.
RECORDER
Allen County, Ohio.

For DECLARATIONS see Deed Volume 141 Page 294.



Approved for transfer:
Allen County Tax Map Office
By: *JAZ* Date: 8-6-90

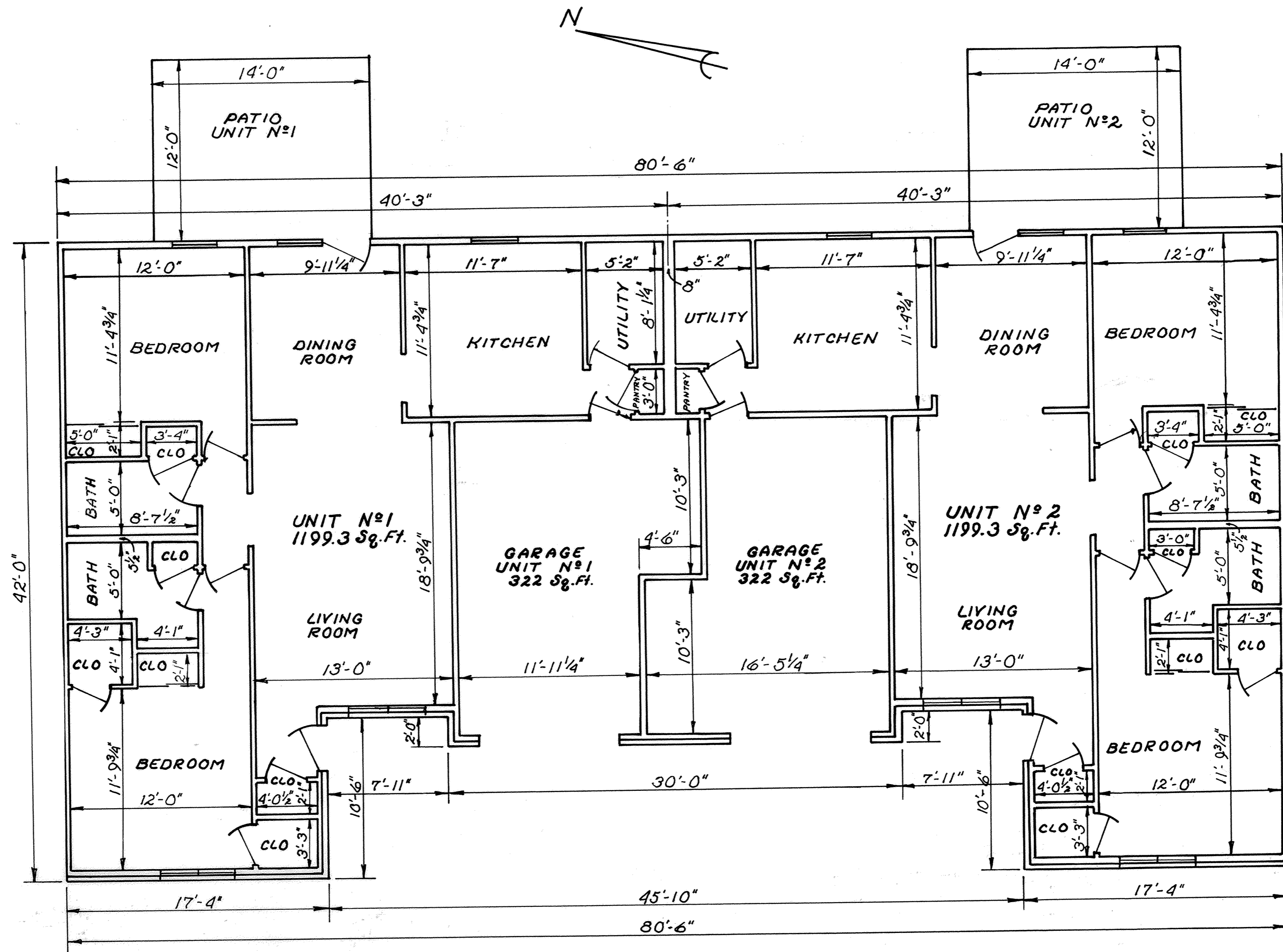


BROOKHAVEN CONDOMINIUM N° 17

Sheet 2 of 4
Exhibit "B"

LOT N° 28537

EDGEWOOD ESTATES N° 12-D



FLOOR PLAN

All interior wall dimensions are 3/2" unless otherwise shown.

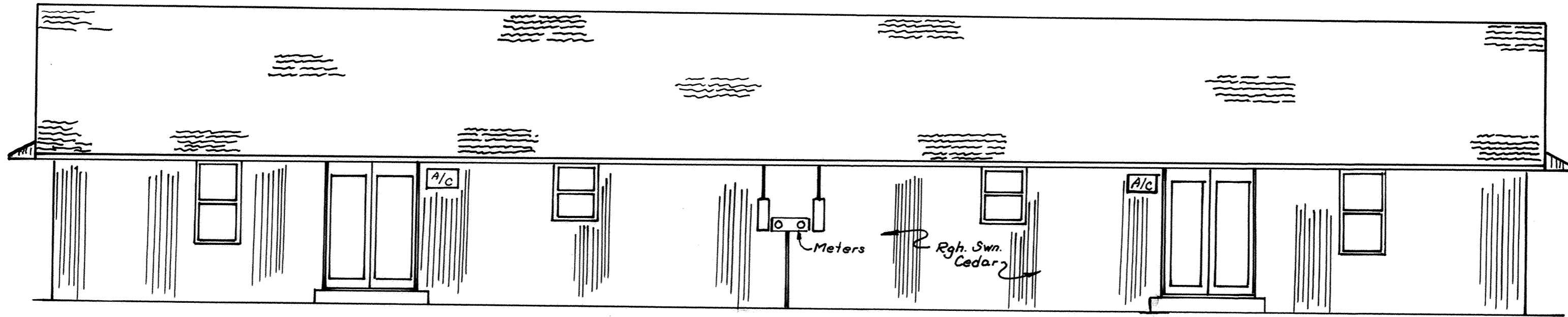
All interior dimensions are face to face of studs.

BROOKHAVEN CONDOMINIUM N° 17

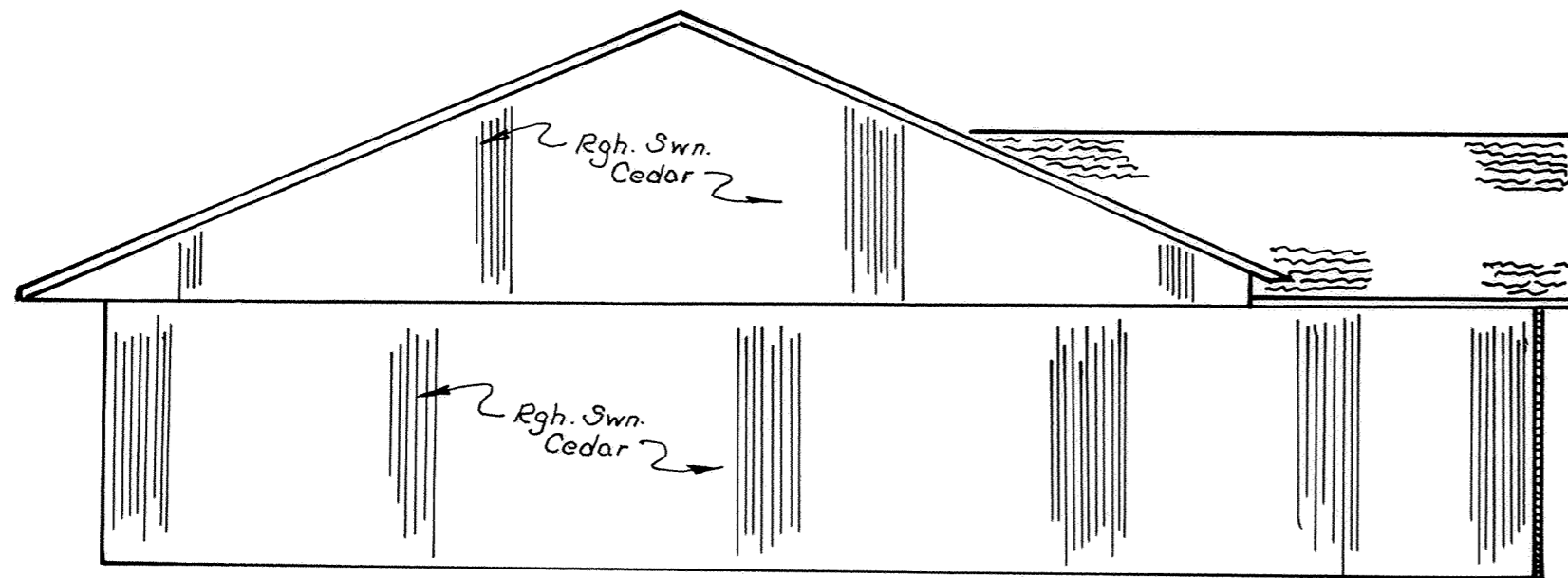
Sheet 3 of 4
Exhibit "B"

LOT N° 28537

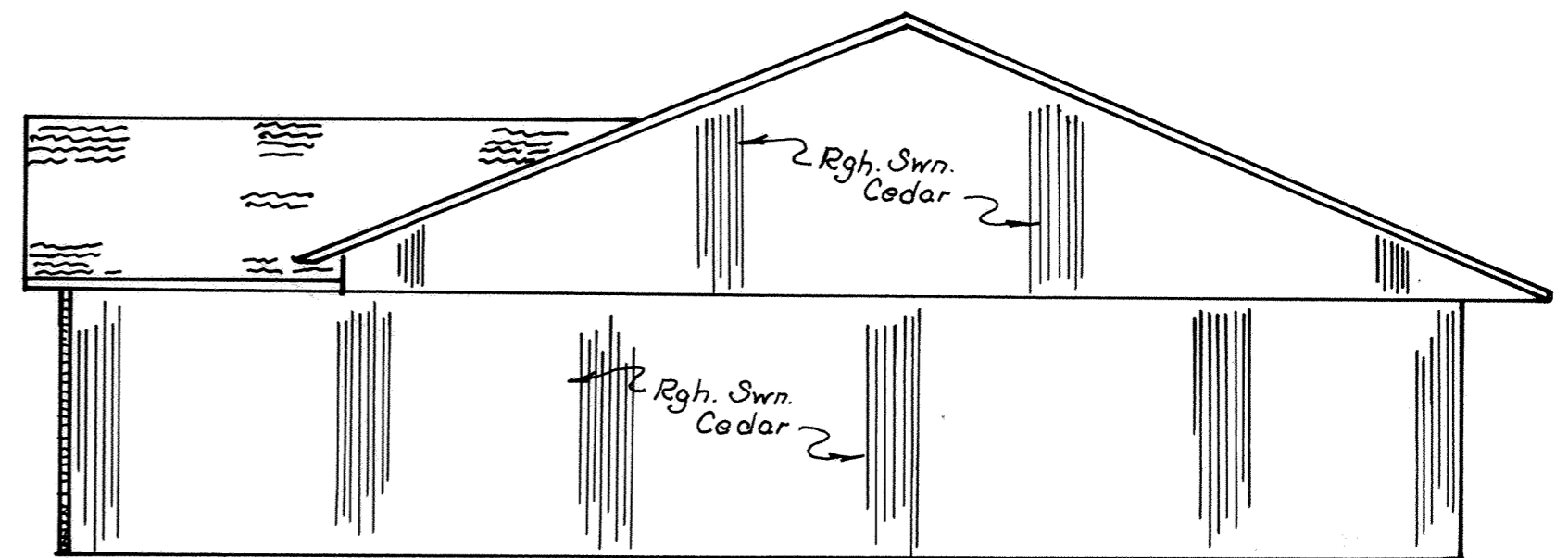
EDGEWOOD ESTATES N° 12-D



EAST ELEVATION

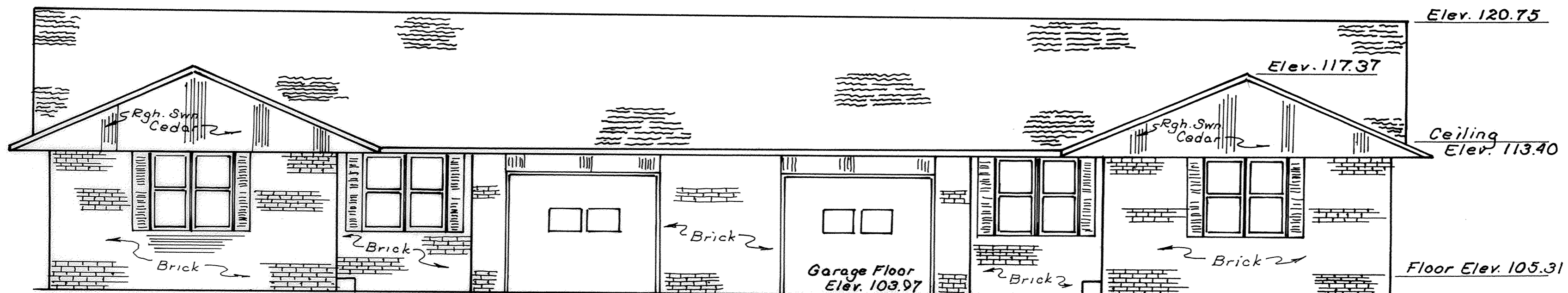


NORTH ELEVATION



SOUTH ELEVATION

NOTE: Elevations shown in WEST ELEVATION view are typical for all ELEVATION views.



WEST ELEVATION

BENCH MARK: Top Steamer Nozzle of Fire Hydrant
N.E. quadrant of Intersection Brookhaven
Court N° 3 and Brookhaven Drive
Elev. 106.37

BROOKHAVEN CONDOMINIUM N^o 17

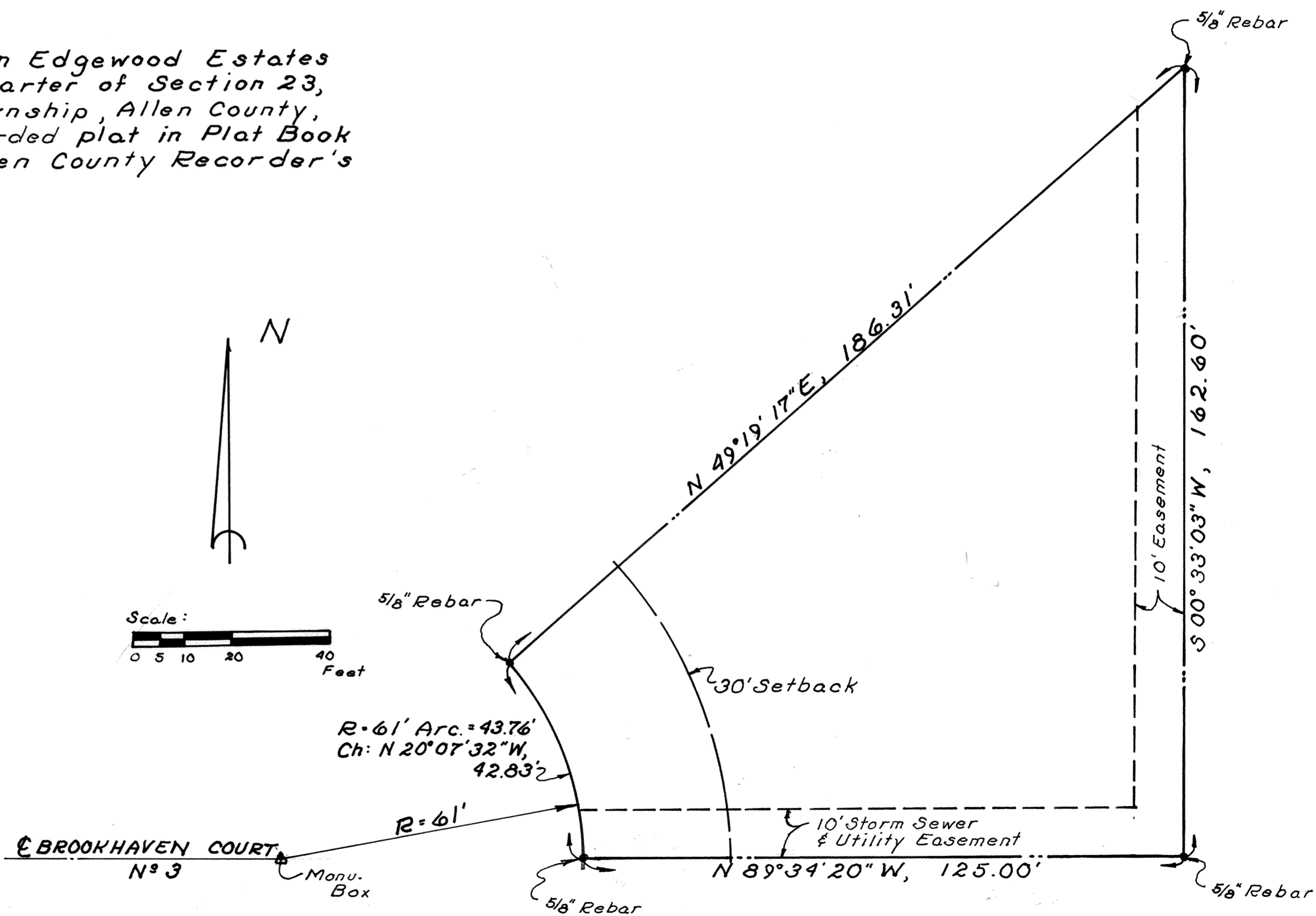
Sheet 4 of 4
Exhibit "B"

LOT N^o 28537

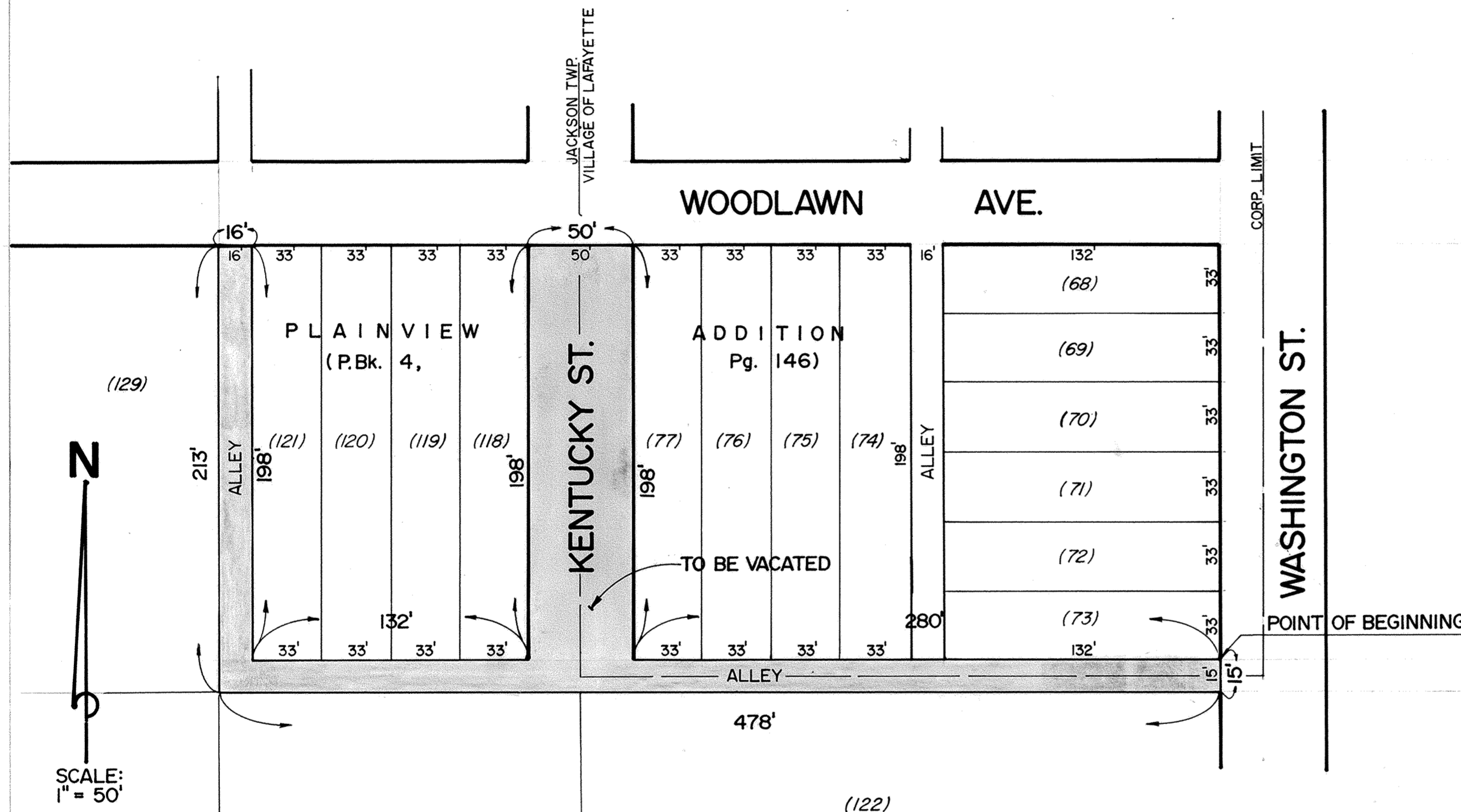
EDGEWOOD ESTATES N^o 12-D

SURVEY OF DEDICATOR'S LAND

Being all of Lot N^o 28537 in Edgewood Estates
N^o 12-D in the Southeast quarter of Section 23,
T-3-S, R-6-E, American Township, Allen County,
Ohio as shown on the recorded plat in Plat Book
N^o 17 on Page 172 in the Allen County Recorder's
Office, Allen County, Ohio.



STREET AND ALLEY VACATION



DESCRIPTION FOR VACATION:

That part of Kentucky Street south of Woodlawn Avenue, that part of a 16-foot alley south of Woodlawn Avenue, being the first alley westerly from and parallel to Kentucky Street; that part of a 15-foot alley west of Washington Street, being the first alley southerly from and parallel to Woodlawn Avenue, all part of Plainview Addition to the Village of Lafayette, Jackson Township, Allen County, Ohio, more particularly described as follows:

BEGINNING at the southeast corner of Lot 73 of said Plainview Addition to Lafayette, thence southerly with the west line of Washington Street 15 feet to the easterly terminus of the south line of a 15-foot alley, thence westerly with the south line of said 15-foot alley a distance of 478 feet to the southerly terminus of the west line of a 16-foot alley, thence northerly with the west line of said 16-foot alley a distance of 213 feet to the south line of Woodlawn Avenue, thence easterly with the south line of Woodlawn Avenue a distance of 16 feet to the northwest corner of Lot 121 of said Addition, thence southerly with the east line of said 16-foot alley (same as west line of said Lot 121) a distance of 198 feet to the southwest corner of said Lot 121, thence easterly with the north line of said 15-foot alley (same as south lines of Lots 121, 120, 119, and 118 of said Addition) a distance of 132 feet to the southeast corner of said Lot 118; thence northerly with the west line of Kentucky Street (same as east line of said Lot 118) a distance of 198 feet to a point in the south line of Woodlawn Avenue at the northeast corner of said Lot 118; thence easterly with the south line of Woodlawn Avenue a distance of 50 feet (through the right-of-way of Kentucky Street) to the northwest corner of Lot 77 of said Addition; thence southerly with the east line of Kentucky Street (same as west line of said Lot 77) a distance of 198 feet to the southwest corner of said Lot 77; thence easterly with the north line of said 15-foot alley (with south lines of Lots 77, 76, 75, 74, and 73 of said Addition) a distance of 280 feet to the POINT OF BEGINNING.

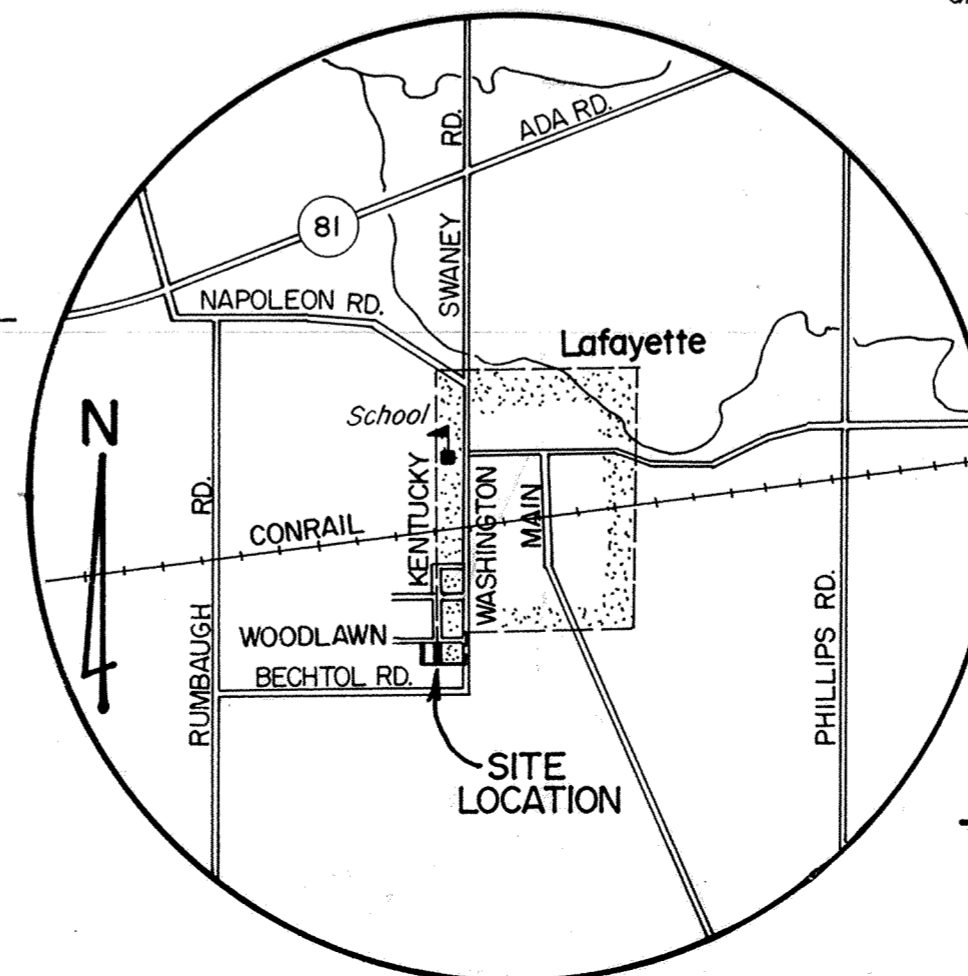
NOTE: It shall be assumed that the side lines of all streets, alleys, and lots above all bear in cardinal directions.

CERTIFICATION: I hereby certify that the hereon description and accompanying plat is based on recorded information and does not represent any field survey made under my supervision.

Michael Gene Buettner
 Michael Gene Buettner
 Ohio Registered Surveyor No. 6881

SCALE:
 1" = 50'

9009007
 Recorder's Office
 Allen County Ohio
 Received and Recorded
 At 2:39 PM
 August 21, 1990
 Plat Book 18 Page 68
 Alberta M. Key
 Allen County Recorder
 See Recd Vol 741 Page 729
 See 4 20 92



LOCATION MAP
 1" = 2000'

SEAL:



L-837

AC 13x23

BROOKHAVEN CONDOMINIUM N^o 18

68A
Sheet 1 of 4
Exhibit "B"

LOT N^o 28544 EDGEWOOD ESTATES N^o 12-D

BROOKHAVEN CONDOMINIUM N^o 18 consist of Lot N^o 28544 in Edgewood Estates N^o 12-D as recorded in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of BROOKHAVEN CONDOMINIUM N^o 18, one page of floor plan, one page of elevation views of the building and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the building in the Condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

Approved for Transfer
Allen County Tax Map Office
By: JAX Date: 8-24-90

denotes Limited Common Area



Richard D. Morrissey
Registered Surveyor N^o 6470
Richard D. Morrissey, L.S.
KUCK and MORRISEY, Inc.

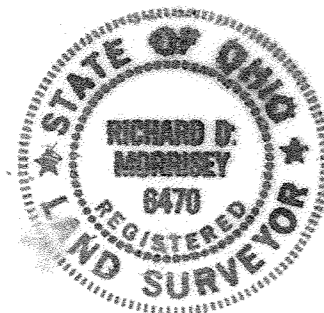
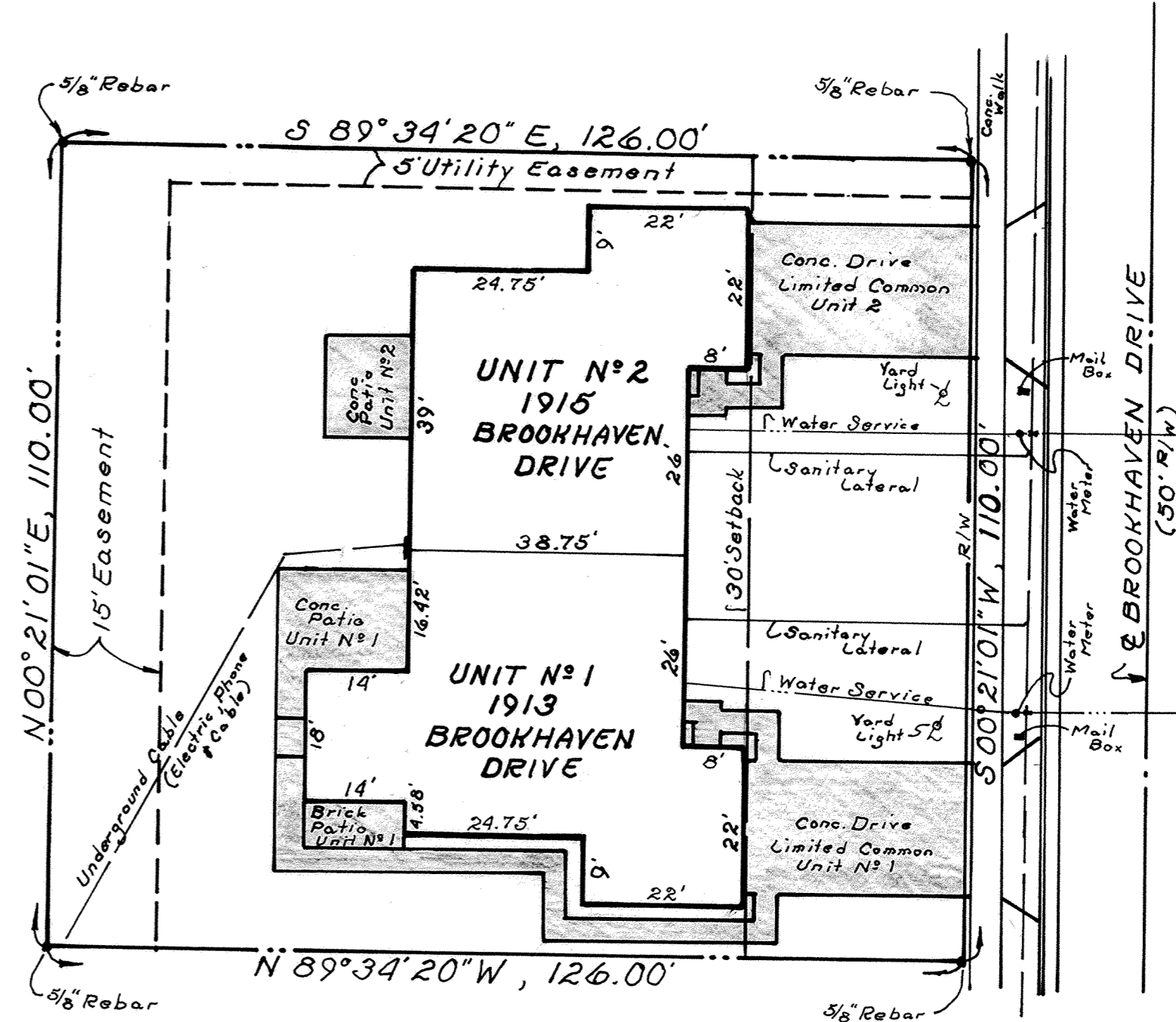
Richard D. Morrissey
Professional Engineer N^o 34373
Richard D. Morrissey, P.E.
KUCK and MORRISEY, Inc.

N^o 9009203
Filed for record this 24th day of August, 1990
at 1:09 o'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 68A

Fee: \$ 82.80

Alberta M. Lee
RECORDER
Allen County, Ohio.

For DECLARATIONS see Deed Volume 742 Page 71.

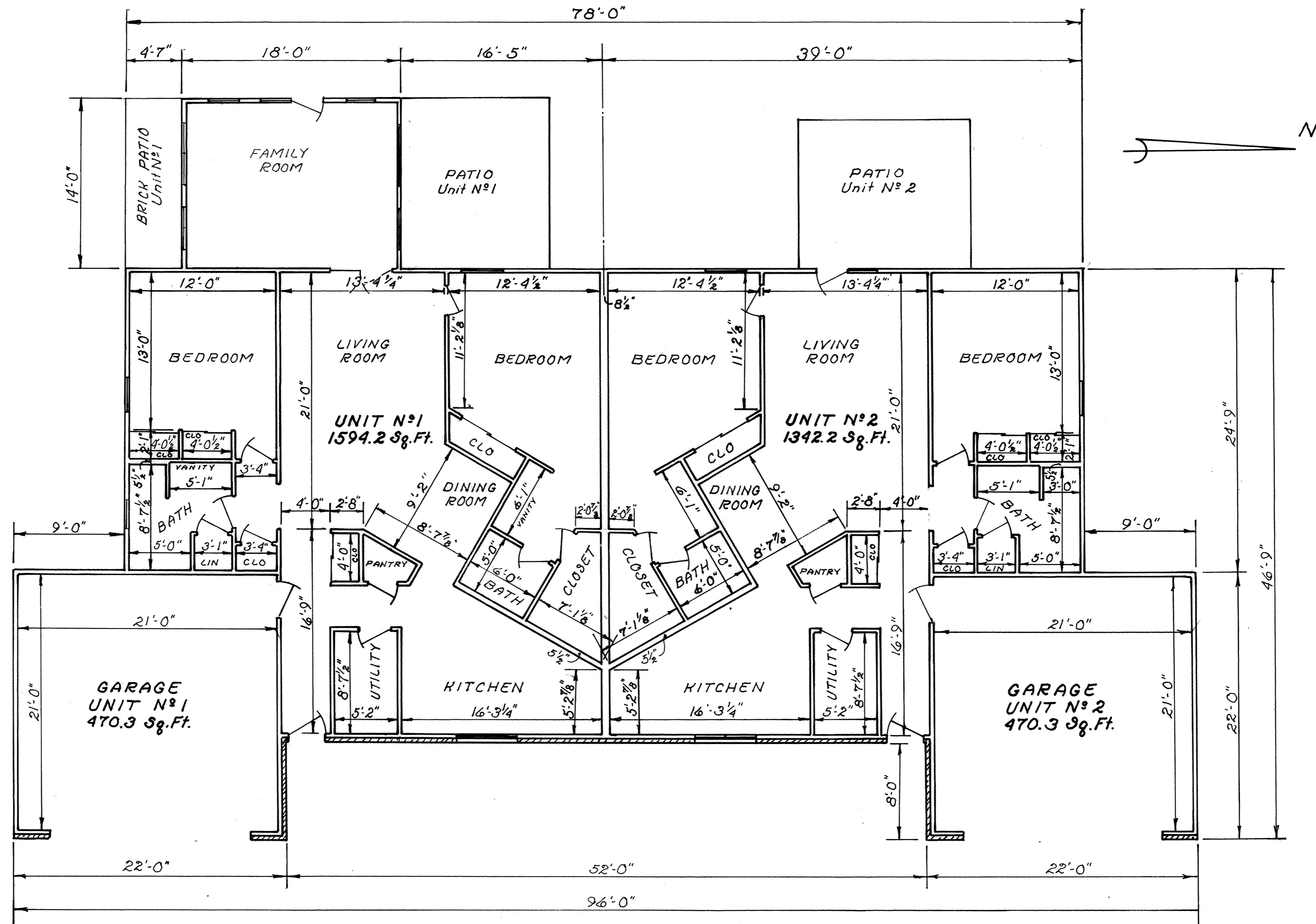


BROOKHAVEN CONDOMINIUM N^o 18

Sheet 2 of 4
Exhibit "B"

69

LOT N^o 28544 EDGEWOOD ESTATES N^o 12-D



FLOOR PLAN

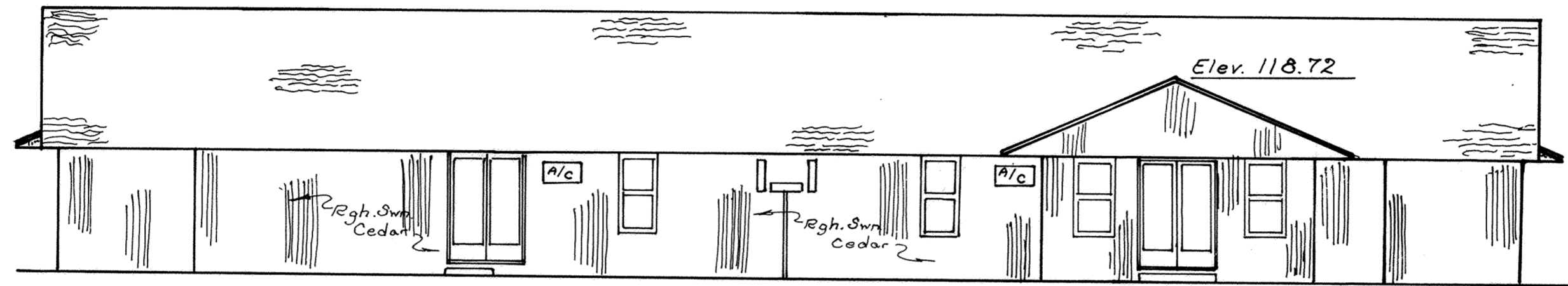
All interior wall dimensions are 3 1/2" unless otherwise shown.

All interior dimensions are face to face of studs.

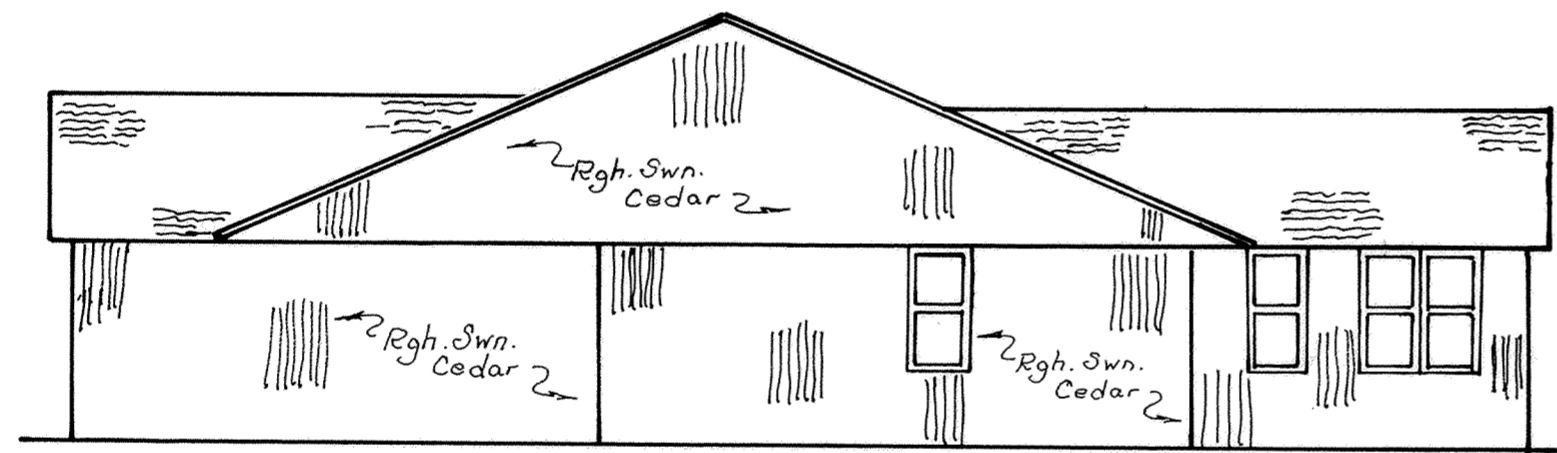
BROOKHAVEN CONDOMINIUM N^o 18

LOT N^o 28544

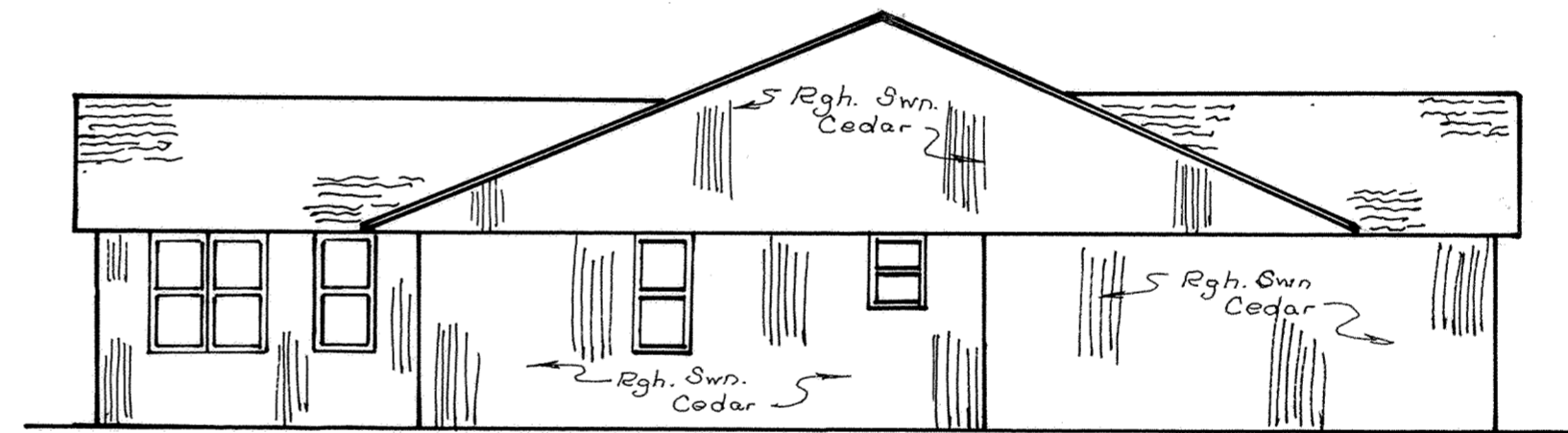
EDGEWOOD ESTATES N^o 12-D



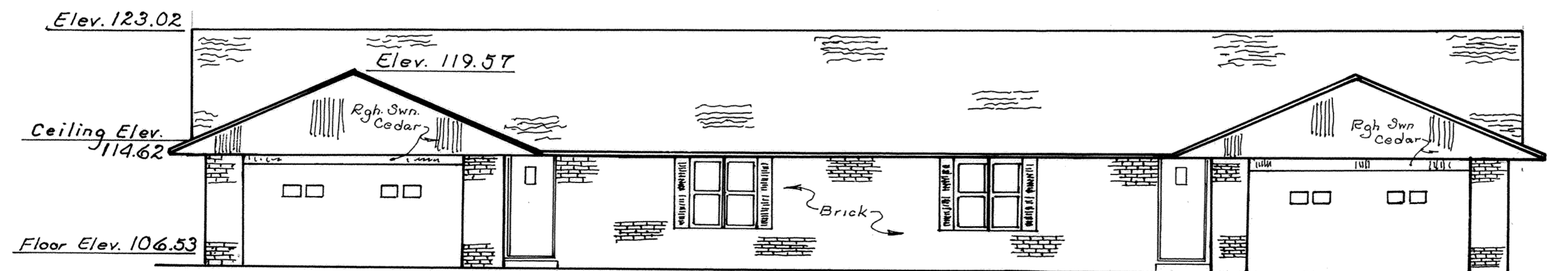
WEST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION



EAST ELEVATION

Elevations shown in the East & West Elevation views are typical for all elevation views.

BENCH MARK Top of steamer nozzle of Fire Hydrant NE quadrant of Intersection Brookhaven Court N^o 3 & Brookhaven Drive Elev. 106.37

BROOKHAVEN CONDOMINIUM N° 18

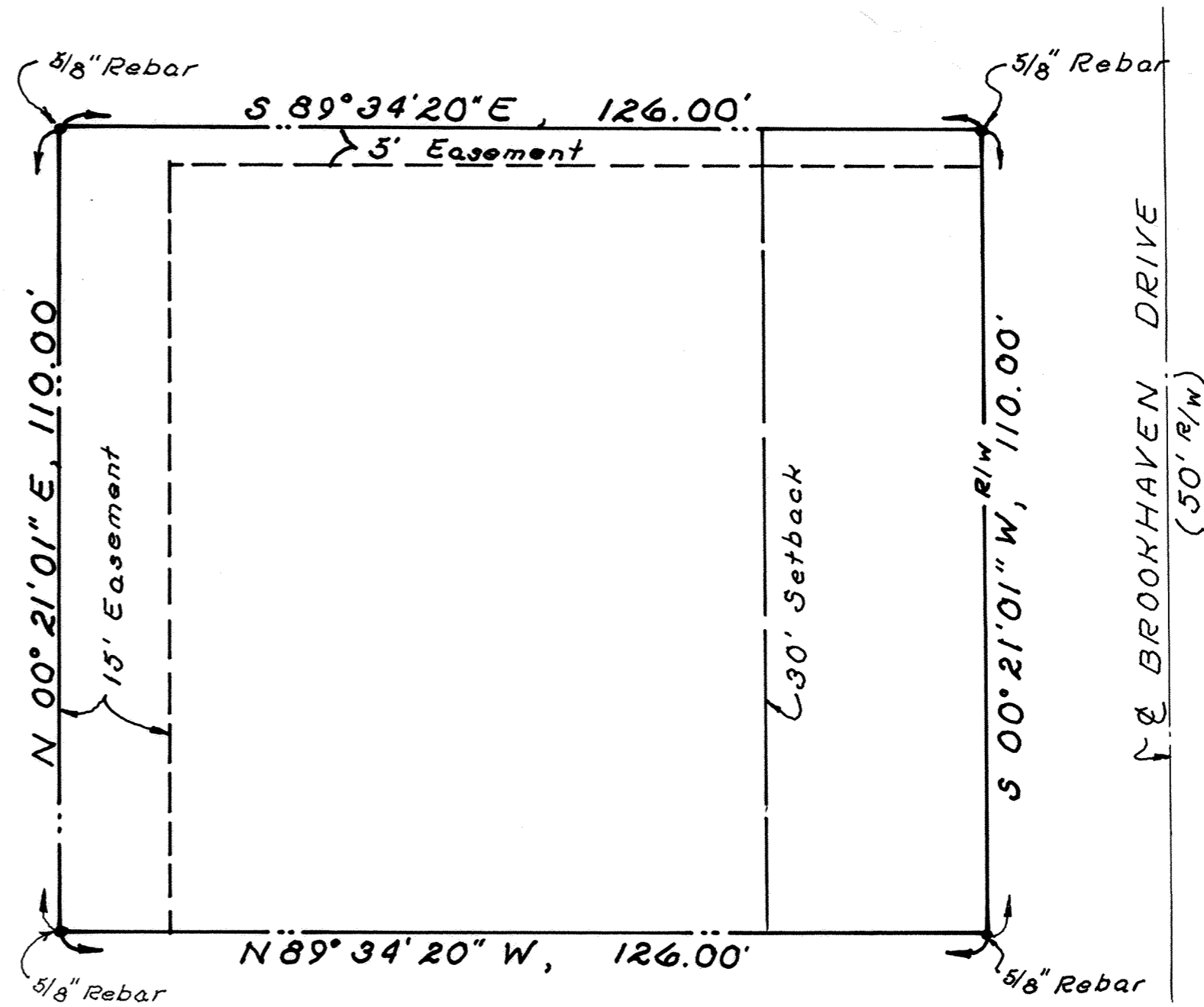
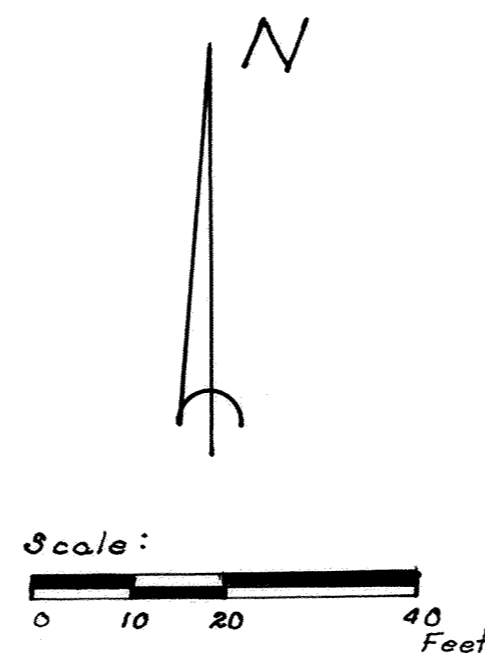
Sheet 4 of 4
Exhibit "B"

LOT N° 28544

EDGEWOOD ESTATES N° 12-D

SURVEY OF DEDICATOR'S LAND

Being all of Lot N° 28544 in Edgewood Estates N° 12-D in the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio as shown on the recorded plat in Plat Book N° 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.



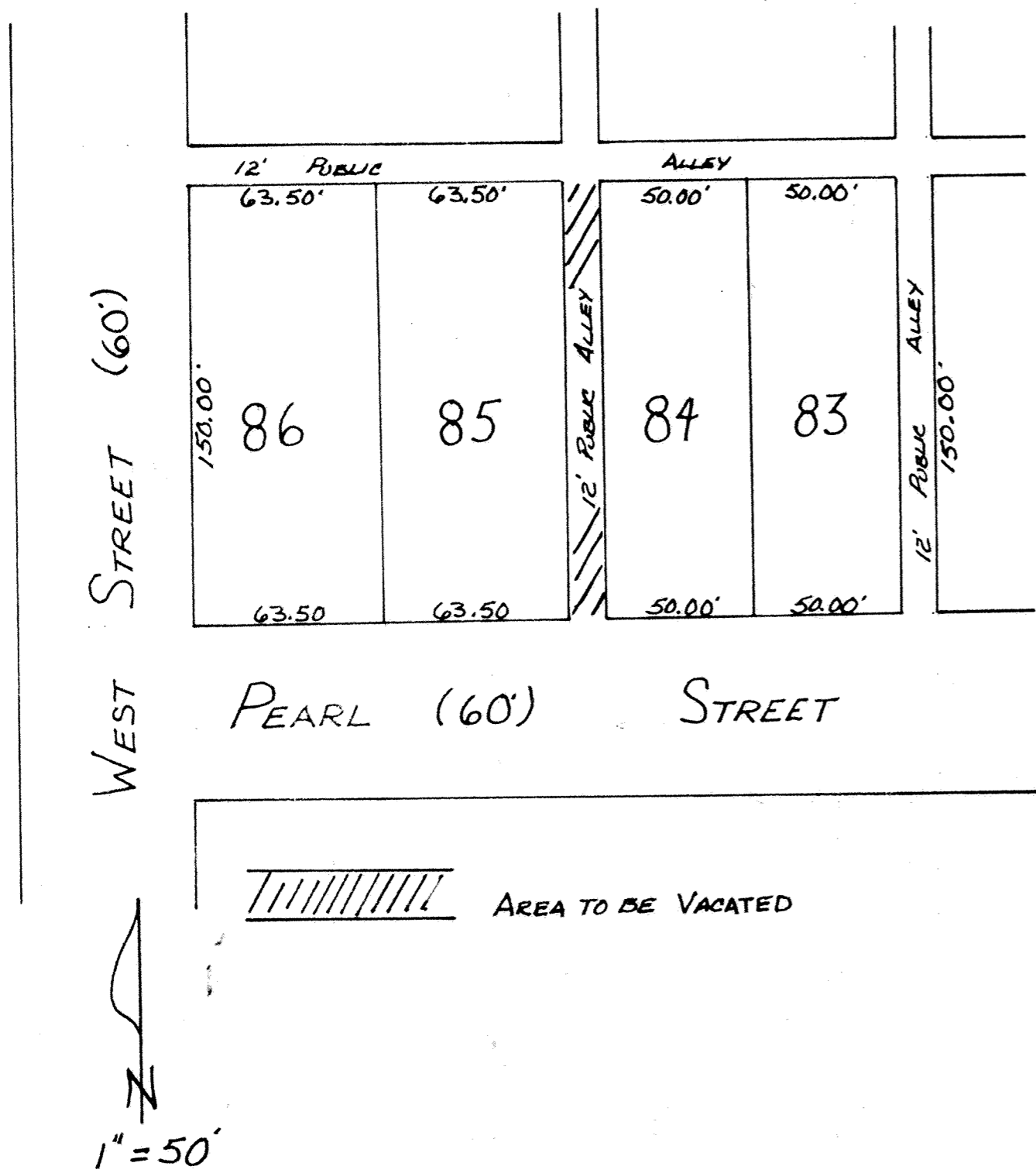
ALLEY VACATION

SHULL'S 2ND SOUTH ADDITION TO
THE VILLAGE OF BEAVERDAM, OHIO

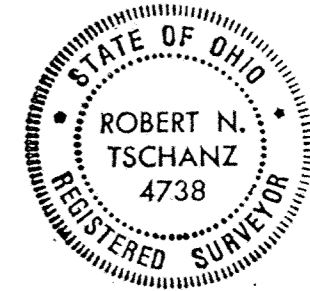
LEGAL DESCRIPTION

Being the alley lying between Lots Number 84 and 85 in the Village of Beaverdam, Ohio and said alley is further described as follows:

BEGINNING at the southeast corner of Lot Number 85, said point also being on the north line of Pearl Street; thence, North along the east line of said Lot Number 85 a distance of One Hundred Fifty (150.00) feet to the northeast corner of Lot Number 85; thence, East and parallel with the north line of Pearl Street a distance of Twelve (12.00) feet to the northwest corner of Lot Number 84; thence, South along the west line of Lot Number 84 a distance of One Hundred Fifty (150.00) feet to the southwest corner of Lot Number 84, said point also being on the north line of Pearl Street; thence, West along the north line of Pearl Street a distance of Twelve (12.00) feet to the PLACE OF BEGINNING.



Robert N. Tschanz
Robert N. Tschanz
Registered Surveyor
Ohio # 4738

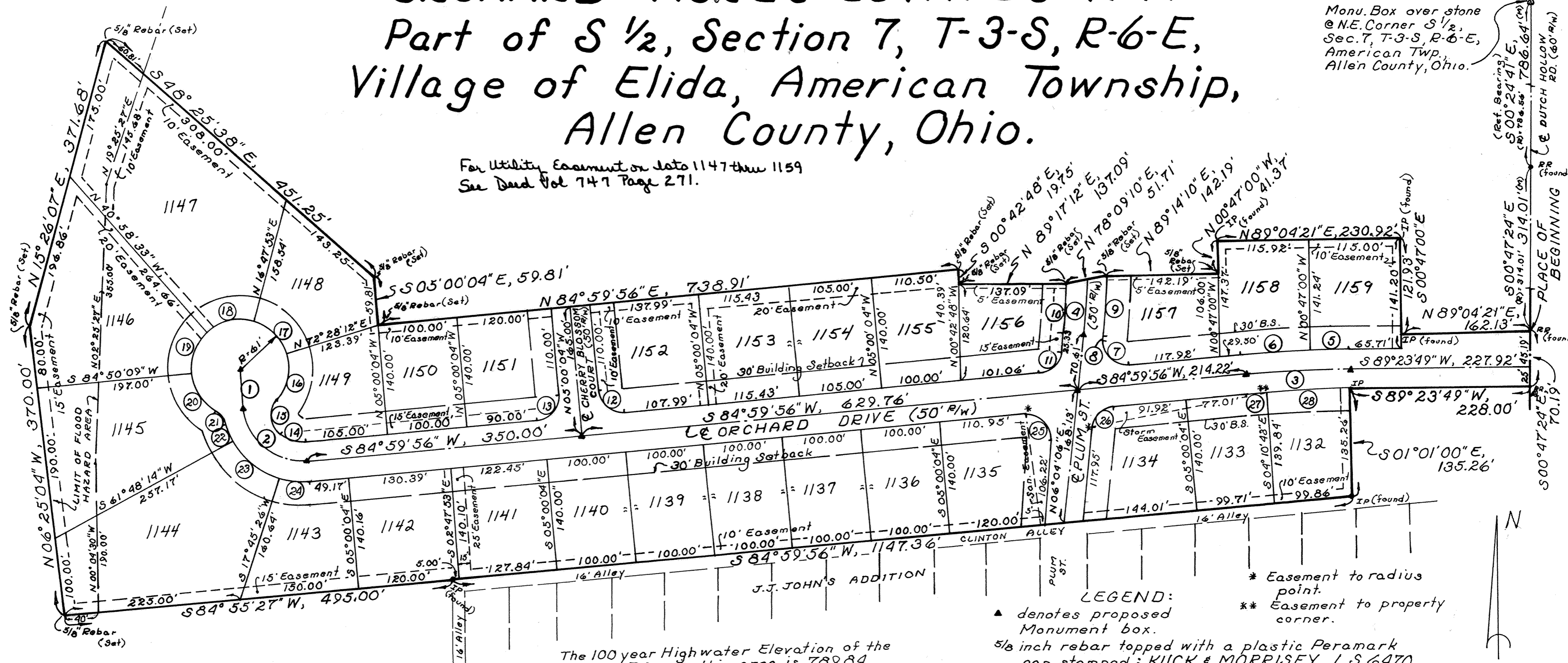


9009321

Recorder Office
Allen County Recorder
At 1:25 pm
August 29, 1990
Plat Book B Page 72
Alberta M. Lee
Allen County Recorder
See Used Vol 112 Page 223
See #20, 70

ORCHARD ACRES ESTATES N^o. 1

Part of S 1/2, Section 7, T-3-S, R-6-E,
Village of Elida, American Township,
Allen County, Ohio.



For Utility Easement on lots 1147 thru 1159
See Deed Vol 747 Page 271.

Monu. Box over stone
@ N.E. Corner S 1/2,
Sec. 7, T-3-S, R-6-E,
American Twp,
Allen County, Ohio.

Curve N ^o	Location	Radius	Arc	Chord: Bearing & Length
1	C	Tangent	—	N 05° 00' 04" W, 50.00'
2	C	73.00'	117.81'	N 50° 00' 04" W, 106.07'
3	C	1745.61'	133.99'	S 87° 11' 53" W, 133.96'
4	C	1265.86'	69.80'	N 04° 29' 19" E, 69.79'
5	R/W	1770.61'	49.30'	S 88° 35' 58" W, 49.29'
6	R/W	1770.61'	86.62'	S 86° 24' 01" W, 86.61'
7	R/W	30.00'	52.92'	N 44° 28' 00" W, 46.32'
8	R/W	Tangent	—	N 06° 04' 06" E, 3.81'
9	R/W	1290.86'	77.76'	N 04° 20' 33" E, 77.75'
10	R/W	1240.86'	61.84'	S 04° 38' 26" W, 61.83'
11	R/W	30.00'	41.33'	S 45° 32' 00" W, 38.14'
12	R/W	30.00'	47.12'	N 50° 00' 04" W, 42.43'
13	R/W	30.00'	47.12'	S 39° 59' 56" W, 42.43'
14	R/W	50.00'	32.79'	N 76° 12' 57" W, 32.20'
15	R/W	30.00'	51.72'	N 08° 02' 15" W, 45.55'
16	R/W	61.00'	62.69'	N 11° 54' 46" E, 59.97'
17	R/W	61.00'	59.27'	N 45° 21' 58" W, 56.97'
18	R/W	61.00'	61.51'	S 77° 54' 40" W, 58.94'
19	R/W	61.00'	57.69'	S 21° 55' 48" W, 55.57'
20	R/W	61.00'	57.94'	S 32° 22' 29" E, 55.79'
21	R/W	30.00'	22.97'	S 37° 38' 56" E, 22.41'
22	R/W	100.00'	21.79'	S 21° 57' 16" E, 21.74'
23	R/W	100.00'	76.88'	S 50° 13' 10" E, 75.00'
24	R/W	100.00'	39.72'	S 83° 37' 19" E, 39.46'
25	R/W	30.00'	52.92'	S 44° 28' 00" E, 46.32'
26	R/W	30.00'	41.33'	N 45° 32' 00" E, 38.14'
27	R/W	1720.61'	24.70'	N 85° 24' 36" E, 24.70'
28	R/W	1720.61'	107.38'	N 87° 36' 33" E, 107.36'

The 100 year Highwater Elevation of the
Ottawa River in this area is 789.84.
No house shall be built in this subdivision
that has a first floor elevation or a opening
in the foundation wall below Elevation
791.00.

DESCRIPTION

Being a partial of land situate in part of the northeast and the southeast fractions of the south half of Section 7, T-3-S, R-6-E, American Township and being within the Village of Elida, Allen County, Ohio and more particularly described as follows:

Commencing at a monument box over a found stone at the northeast corner of said south half of said Section 7; thence S 00° 24' 41" E with the centerline of Dutch Hollow Road, 786.64 feet to a railroad spike found; thence S 00° 47' 24" E continuing with said centerline of Dutch Hollow Road, 314.01 feet to a railroad spike found and the PLACE OF BEGINNING thence continuing S 00° 47' 24" E with said centerline, 70.19 feet to a railroad spike found; thence S 89° 23' 49" W, 228.00 feet to an iron pipe found; thence S 01° 01' 00" E, 135.26 feet to an iron pipe found on the north line of Clinton Alley; thence S 84° 59' 56" W with said north line of said Clinton Alley, 1147.36 feet to an iron pipe found at the northwest corner of J.J. Johns Addition; thence S 84° 55' 27" W, 495.00 feet to a 5/8 inch rebar set; thence N 06° 25' 04" W, 370.00 feet to a 5/8 inch rebar set; thence N 15° 26' 07" E, 371.68 feet to a 5/8 inch rebar set; thence S 48° 25' 38" E, 451.25 feet to a 5/8 inch rebar set; thence S 05° 00' 04" E, 59.81 feet to a 5/8 inch rebar set; thence N 84° 59' 56" E, 738.91 feet to a 5/8 inch rebar set; thence S 00° 42' 48" E, 19.75 feet to a 5/8 inch rebar set; thence N 89° 17' 12" E, 137.09 feet to a 5/8 inch rebar set; thence N 78° 09' 10" E, 51.71 feet to a 5/8 inch rebar set; thence N 89° 14' 10" E, 142.19 feet to a 5/8 inch rebar set; thence N 00° 47' 00" W, 41.37 feet to an iron pipe found; thence N 89° 04' 21" E, 230.92 feet to an iron pipe found; thence S 00° 47' 00" E, 121.93 feet to an iron pipe found; thence N 89° 04' 21" E, 162.13 feet to the PLACE OF BEGINNING containing 15.142 acres more or less and subject to all highway and other legal easements of record.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in June, 1989 and that all markers will be in place within six (6) months from the date of recording.

Approved for transfer
Allen County Tax Map Office
By: Jan Date: 9-6-90

Richard D. Morrissey
Registered Surveyor No. 6470
KUCK and MORRISSEY, Inc.
Consulting Engineers & Surveyors



ORCHARD ACRES ESTATES N^o 1

RESTRICTIONS

- 1) Building sites shall be used and occupied solely and exclusively for private residential purposes by a single family, including family servants.
- 2) No building or structures other than residential structures not to exceed 2 1/2 stories in height, together with customary out-buildings, such as private garages, storage sheds, home workshops and greenhouses, incidental to the residential use, of such building sites shall be erected, maintained or permitted upon any lot.
- 3) Out-buildings, such as private garages, storage sheds, home workshops and greenhouses, etc. shall use the same siding or brick as used on the main residential building.
- 4) All buildings shall be constructed of new material and no building or other structure whatsoever erected elsewhere shall be permitted to be moved upon any lot.
- 5) No building shall be located on any lot nearer to the front lot line nor nearer to a side street line than the minimum building setback lines shown on this recorded plat.
- 6) No residential structure shall be erected on any building site the habitable area thereof excluding basements, open porches and garages shall be less than 1400 square feet for a one story building and not less than 1800 square feet for a one and a half story, two story or tri-level building. For a tri-level building the main level plus the upper level plus one-half the finished lower level shall be added to obtain the square footage.
- 7) No structure, trailer, basement, tent, shed, garage, barn or other out-buildings shall be used on any lot at any time either as a temporary or permanent dwelling.
- 8) Only open type fence or hedge not to exceed four (4) feet in height above ground level shall be erected or planted on any building site and shall not extend closer to the street than the front wall of the house.
- 9) No inoperable motor vehicle; no trailer, motor homes, campers, recreational vehicle, boat or boat trailer, snowmobile or snowmobile trailer, air-craft or motorcycle; nor any truck larger than three-quarter tons shall be parked on any lot for more than 72 hours during any 30 day period, unless stored wholly within a private garage.
- 10) No lot shall be used in any manner to explore for or to exploit any source of water, oil or other hydrocarbons, gravel, earth or earth substances, or minerals of any kind.
- 11) No animals, bees, livestock or poultry of any kind shall be raised, bred or kept on any lot except dogs, cats and other household pets, provided they are housed within the owners property lines and not kept, bred or maintained for commercial purposes.
- 12) No trash, litter or debris of any kind shall be placed or permitted to accumulate upon any lot other than in closed sanitary receptacles. No noxious odors shall be permitted to emanate from any lot, nor shall any portion of any lot be maintained in such condition as to be unsafe, unsanitary, unsightly or detrimental to any occupant of the subdivision. No hazardous or offensive activities shall be carried on any lot, nor shall anything be done thereon which may be an annoyance or a nuisance to other occupants of the subdivision. Without limiting any of the foregoing, no loudspeakers, horns, whistles, bells or other sound-producing devices, except security devices used exclusively for security purposes, shall be located or used on the exterior of any building on any lot, nor shall any exterior lights be installed or used, the principal beam of which would shine onto adjoining lots. No clotheslines or other drying or airing facilities are permitted on the exterior of any building.

RESTRICTIONS (Cont'd)

- 13) No sign shall be displayed to the public view on any lot except that that each owner may erect and maintain one sign of not more than one square foot giving his/her name and address and one sign of not more than five square feet offering the premises for sale or rent or used by the builder to advertise the property during the construction or sale period.
- 14) No antenna for the transmission or reception of television signals, radio, or any other form of electromagnetic radiation shall be erected, used or maintained on any lot outside of any building, whether attached to a building or otherwise.
- 15) No owner of any lot shall interfere with the natural flow of surface water through drainage swales or drainage pipes on his/her lot.
- 16) Easements for the installation and maintenance of utilities and drainage facilities are reserved as shown on the plat.
- 17) Off street parking must be provided at each home site for at least six (6) automobiles, two (2) of which can be in the garage and the balance of which can be in the driveway.
- 18) All driveways must be finished concrete or asphalt concrete. Lot owners are responsible for the cut in the curb for said driveway.
- 19) All homes must be completed within nine (9) months of ground breaking. No cinder block or cement blocks shall be visible on the exterior of any building on any lot, except on the foundation of said building.
- 20) Should any one or more of the foregoing restrictions, covenants, or conditions at any time in the future be held to be illegal, void or unenforceable, such fact shall not in any way impair the validity of any of the other restrictions, covenants or conditions, all of which shall remain in full force and effect.
- 21) The foregoing reservations, restrictions, conditions, covenants, obligations and charges may be changed, modified, altered, amended or annulled at any time upon the action, in writing, of the owners of a three-fourth majority of the lot owners.

DEDICATION

Wanda J. Swickrath and W. Richard Jacobs, the owners of the land contained in the hereon plat, hereby adopts the said plat and dedicates the land contained within the streets to the use and benefit of the public forever. Utility easements are established as shown on the plat. In Witness Whereof, the undersigned OWNERS have hereunto signed their names this 4th day of September, 1990.

WITNESS: Norman E. Swickrath OWNER: Wanda J. Swickrath
Richard Jacobs W. RICHARD JACOBS

ACKNOWLEDGEMENT

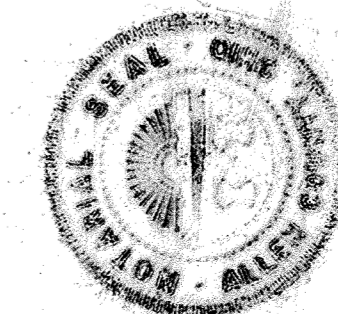
STATE OF OHIO
 COUNTY OF ALLEN, ss:

Before me, a Notary Public in and for said State and County, personally appeared the above listed OWNERS who acknowledged that they did sign the hereon plat and that the signing thereof was their free act and deed.

In Witness Whereof, I have set my hand and seal this 4th day of September, 1990.

Susan A. Morrison
 NOTARY PUBLIC, ALLEN COUNTY, OHIO

MY COMMISSION EXPIRES
Dec. 28, 1993.



ORCHARD ACRES ESTATES N^o 1

APPROVAL OF VILLAGE OF ELIDA

This plat having been approved by Village Council of the Village of Elida, Ohio, I the Mayor of the Village of Elida, Ohio, hereby, on behalf of said Village, approve and accept this plat this 5th day of SEPTEMBER, 1990.

Dennis A. Schweinuer
MAYOR, VILLAGE OF ELIDA, OHIO.

COUNTY AUDITOR'S CERTIFICATE

This plat filed for transfer this 6th day of SEPTEMBER, 1990.

FEE \$14.00

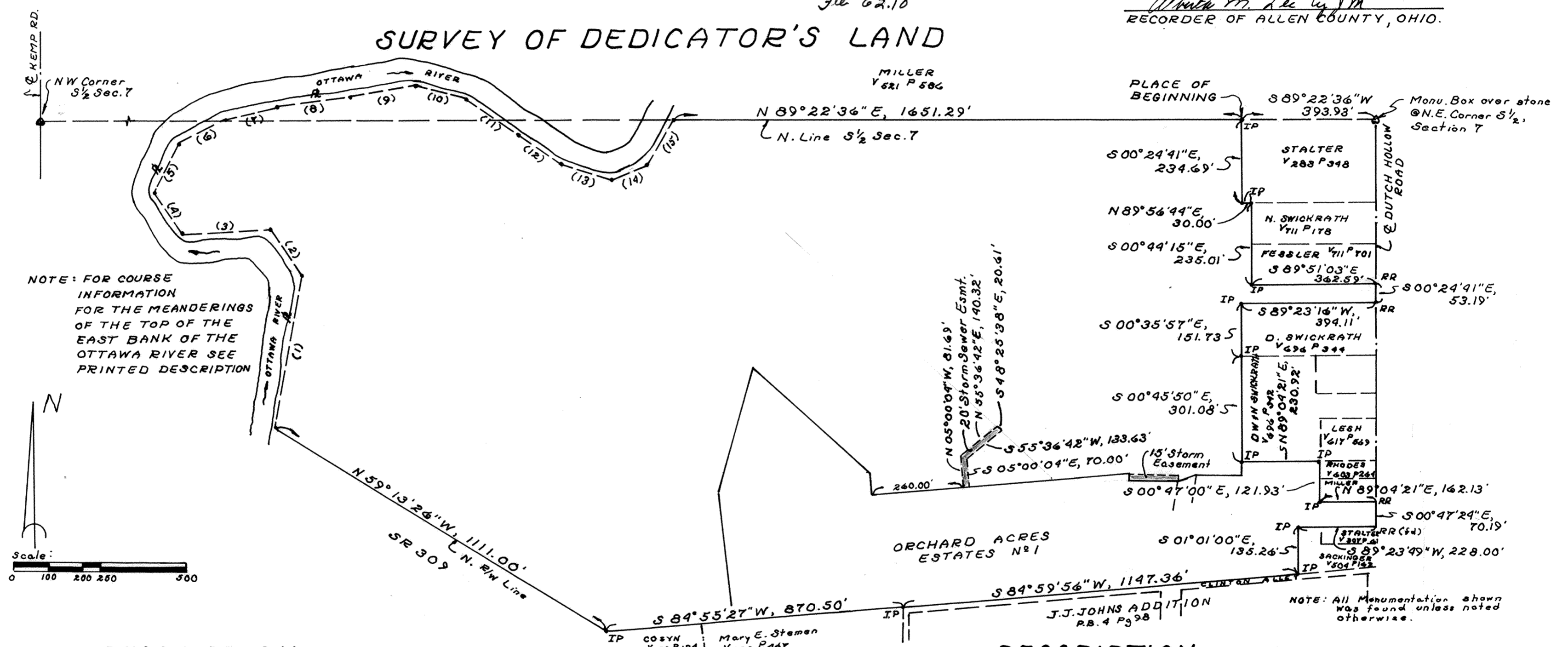
H. Dean Friend 143
AUDITOR OF ALLEN COUNTY, OHIO.

COUNTY RECORDER'S CERTIFICATE

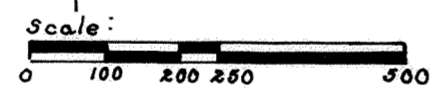
No 9009586
Filed for record in the Allen County, Ohio Recorder's Office this 6th day of September, 1990 at 8:23 o'clock A.M. and recorded in Allen County, Ohio Plat Book 18 on Page 13.

Jul 62.10

Robert M. Lee 69
RECORDER OF ALLEN COUNTY, OHIO.



NOTE: FOR COURSE INFORMATION FOR THE MEANDERINGS OF THE TOP OF THE EAST BANK OF THE OTTAWA RIVER SEE PRINTED DESCRIPTION



DESCRIPTION

Being a parcel of land situate in part of the northeast and the southeast fractions of the south half of Section 7, T-3-S, R-6-E, American Township and with the Village of Elida, Allen County, Ohio and more particularly described as follows:

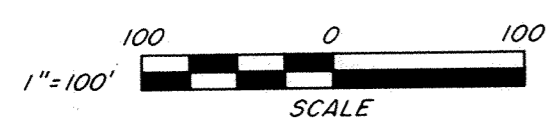
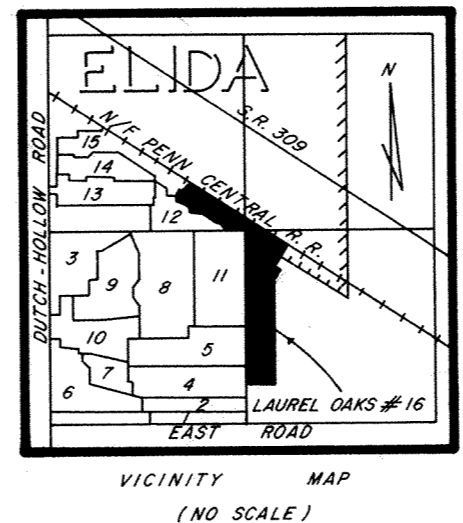
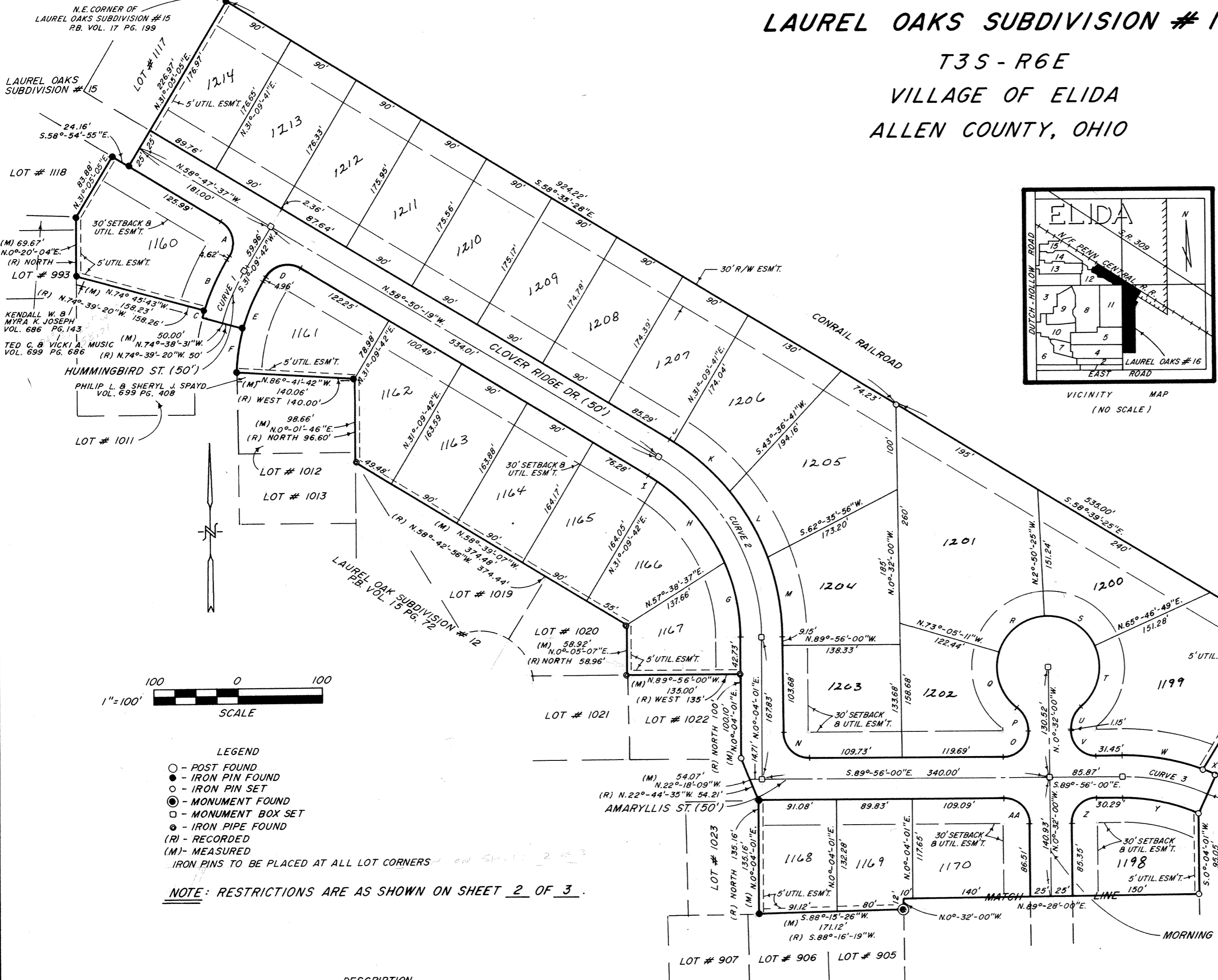
Commencing at a monument box over a stone at the northeast corner of said south half of said Section 7; thence S 89°22'36" W with the north line of said south half, 393.92 feet to an iron pipe found and the PLACE OF BEGINNING thence S 00°24'41" E, 234.69 feet to an iron pipe found; thence N 89°56'44" E, 30.00 feet to an iron pipe found; thence S 00°44'15" E, 235.01 feet to an iron pipe found; thence S 89°51'03" E, 362.59 feet to a railroad spike found on the centerline of Dutch Hollow Road; thence S 00°24'41" E with said centerline, 53.19 feet to a railroad spike found; thence S 89°23'16" W, 394.11 feet to an iron pipe found; thence S 00°35'57" E, 151.73 feet to an iron pipe found; thence S 00°45'50" E, 301.08 feet to an iron pipe found; thence N 89°04'21" E, 230.92 feet to an iron pipe found; thence S 00°47'00" E, 121.93 feet to an iron pipe found; thence N 89°04'21" E, 162.13 feet to a railroad spike found on the centerline of Dutch Hollow Road; thence S 00°47'24" E with said centerline, 70.19 feet to a railroad spike found; thence S 89°23'49" W, 228.00 feet to an iron pipe found; thence S 01°01'00" E, 135.26 feet to an iron pipe found on the north line of Clinton Alley; thence S 84°59'56" W with said north line, 1147.36 feet to an iron pipe found at the northwest corner of J.J. Johns Addition; thence S 84°55'27" W, 870.50 feet to an iron pipe found on the north right-of-way line of Elida Road; thence N 59°13'26" W with said north right-of-way line, (passing through an iron pipe found at 964.03 feet), 1111.00 feet to a point in

DESCRIPTION (Cont'd)

the top of the east bank of the Ottawa River; thence generally northerly and easterly the following fifteen courses that defines the meanderings of said top of said east bank (note: based on Original Government Survey, the property line is actually the mean low water line of the Ottawa River; however, for purposes of determining area, these meanderings have become a part of the description): (1) N 08°59'54" E, 446.40 feet to an iron pipe found; (2) N 33°12'29" W, 161.37 feet to an iron pipe found; (3) S 85°49'26" W, 251.76 feet to an iron pipe found; (4) N 34°41'02" W, 146.62 feet to an iron pipe found; (5) N 26°23'42" E, 157.21 feet to an iron pipe found; (6) N 61°22'32" E, 145.54 feet to an iron pipe found; (7) N 75°38'05" E, 151.27 feet to an iron pipe found; (8) N 82°21'05" E, 211.78 feet to an iron pipe found; (9) N 80°02'19" E, 193.55 feet to an iron pipe found; (10) S 76°33'06" E, 149.05 feet to an iron pipe found; (11) S 56°19'48" E, 182.27 feet to an iron pipe found; (12) S 57°04'46" E, 150.13 feet to an iron pipe found; (13) S 72°58'54" E, 149.87 feet to an iron pipe found; (14) N 67°51'35" E, 112.75 feet to an iron pipe found; (15) N 29°53'01" E, 144.76 feet to an iron pipe found on the north line of the south half of Section 7 of American Township; thence N 89°22'36" E with said north line, 1651.29 feet to the PLACE OF BEGINNING containing 88.394 acres more or less and subject to all highways and other legal easements of record.

LAUREL OAKS SUBDIVISION # 16

T3S-R6E VILLAGE OF ELIDA ALLEN COUNTY, OHIO



- LEGEND**
- - POST FOUND
 - - IRON PIN FOUND
 - - IRON PIN SET
 - ⊙ - MONUMENT FOUND
 - - MONUMENT BOX SET
 - - IRON PIPE FOUND
 - (R) - RECORDED
 - (M) - MEASURED
- IRON PINS TO BE PLACED AT ALL LOT CORNERS

NOTE: RESTRICTIONS ARE AS SHOWN ON SHEET 2 OF 3.

DESCRIPTION

BEING A PARCEL OF LAND SITUATED IN THE VILLAGE OF ELIDA, ALLEN COUNTY, OHIO, TOWNSHIP 3 SOUTH, RANGE 6 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR THE SAME AT A 5/8 INCH IRON PIN FOUND MARKING THE NORTHEAST CORNER OF LAUREL OAKS SUBDIVISION # 15 - P.B. VOL. 14 PG. 7

THENCE S. 38°-35'-28" E, ALONG THE SOUTH RIGHT-OF-WAY LINE OF CONRAIL, FOR A DISTANCE OF 924.22 FEET TO A 5/8 INCH IRON PIN SET, THENCE S. 58°-39'-25" E, ALONG THE SOUTH RIGHT-OF-WAY LINE OF CONRAIL, FOR A DISTANCE OF 535.00 FEET TO A 5/8 INCH IRON PIN SET, THENCE S. 31°-20'-36" W, FOR A DISTANCE OF 184.97 FEET TO A 5/8 INCH IRON PIN SET, THENCE ALONG THE NORTH LINE OF AMARYLLIS ST. WITH A CURVE TO THE RIGHT, A RADIUS OF 275.00 FEET, AN ARC LENGTH OF 162.23 FEET AND A CHORD BEARING S. 67°-52'-50" E, FOR A DISTANCE OF 162.22 FEET TO A 5/8 INCH IRON PIN SET, THENCE S. 23°-48'-36" W, FOR A DISTANCE OF 50.00 FEET TO A 5/8 INCH IRON PIN SET, THENCE S. 0°-04'-01" W, A DISTANCE OF 95.05 FEET TO A 5/8 INCH IRON PIN SET, THENCE S. 0°-32'-00" E, FOR A DISTANCE OF 1567.32 FEET TO A 5/8 INCH IRON PIN SET, THENCE N. 87°-25'-44" W, ALONG A PARCEL OF LAND RECORDED IN VOL. 734, PG. 101, FOR A DISTANCE OF 348.75 FEET TO A POST FOUND, THENCE N. 1°-05'-08" W, ALONG A PARCEL OF LAND RECORDED IN VOL. 515, PG. 699 FOR A DISTANCE OF 192.57 FEET TO A CONCRETE MONUMENT FOUND, THENCE N. 0°-32'-00" W, ALONG THE EAST LINE OF LAUREL OAKS SUBDIVISION # 11, AS RECORDED IN VOL. 14 PG. 7, FOR A DISTANCE OF 1353.87 FEET TO A CONCRETE MONUMENT OF LAND RECORDED IN VOL. 699 PG. 686 FOR A DISTANCE OF 158.23 FEET TO AN IRON PIN FOUND, THENCE S. 88°-15'-26" W, ALONG THE NORTH LINE OF LAUREL OAKS SUBDIVISION # 12 AS RECORDED IN VOL. 15, TO AN IRON PIN FOUND, THENCE ALONG THE MEANDERING LINE OF LAUREL OAKS SUBDIVISION # 12 AS RECORDED IN VOL. 15, PG. 72 WITH THE FOLLOWING SEVEN CURVES - N. 0°-04'-01" E, FOR A DISTANCE OF 135.16 FEET TO AN IRON PIN FOUND, N. 22°-18'-09" W, FOR A DISTANCE OF 54.07 TO A 5/8 INCH IRON PIN SET, N. 0°-04'-01" E, FOR A DISTANCE OF 100.10 FEET TO AN IRON PIPE FOUND, N. 89°-06'-00" W, FOR A DISTANCE OF 135.00 FEET TO AN IRON PIPE FOUND, N. 0°-05'-07" E, FOR A DISTANCE OF 58.92 FEET TO AN IRON PIPE FOUND, N. 58°-39'-07" W, FOR A DISTANCE OF 374.48 FEET TO AN IRON PIPE FOUND, N. 0°-01'-46" E, FOR A DISTANCE OF 98.66 FEET TO AN IRON PIPE FOUND, THENCE N. 86°-41'-42" W, ALONG A PARCEL OF LAND RECORDED IN VOL. 699 PG. 408 FOR A DISTANCE OF 140.06 FEET TO AN IRON PIPE FOUND, THENCE ALONG THE EAST LINE OF HUMMINGBIRD ST. WITH A CURVE TO THE RIGHT, A RADIUS OF 225.00 FEET, AN ARC LENGTH OF 52.25 FEET AND A CHORD BEARING N. 8°-42'-19" E, FOR A DISTANCE OF 52.13 TO AN IRON PIN FOUND, THENCE N. 74°-38'-31" W, FOR A DISTANCE OF 50.00 FEET TO A POINT, THENCE ALONG THE WEST LINE OF HUMMINGBIRD ST. WITH A CURVE TO THE RIGHT, A RADIUS OF 275.00 FEET, AN ARC LENGTH OF 10 FEET, AND A CHORD BEARING N. 16°-23'-59" E, FOR A DISTANCE OF 10.00 FEET TO AN IRON PIN FOUND, THENCE N. 74°-45'-43" W, ALONG A PARCEL OF LAND RECORDED IN VOL. 699 PG. 686 FOR A DISTANCE OF 158.23 FEET TO AN IRON PIN FOUND, THENCE N. 0°-20'-04" E, ALONG THE EAST LINE OF LAUREL OAKS SUBDIVISION # 12 FOR A DISTANCE OF 69.67 FEET TO AN IRON PIN FOUND, THENCE ALONG THE MEANDERING LINE OF LAUREL OAKS SUBDIVISION # 15 RECORDED IN VOL. 17, PG. 199 WITH THE FOLLOWING THREE CURVES - N. 31°-05'-05" E, FOR A DISTANCE OF 83.88 FEET TO AN IRON PIN FOUND, S. 58°-54'-55" E, FOR A DISTANCE OF 241.6 FEET TO AN IRON PIN FOUND, N. 31°-05'-05" E, FOR A DISTANCE OF 226.97 FEET TO THE POINT OF BEGINNING.

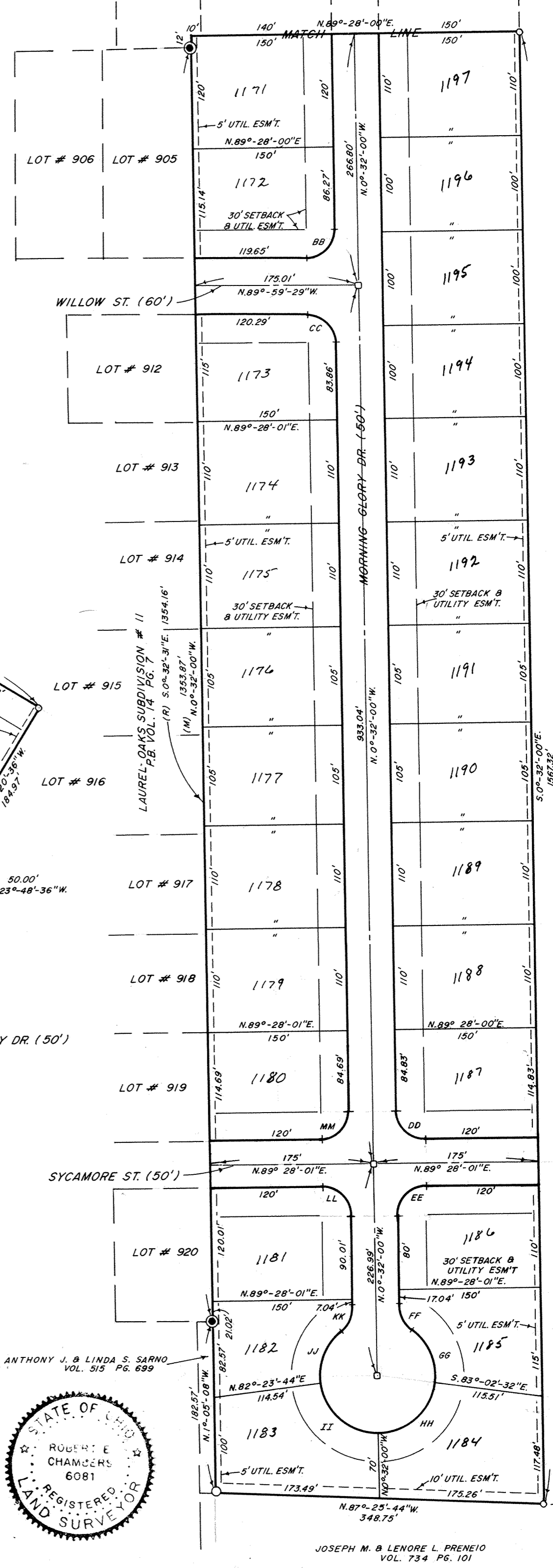
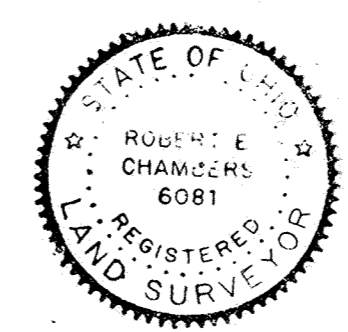
CONTAINING 26.449 ACRES OF LAND, SUBJECT, HOWEVER, TO ALL LEGAL EASEMENT AND RIGHTS-OF-WAY.

Robert E. Chambers
ROBERT E. CHAMBERS
 REG. SURVEYOR # 6081

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT IS BASED ON A TRUE AND ACCURATE SURVEY MADE BY ME IN AUGUST, 1990 AND THAT ALL MARKERS WILL BE IN PLACE WITHIN SIX (6) MONTHS FROM THE DATE OF RECORDING.

PREPARED: SEPTEMBER 1990
 BY: SHELDON & ASSOC. INC.
 1280 N. COLE ST.
 LIMA, OHIO



DAVID W. & RICHARD M. GOOD
 VOL. 742 PG. 310

RIGHT-OF-WAY CURVE DATA						
#	CHORD	Δ	D	RADIUS	L _c	T
A	S.13° 26' 37" E. - 42.69'	90° 42' 18"	190° 59' 09"	30'	47.50'	30.37'
B	S.24° 18' 06" W. - 65.69'	13° 43' 12"	20° 50' 05"	275'	65.85'	33.08'
C	N.16° 23' 59" E. - 1000'	2° 05' 01"	20° 50' 05"	275'	10'	5'
D	N.76° 09' 42" E. - 42.43'	90° 00' 00"	190° 59' 09"	30'	47.12'	30'
E	N.16° 36' 26" E. - 113.08'	29° 06' 32"	25° 27' 53"	225'	114.31'	58.42'
F	N. 8° 42' 19" E. - 52.13'	13° 18' 19"	25° 27' 53"	225'	52.25'	26.24'
G	S. 11° 43' 20" E. - 91.94'	23° 34' 40"	25° 27' 53"	225'	92.59'	46.96'
H	S.39° 25' 35" E. - 123.40'	31° 49' 51"	25° 27' 53"	225'	125'	64.16'
I	S.57° 05' 31" E. - 13.73'	3° 29' 48"	25° 27' 53"	225'	13.73'	6.87'
J	S.58° 21' 10" E. - 4.71'	0° 58' 55"	20° 50' 05"	275'	4.71'	2.36'
K	S.48° 26' 50" E. - 89.60'	18° 45' 05"	20° 50' 05"	275'	90'	45.41'
L	S.29° 43' 44" E. - 89.60'	18° 45' 05"	20° 50' 05"	275'	90'	45.41'
M	S.10° 08' 36" E. - 97.49'	20° 25' 12"	20° 50' 05"	275'	98.01'	49.53'
N	S.44° 46' 00" E. - 42.43'	90° 00' 00"	190° 59' 09"	30'	47.12'	30'
O	N.44° 46' 01" E. - 42.65'	90° 36' 00"	190° 59' 09"	30'	47.44'	30.32'
P	N.26° 11' 32" W. - 30.31'	51° 19' 05"	163° 42' 08"	35'	31.35'	16.81'
Q	N.17° 28' 07" W. - 68.90'	68° 45' 54"	93° 55' 39"	61'	73.21'	41.74'
R	N.51° 37' 49" E. - 69.48'	69° 26' 01"	93° 55' 39"	61'	73.92'	42.26'
S	S.58° 26' 11" E. - 69.48'	69° 26' 01"	93° 55' 39"	61'	73.92'	42.26'
T	S.13° 16' 57" W. - 74.27'	75° 00' 16"	93° 55' 39"	61'	79.85'	46.81'
U	S.25° 07' 33" E. - 30.31'	51° 19' 04"	163° 42' 08"	35'	31.35'	16.81'
V	S.45° 14' 00" E. - 42.20'	89° 24' 00"	190° 59' 09"	30'	46.81'	29.69'
W	S.79° 45' 07" E. - 97.22'	20° 21' 46"	20° 50' 05"	275'	97.73'	49.39'
X	S.67° 52' 50" E. - 16.22'	3° 22' 50"	20° 50' 05"	275'	16.23'	8.12'
Y	N.78° 03' 42" W. - 92.57'	23° 44' 35"	25° 27' 53"	225'	93.24'	47.30'
Z	S.44° 46' 01" W. - 42.65'	90° 36' 00"	190° 59' 09"	30'	47.44'	30.32'
AA	N.45° 14' 00" W. - 42.20'	89° 24' 00"	190° 59' 09"	30'	46.81'	29.69'
BB	S.44° 46' 16" W. - 42.68'	90° 40' 41"	190° 59' 09"	30'	47.48'	30.36'
CC	S.45° 15' 39" E. - 42.23'	89° 27' 29"	190° 59' 09"	30'	46.84'	29.72'
DD	S.45° 32' 00" E. - 42.43'	90° 00' 00"	190° 59' 09"	30'	47.12'	30.00'
EE	S.44° 28' 01" W. - 42.43'	90° 00' 00"	190° 59' 09"	30'	47.12'	30.00'
FF	S.26° 11' 32" E. - 30.31'	51° 19' 05"	163° 42' 08"	35'	31.35'	16.81'
GG	S.22° 26' 48" E. - 59.90'	58° 48' 32"	93° 55' 39"	61'	62.61'	34.38'
HH	S.48° 12' 44" W. - 80.45'	82° 30' 33"	93° 55' 39"	61'	87.84'	53.50'
II	N.49° 04' 08" W. - 80.78'	82° 55' 44"	93° 55' 39"	61'	88.29'	53.90'
JJ	N.21° 35' 24" E. - 59.51'	58° 23' 21"	93° 55' 39"	61'	62.16'	34.08'
KK	N.25° 07' 33" E. - 30.31'	51° 19' 04"	163° 42' 08"	35'	31.35'	16.81'
LL	N.45° 32' 00" W. - 42.43'	90° 00' 00"	190° 59' 16"	30'	47.12'	30.00'
MM	N.44° 28' 01" E. - 42.43'	90° 00' 00"	190° 59' 16"	30'	47.12'	30.00'

CENTERLINE CURVE DATA						
#	CHORD	Δ	D	RADIUS	L _c	T
1	N.23° 15' 35" E. - 68.74'	15° 48' 13"	22° 55' 05"	250'	68.96'	34.70'
2	S.29° 23' 09" E. - 245.85'	58° 54' 19"	22° 55' 05"	250'	257.02'	141.17'
3	S.78° 03' 42" E. - 102.86'	23° 44' 35"	22° 55' 05"	250'	103.60'	52.55'

NOTE: RESTRICTIONS ARE SAME AS PLATTED IN LAUREL OAKS 15 EXCEPT FOR ALL LOTS BORDERING MORNING GLORY DRIVE TO BE AS FOLLOWS -

RESTRICTION NO. 2 - NO RESIDENTIAL ONE-STORY DWELLING SHALL BE ERECTED, ALTERED, PLACED OR PERMITTED TO REMAIN ON ANY LOT WHICH SHALL HAVE A GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF OPEN PORCHES, VERANDAS, PORTE COCHERES, AND GARAGE OF LESS THAN 1600 SQUARE FEET. NO RESIDENTIAL TWO-STORY OR BI-LEVEL DWELLING SHALL BE ERECTED, ALTERED, PLACED OR PERMITTED TO REMAIN ON ANY LOT WHICH SHALL HAVE A GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF OPEN PORCHES, VERANDAS, PORTE COCHERES, AND GARAGE OF LESS THAN 1900 SQUARE FEET.

RESTRICTION NO. 5 - NO WALL, FENCE OR HEDGE SHALL BE PLANTED OR ERECTED ON ANY BUILDING SITE WHICH SHALL EXCEED SIX FEET IN HEIGHT FROM GROUND LEVEL. NO FENCES OF ANY KIND SHALL BE PLACED IN FRONT OF THE RESIDENCE. THE ONLY FENCES PERMITTED WILL BE AROUND POOLS, PATIOS EXCEPTING LOTS ALONG RAILROAD TRACKS WHICH WILL BE ABLE TO ENCLOSE THE ENTIRE BACK YARD.

APPROVAL BY VILLAGE OF ELIDA

I HEREBY CERTIFY THAT THIS PLAT WAS APPROVED BY THE VILLAGE OF ELIDA ON THIS 10th DAY OF SEPT. 1990.

THIS APPROVAL BECOMES VOID UNLESS THIS PLAT IS RECORDED WITHIN 90- (NINETY) DAYS OF THIS APPROVAL.

Dennis A. Schwinnen (MAYOR)
DENNIS SCHWINNEN
Terry L. Myers (PRES. COUNCIL)
TERRY MYERS

ALLEN COUNTY AUDITOR

I HEREBY CERTIFY THAT THE LAND DESCRIBED BY THIS PLAT WAS TRANSFERRED ON THIS 11 DAY OF September 1990.

H. Dean French SD
(ALLEN COUNTY AUDITOR)
H. DEAN FRENCH

ALLEN COUNTY RECORDER

I HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORDING ON Sept 11 1990, AND THAT IT WAS RECORDED ON Sept 11 1990, IN VOLUME 18 PAGE 16 IN THE PLAT RECORDS OF ALLEN COUNTY, OHIO

Alberta M. Lee by J.M.
(ALLEN COUNTY RECORDER)
ALBERTA LEE

9009192

FEE: 27.50

FEE: 62.10

OWNERS DEDICATION AND ACKNOWLEDGEMENT

WE, THE UNDERSIGNED, BEING ALL THE OWNERS OF THE LAND PLATTED HEREIN DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT, AND DEDICATE THE STREETS AS SHOWN HEREON COMPRISING A TOTAL OF 4.930 ACRES, TO THE PUBLIC USE FOREVER, EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

WITNESS Dennis J. Klingler DENNIS J. KLINGLER
Richard M. Good RICHARD M. GOOD
John Linck JOHN LINCK
David W. Good DAVID W. GOOD

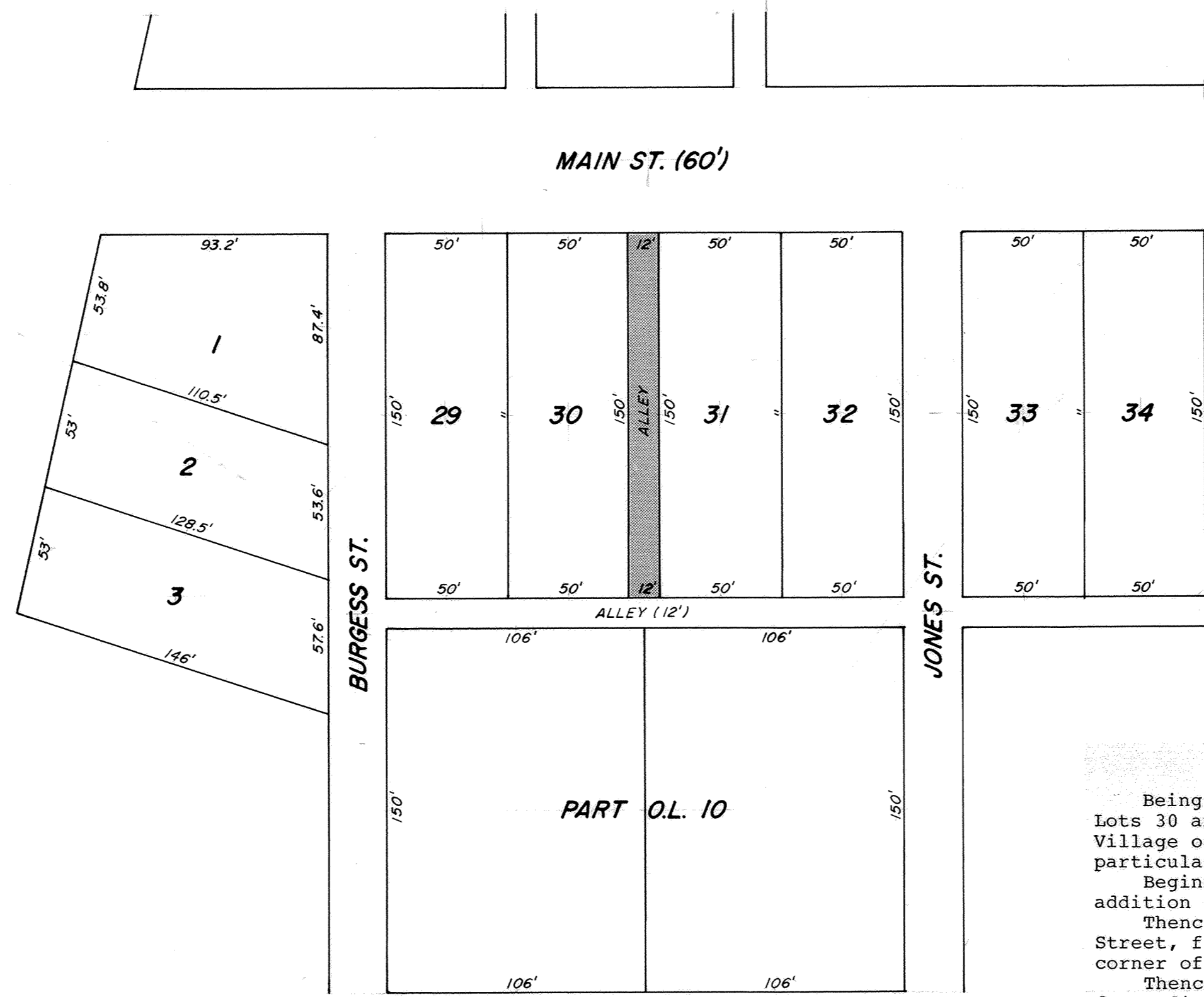
NOTARY PUBLIC, STATE OF OHIO SS ALLEN COUNTY

BE IT REMEMBERED THAT ON THIS 10th DAY OF Sept 1990 PERSONALLY CAME THE SAID OWNERS, TO ME KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING STATEMENT TO BE THEIR VOLUNTARY ACT AND DEED.

Shirley Sheldon Davis
NOTARY PUBLIC IN & FOR SAID COUNTY & STATE
SHIRLEY SHELDON DAVIS



VACATION PLAT
 OF A
 12' PUBLIC ALLEY
 LYING BETWEEN LOTS 30 & 31
 DOWNING'S ADDITION
 IN THE VILLAGE OF CAIRO
 ALLEN COUNTY, OHIO



DESCRIPTION

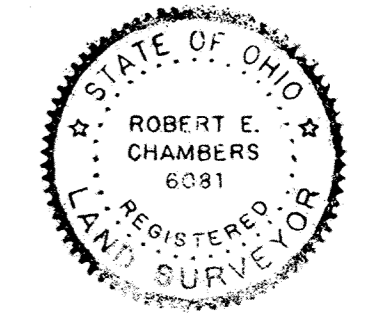
Being a 12 feet wide public alley lying between Lots 30 and 31 in James Downing's Addition to the Village of Cairo, Allen County, Ohio and being more particularly described as follows:
 Beginning at the northeast corner of Lot 30 in said addition -
 Thence east on and along the south line of Main Street, for a distance of 12.00 feet to the northwest corner of Lot 31 -
 Thence south on and along the west line of Lot 31, for a distance of 150.00 feet to the southwest corner of Lot 31 -
 Thence west, for a distance of 12 feet to the southeast corner of Lot 30 -
 Thence north on and along the east line of Lot 30, for a distance of 150.00 feet to the point of beginning.
 Containing in all 1,800 square feet or 0.041 acres of land.

NOTE: SHADED AREA DENOTES ALLEY TO BE VACATED

9010060
 Records Office
 Allen County, Ohio
 Received and Recorded
 At 1:43 PM
 Sept 17, 1990
 Alberto M. Lee
 Allen County Recorder
 See Used Vol 742 Page 729
 Fee \$ 20.70

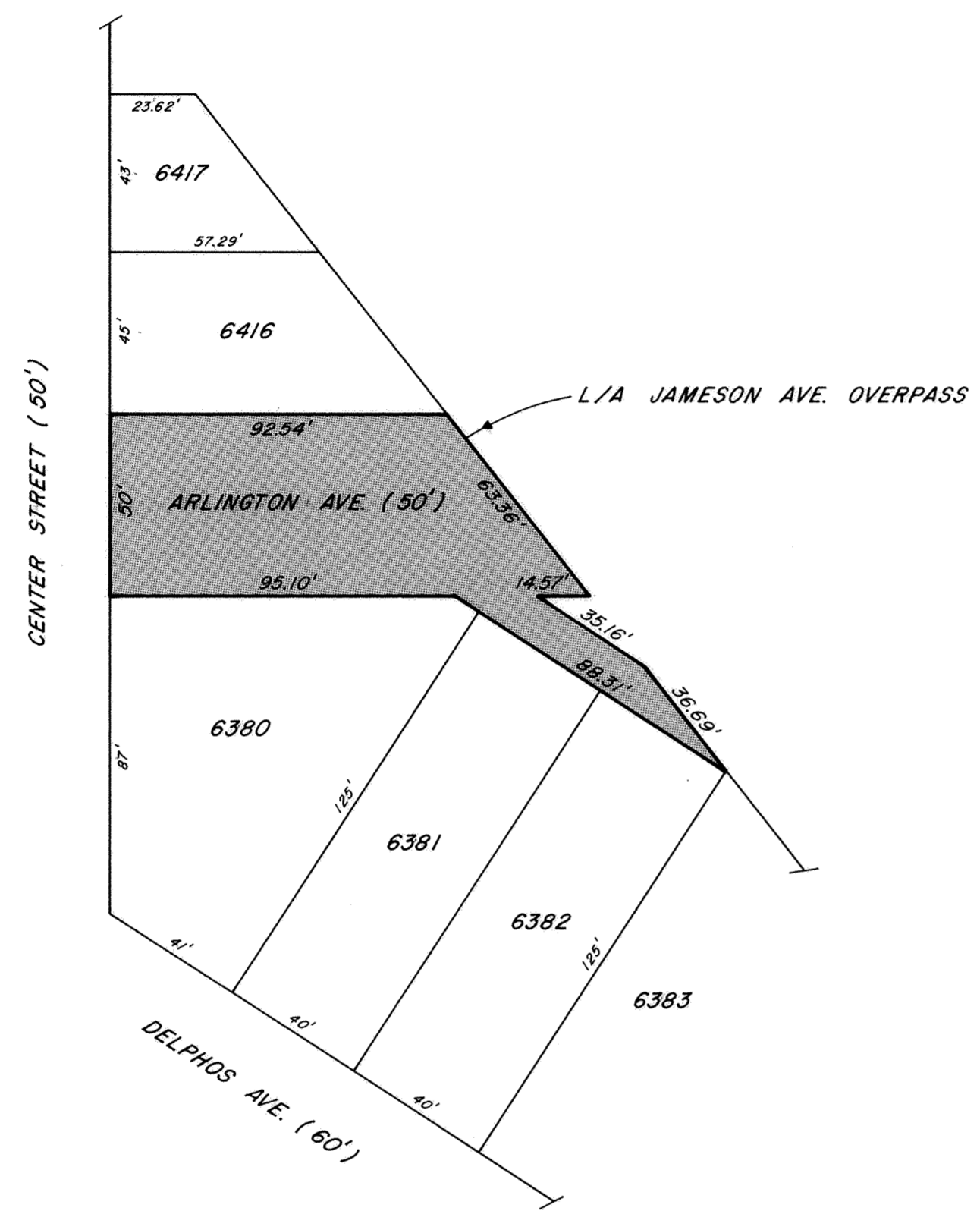
Robert E. Chambers

ROBERT E. CHAMBERS
REG. SURVEYOR # 6081



PREPARED: APRIL 2, 1990
 BY: SHELDON & ASSOC. INC.
 1280 N. COLE ST.
 LIMA, OHIO

VACATION PLAT
OF
PART OF ARLINGTON AVENUE
AND PART OF A 12 FOOT PUBLIC ALLEY
IN SECTION 25
AMERICAN TOWNSHIP,
ALLEN COUNTY, OHIO



DESCRIPTION

Being part of Arlington Avenue and part of a 12 foot public alley in American Township, Allen County, Ohio in Section 25, Township 3 South, Range 6 East and being more particularly described as follows:

Beginning for the same at the intersection of the east line of Center Street with the north line of Arlington Avenue, also being the southwest corner of Lot 6416 -

Thence east, along the south line of Lot 6416 and the north line of Arlington Avenue, for a distance of 92.54 feet -

Thence along the limited access right-of-way line of Jameson Avenue overpass with the following four (4) courses -

- Southeasterly, for a distance of 63.36 feet -
- West, for a distance of 14.57 feet -
- Southeasterly, for a distance of 35.16 feet -
- Southeasterly, for a distance of 36.69 feet to the northeast corner of Lot 6382 -

Thence northwesterly, along the northerly line of Lots 6382, 6381 and 6380 and the southerly line of a 12 foot alley, for a distance of 88.31 feet -

Thence west, along the north line of Lot 6380 and the south line of Arlington Avenue, for a distance of 95.10 feet to the northwest corner of Lot 6380 -

Thence north, along the east line of Center Street, for a distance of 50.00 feet to the point of beginning.

Containing in all 6,346 square feet or 0.146 acres of land, subject, however to all legal easements and rights-of-way.

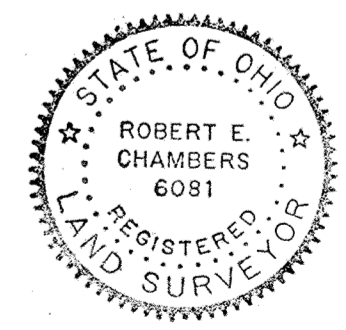
Robert E. Chambers

Robert E. Chambers
 Reg. Surveyor #6081

NOTE: SHADED AREA DENOTES AREA TO BE VACATED.



9010650
 Received and Recorded
 at 3:37 PM
 Oct 1, 1990
 plat Book 18
 page 80
 Fee \$20.70
 Alberta M. Yee
 Allen County Recorder
 DEED VOL 743 pg 388



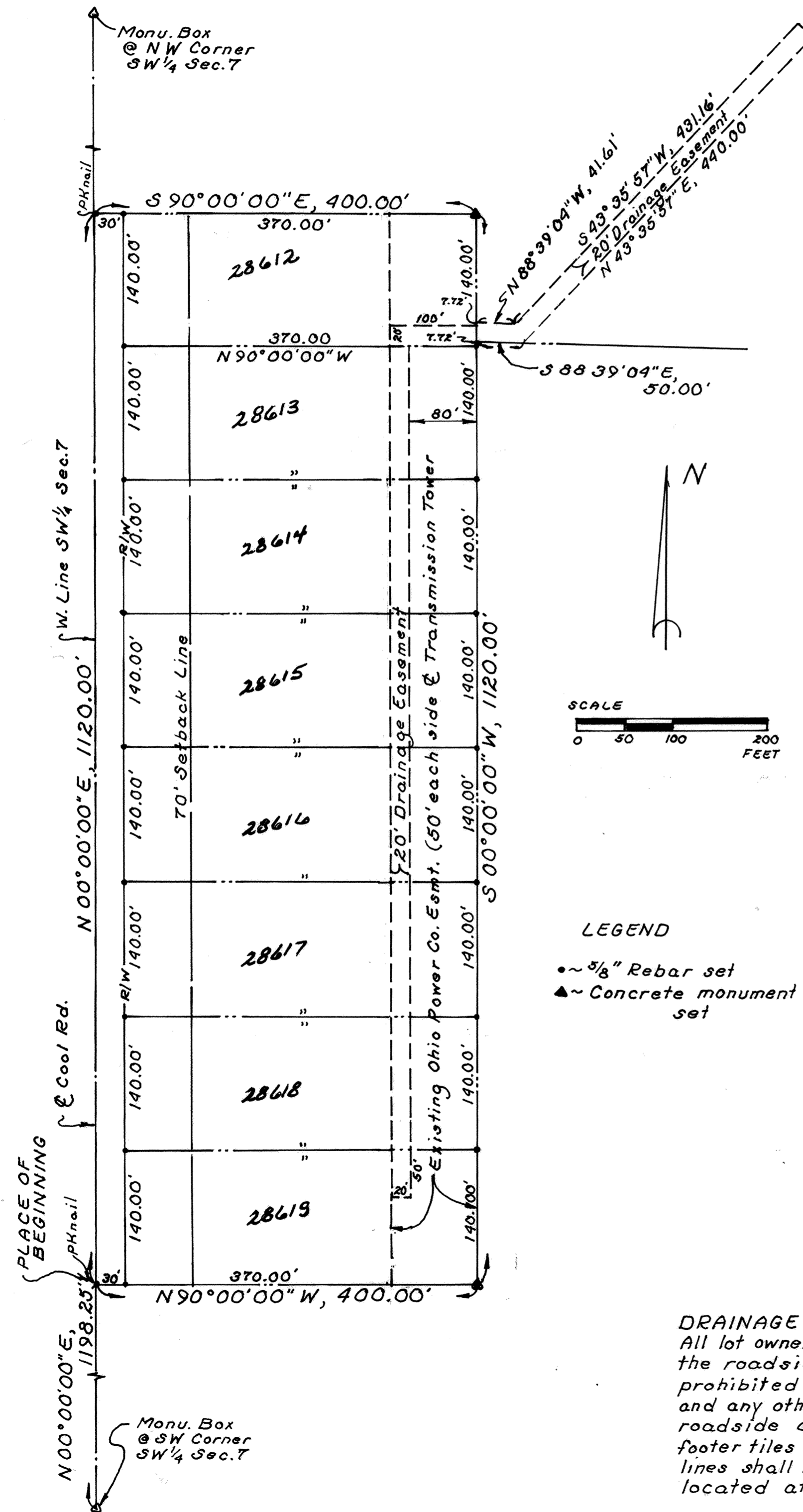
ROBERT E. CHAMBERS
 REG. SURVEYOR # 6081

PREPARED: JUNE 26, 1990
 BY: SHELDON & ASSOC., INC.
 1280 N. COLE STREET
 LIMA, OHIO

CRAMER'S COOL ROAD SUBDIVISION

Part SW 1/4 SECTION 7, T-4-S, R-8-E

AUGLAIZE TOWNSHIP, ALLEN COUNTY, OHIO.



Being a parcel of land situate in the Southwest quarter of Section 7, T-4-S, R-8-E, Auglaize Township, Allen County, Ohio and more particularly described as follows:

Commencing at a monument box found at the southwest corner of said Southwest quarter of said Section 7; thence N 00° 00' 00" E with the west line of said Southwest quarter (also the centerline of Cool Road), 1198.25 feet to a PK nail set and the PLACE OF BEGINNING thence continuing N 00° 00' 00" E with said west line and centerline, 1120.00 feet to a PK nail set; thence S 90° 00' 00" E (passing through a 5/8 inch rebar set at 30.00 feet), 400.00 feet to a concrete monument set; thence S 00° 00' 00" W, 1120.00 feet to a concrete monument set; thence N 90° 00' 00" W (passing through a 5/8 inch rebar set at 370.00 feet), 400.00 feet to the PLACE OF BEGINNING containing 10.285 acres more or less and subject to all highway and other legal easements of record.

I hereby certify that this plat is based on a true and accurate survey made by me in June, 1989 and that all markers are or will be in-place within six (6) months from the date of recording. A 5/8 inch rebar topped with a plastic Peramark cap stamped: KUCK & MORRISEY - L.S. 6470 will be placed at all lot corners.

Richard D. Morrisey
 Registered Surveyor L.S. 6470
 KUCK and MORRISEY, Inc.
 Consulting Engineers & Surveyors



We the undersigned owners of the land contained in this plat, adopt said plat and dedicate the land contained within the road right-of-way to the use and benefit of the public forever. Easements are established as shown on the plat. IN WITNESS WHEREOF, we have hereunto signed our names.

WITNESS
Richard D. Morrisey
 Susan A. Morrisey

CUSTOM BUILDERS AND CONTRACTORS, Inc.
Gary L. Cramer (pres)

STATE OF OHIO
 ALLEN COUNTY, OHIO

Before me, a Notary Public in and said State and County, did personally appear the above signed owner(s) who acknowledged that they signed the hereon plat and the signing thereof was their free act and deed. IN WITNESS there of, I affix my hand and seal this 8th day of October, 1990.

MY COMMISSION EXPIRES
 December 28, 1993

Susan A. Morrisey
 NOTARY PUBLIC
 STATE OF OHIO.



DRAINAGE NOTE:
 All lot owners are prohibited from filling the roadside swale and shall be prohibited from connecting downspouts and any other surface inlet into the roadside drainage tile. Sump pumps, footer tiles and air conditioning condensation lines shall be connected to the drainage tile located at the rear of the lots.

Approved for Transfer
 Allen County Tax Map Office
 By: *JL* Date: 10-7-1990

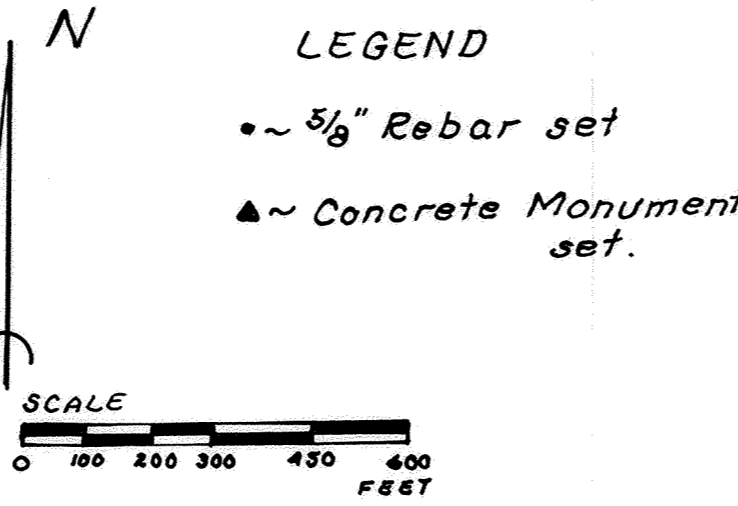
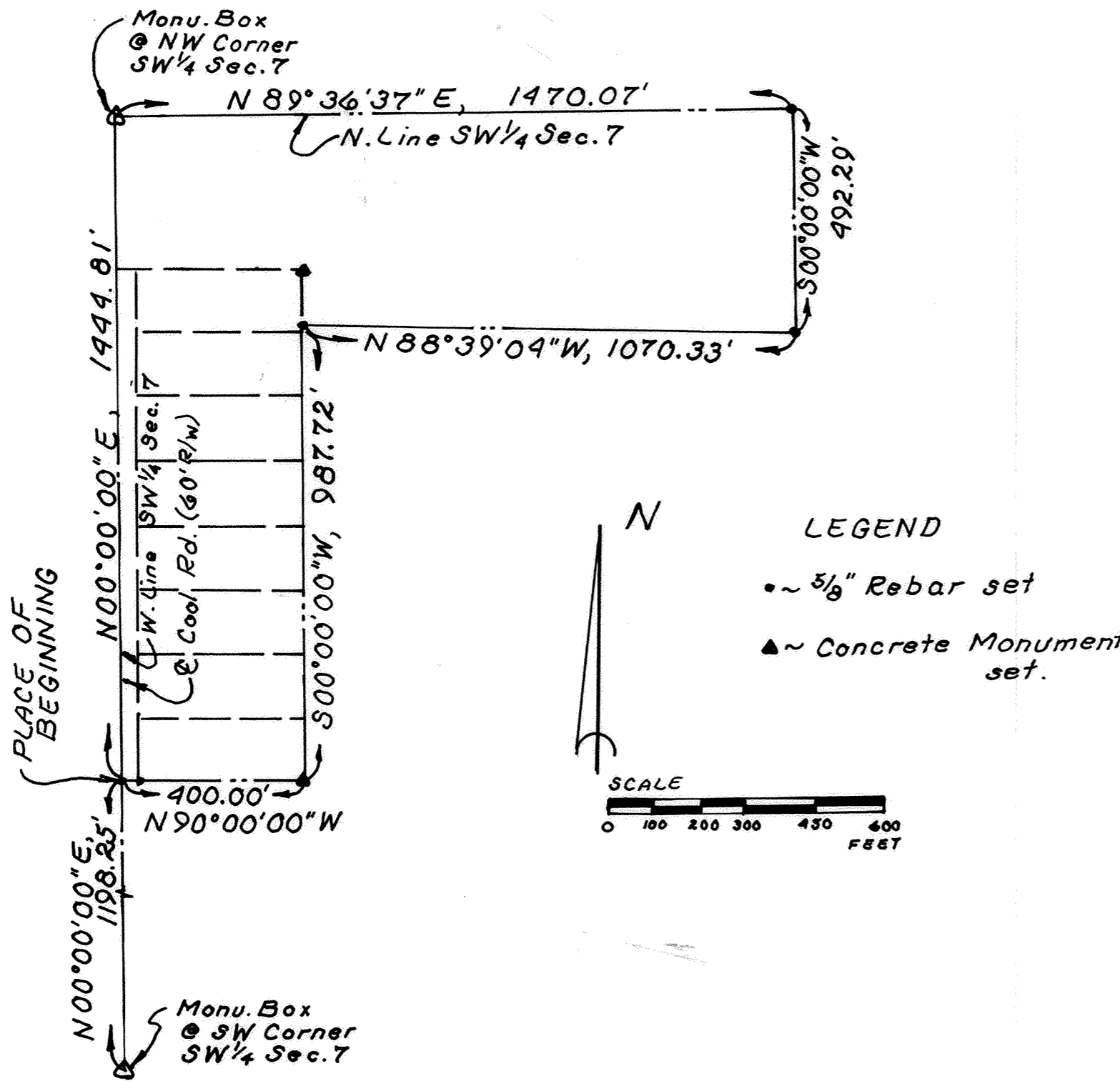
CRAMER'S COOL ROAD SUBDIVISION

RESTRICTIONS

- 1) Building sites shall be used and occupied solely and exclusively for residential purposes.
- 2) No house may be occupied until completed.
- 3) The floor area for one story residences, exclusive of open porches, garages, carports or patios shall not be less than 1144 square feet. Each house must have a minimum two car attached garage.
- 4) Electrical service, cable TV and phone lines must be underground.
- 5) No structure, trailer, basement, tent, shed, garage, barn or other outbuildings shall be used on any lot at any time either as a temporary or permanent dwelling unless approved by the developer.
- 6) No signs of any kind shall be displayed to the public view on any lot in said plat, except of the following types:
 - a) One (1) sign advertising the property for sale or rent;
 - b) One (1) sign to advertise the property during construction, development and sale.
- 7) No animals, livestock or poultry of any kind shall be raised, bred or kept on any lots in said plat excepting dogs, cats or kept on any lots in said plat excepting dogs, cats or other household pets, not to exceed a total of two (2) pets, providing they are kept, bred or maintained for any commercial purpose. Kennels are hereby strictly forbidden. All pets shall be kept within the owners property line. No pets shall cause an annoyance or be a nuisance within the neighborhood.
- 8) Fences shall not extend closer to the road than the rear wall for the house.
- 9) No inoperable motor vehicle shall be parked on any lot for more than 72 hours during any 30 days period unless stored wholly within a garage or accessory building.
- 10) No trucks larger than 3/4 ton, semi-trailers, construction equipment, boats, trailers, recreational equipment, motor homes, vans, campers or other chattels of a similar nature shall be stored or maintained on the premises unless the same be parked and kept or stored in a garage or other accessory building which has been erected with the consent and approval of the developer.
- 11) No antenna for the transmission or reception of radio signals or any other form of electro-magnetic radiation, except for television towers not exceeding 50 feet in height, shall be erected, used or maintained on any lot outside any structure, whether attached to a building or otherwise.
- 12) No lot shall be used or maintained as a dumping ground for rubbish, trash, garbage or other waste. All garbage and refuse shall be kept in sanitary containers and said containers shall be kept out of sight from the road.
- 13) No noxious or offensive activity shall be carried on or upon any lot in said above described plat, nor shall anything be done thereon which may be or may become an annoyance, nuisance or disturb the quiet of any persons residing in this subdivision.
- 14) No building or other structure shall be erected, placed or altered on any building site unless the building plans, specifications and plot plan showing the location of such building have been approved in writing by the developer.
- 15) The developer and/or his duly appointed architectural committee shall review and approve or disapprove all plans and specifications for construction within this plat.
- 16) In the event the developer fails to approve or disapprove said plans and specifications within thirty (30) days after submitted to them, then such approval shall not be required, provided the design is in harmony with similar structures in said plat and conforms to all other covenants, restrictions and conditions set forth herein.
- 17) These conditions, limitations and restrictions set forth herein shall be considered part of any contract, deed, lease or instrument relating to any lot in Cramer's Cool Road Subdivision, without being incorporate therein, and the acceptance of any contract, deed, lease or instrument relating there shall operate as a covenant to use the premises in conformity with the conditions, limitations and restrictions herein set forth which are for the use and benefit of every person who shall or may become the owner of or have any title to any lot or parcel of land situated in Cramer's Cool Road Subdivision.
- 18) Should any one or more of the foregoing restrictions, covenants or conditions at any time in the future be held to be illegal, void or unenforceable, such fact shall not in any way impair the validity of any of the other restrictions, covenants, or conditions, all of which shall remain in full force and effect.
- 19) The foregoing reservations, restrictions, conditions, covenants, obligations and charges may be changed, modified, altered, amended or annulled at any time upon the action, in writing, of the owners of a three-fourths majority of the lots.

CRAMER'S COOL ROAD SUBDIVISION Part SW 1/4 SECTION 7, T-4-S, R-8-E AUGLAIZE TOWNSHIP, ALLEN COUNTY, OHIO.

SURVEY OF DEDICATOR'S LAND



DESCRIPTION

Being a parcel of land situate in the Southwest quarter of Section 7, T-4-S, R-8-E, Auglaize Township, Allen County, Ohio and more particularly described as follows:

Commencing at a monument box found at the southwest corner of said Southwest quarter of said Section 7; thence N 00° 00' 00" E with the west line of said Southwest quarter (also the centerline of Cool Road), 1198.25 feet to a PK nail set and the PLACE OF BEGINNING thence continuing N 00° 00' 00" E with said west line and centerline, 1444.81 feet to a monument found at the northwest corner of said Southwest quarter; thence N 89° 36' 37" E with the north line of said Southwest quarter, 1470.07 feet to a 5/8 inch rebar set; thence S 00° 00' 00" W, 492.29 feet to a 5/8 inch rebar set; thence N 88° 39' 04" W, 1070.33 feet to a 5/8 inch rebar set thence S 00° 00' 00" W, 987.72 feet to a concrete monument set; thence N 90° 00' 00" W (passing through a 5/8 inch rebar set at 370.00 feet), 400.00 feet to the PLACE OF BEGINNING containing 24.974 acres more or less and subject to all highways and other legal easements of record.

APPROVAL BY THE REGIONAL PLANNING COMMISSION

I hereby certify that this plat was approved by the Lima - Allen County Regional Planning Commission on July 18, 1990.

This approval becomes void unless this plat is filed for recording with ninety (90) days of this approval.

CERTIFIED
Maher Anthony
 DIRECTOR - LIMA-ALLEN COUNTY
 REGIONAL PLANNING COMMISSION

LIMA-ALLEN COUNTY GENERAL HEALTH DISTRICT

I hereby certify that this plat meets the requirements of the Lima-Allen County General Health District.

Bill Kelly 10/9/90
 DIRECTOR - LIMA-ALLEN COUNTY
 GENERAL HEALTH DEPARTMENT

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 9th day of October, 1990.

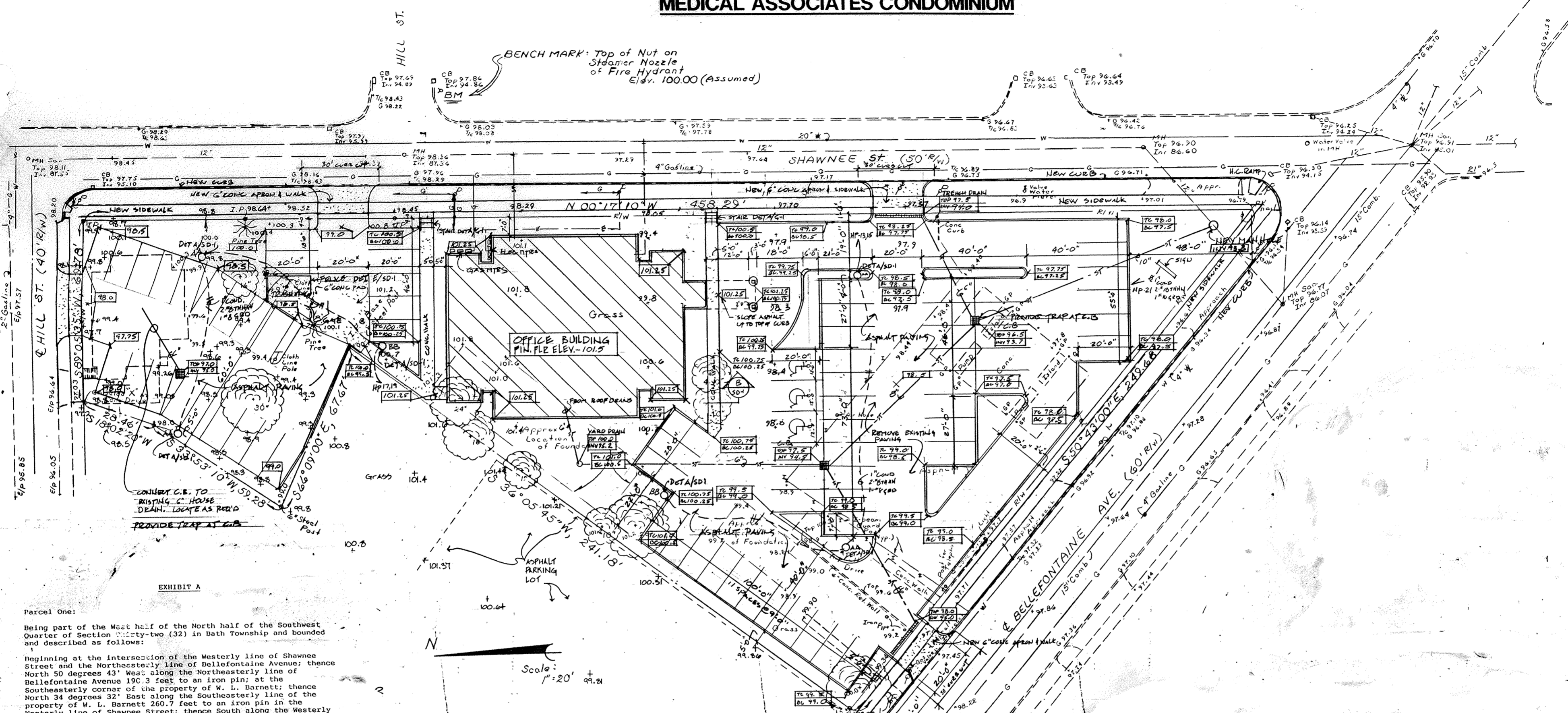
FEE: \$4.00
H. Dean French
 AUDITOR, ALLEN COUNTY, OHIO

COUNTY RECORDER'S CERTIFICATION

No. 9010895
 FEE: \$62.10
 Filed for record this 9th day of Oct, 1990 at 2:10 o'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 81.

Albino M. Lee
 RECORDER, ALLEN COUNTY, OHIO

**BELLEFONTAINE AVENUE
MEDICAL ASSOCIATES CONDOMINIUM**



Parcel One:
Being part of the West half of the North half of the Southwest Quarter of Section Thirty-two (32) in Bath Township and bounded and described as follows:

Beginning at the intersection of the Westerly line of Shawnee Street and the Northeastly line of Bellefontaine Avenue; thence North 50 degrees 43' West along the Northeastly line of Bellefontaine Avenue 190.3 feet to an iron pin; at the Southeastly corner of the property of W. L. Barnett; thence North 34 degrees 32' East along the Southeastly line of the property of W. L. Barnett 260.7 feet to an iron pin in the Westerly line of Shawnee Street; thence South along the Westerly line of Shawnee Street 334.2 feet to the place of beginning.

Parcel Two:
Being a part of the West half of the Southwest quarter of Section Number Thirty-two (32) in Township Three (3) South, Range Seven (7) East, now in the City of Lima, Allen County, Ohio, bounded and described as follows:

Commencing at a stone in the center of the Bellefontaine Road in said City where the line between the lands of J. B. Roberts and T. K. Jacobs crosses said road; thence northwesterly along the centerline of said road fourteen (14) rods and fifteen (15) feet, or two hundred forty-six (246) feet to a stone of the place of beginning; thence northeasterly along the west line of lands owned by T. K. Jacobs (through an iron pipe stake in the northeast line of said Bellefontaine Road, now Bellefontaine Avenue Thirty (30) feet from the center of said Avenue) two hundred and ninety (290) feet to an iron pipe stake which is four and seventy-one hundredths (4.71) feet from an iron pipe stake at the north point of said Jacobs' land; thence in a northwesterly direction fifty-one and thirty-five hundredths (51.35) feet to an iron pipe stake in east line of property formerly owned by William A. Lippincott; thence in a southwesterly direction, along the east line of said Lippincott land two hundred seventy-one and sixteen hundredths (271.16) feet to a point in the center of Bellefontaine Avenue; thence southeast, along the center line of said Avenue, fifty-eight (58) feet to the place of beginning, and being part of the premises conveyed by Elsi F. Cover to Robert W. Hofmann by Warranty Deed recorded in Volume 152, at Page 270, of the Deed Records of Allen County, Ohio.

Also:
Parcel Three:

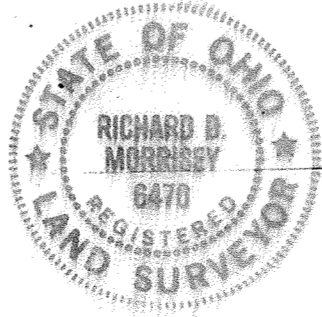
Situate in the City of Lima, County of Allen and State of Ohio:
The East part of Inlot Number Sixty-two Hundred and Ninety-six (6296) in W.C. Jacobs' Second Addition to the City of Lima, Ohio, more particularly bounded and described as follows: Beginning at the Northeast corner of said Inlot Number 6296 and running thence West, on the North line of said Inlot sixty-nine and eighty-three hundredths (69.83) feet to an iron pipe; thence in a Southwesterly direction, twenty-eight and fifty hundredths (28.50) feet to an iron pipe at the Northeast corner of a tract of land conveyed by Mary A. Lones to Lavina Lantz, dated March 20th, 1902, and recorded in Volume 98, page 25 of the Deed Records of Allen County, Ohio; thence in a Southeastly direction along the Southwest line of said Inlot No. 6296 eighty-nine and twenty hundredths (89.20) feet to the Southeast corner of said Inlot; thence North on the East line of said Inlot, sixty-three and eighty hundredths (63.80) feet to the place of beginning.

Also a part of the West Half of the Southwest Quarter of Section Number Thirty-two (32), Township Three (3) South, Range Seven (7) East and bounded and described as follows: Beginning at an iron stake on the West line of Shawnee Street and at the southeast corner of Lot No. 6296 in W. C. Jacobs' Second Addition to the City of Lima, Ohio, said point being sixty-three and eighty hundredths (63.80) feet South of an iron pipe stake at the Southwest intersection of Hill and Shawnee Streets; thence South hundredths (59.36) feet to an iron pipe stake at the North corner of lands of Dr. T. K. Jacobs; thence Southwesterly along the West line of said Jacobs' land four and seventy-one hundredths (4.71) feet to an iron pipe stake; thence Northwesterly (through an iron pipe stake) one hundred nineteen and seventy-seven hundredths (119.77) feet to an iron pipe stake at the Northwest corner of land formerly owned by Milton Bedford and afterward by William A. Lippincott, said corner is two hundred fifty-two and eighty-four hundredths (252.84) feet Northeast along the West line of the said William A. Lippincott land from the center of line of the said Bellefontaine Avenue; thence Northeast along the last mentioned Bellefontaine Avenue; thence Northeast along the last mentioned line of the said W. C. Jacobs' Second Addition; thence Lot Number 6296 in W. C. Jacobs' Second Addition; thence Southeast along the said South line of said Lot No. 6296 (through an iron pipe stake seventy and fifty hundredths (70.50) feet from the last mentioned point) eighty-five and ninety-two hundredths (85.92) feet to the place of beginning.

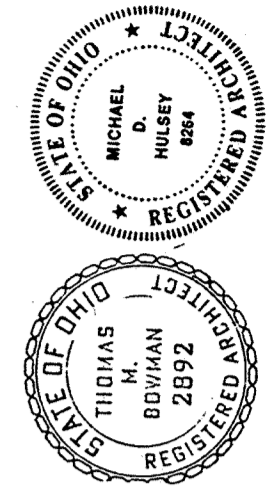
9012671
Filed for record this 26th day of November, 1990 at 11:59 o'clock A.M., in the office of the Allen County Recorder and recorded in Plot Book 18 on Page 84.

Fee 165.60
Alburt M. Lee by J. J. J.
Recorder
Allen County, Ohio
For Declarations see Deed Volume 745, Page 334.

TOPOGRAPHIC & BOUNDARY SURVEY
Prepared by:
RUCK AND MORRISEY Inc.
Consulting Engineers & Surveyors
2807 Chapel Hill Dr
Lima, Ohio 45805



GRAPHIC SCALE



BAAI
BOWMAN - ARMSTRONG & ASSOCIATES, INC.
ARCHITECTS & ENGINEERS
219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

THESE DRAWINGS ACCURATELY SHOW THE BUILDING AS CONSTRUCTED.
Architect: *Michael D. Hulsey* #876
Registered Surveyor: *Richard D. Morrisey* #6470
10.30.90
10.30.90

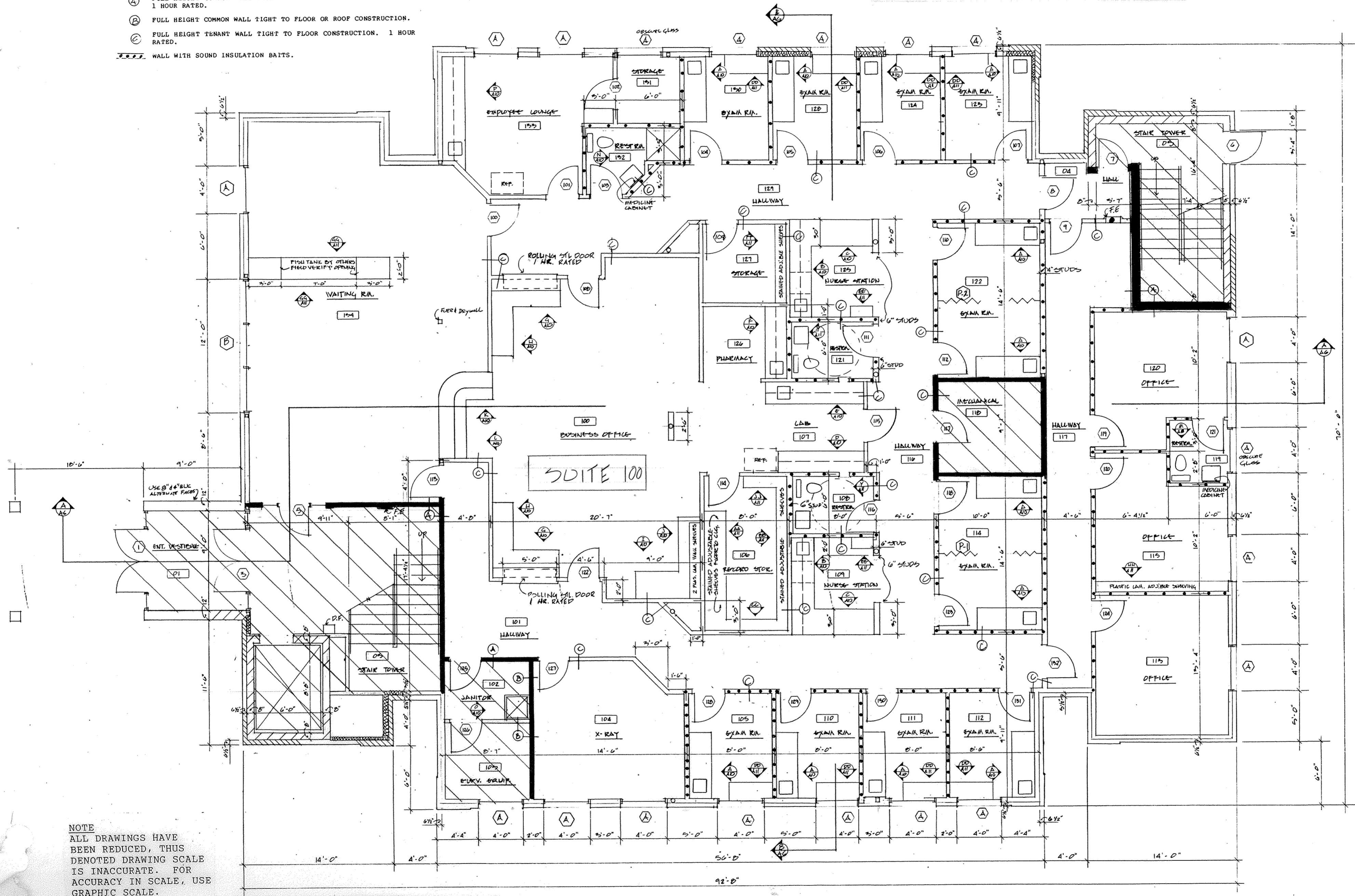
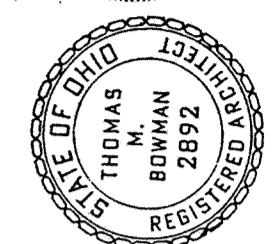
comm. no. 8908
date OCTOBER 6, 1989
sheet 1 of 1
revisions
Revised per City 10.23.89

NOTE
ALL DRAWINGS HAVE BEEN REDUCED, THUS DENOTED DRAWING SCALE IS INACCURATE. FOR ACCURACY IN SCALE, USE GRAPHIC SCALE.

NOTE
DO NOT SCALE DRAWINGS WITH A DENOTED SCALE OVER 1/4".

BELLEFONTAINE AVENUE MEDICAL ASSOCIATES CONDOMINIUM

- WALL TYPES**
- (A) FULL HEIGHT COMMON WALL TIGHT TO FLOOR OR ROOF CONSTRUCTION. 1 HOUR RATED.
 - (B) FULL HEIGHT COMMON WALL TIGHT TO FLOOR OR ROOF CONSTRUCTION.
 - (C) FULL HEIGHT TENANT WALL TIGHT TO FLOOR CONSTRUCTION. 1 HOUR RATED.
- WALL WITH SOUND INSULATION BAITS.



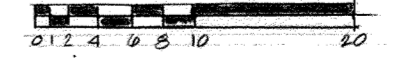
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LEGEND

	DENOTES UNIT PARTITION WALL
	DENOTES COMMON AREA

FIRST FLOOR PLAN 1/4"=1'-0"



GRAPHIC SCALE

BAAI

BOWMAN - ARMSTRONG & ASSOCIATES, INC.
ARCHITECTS & ENGINEERS

219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

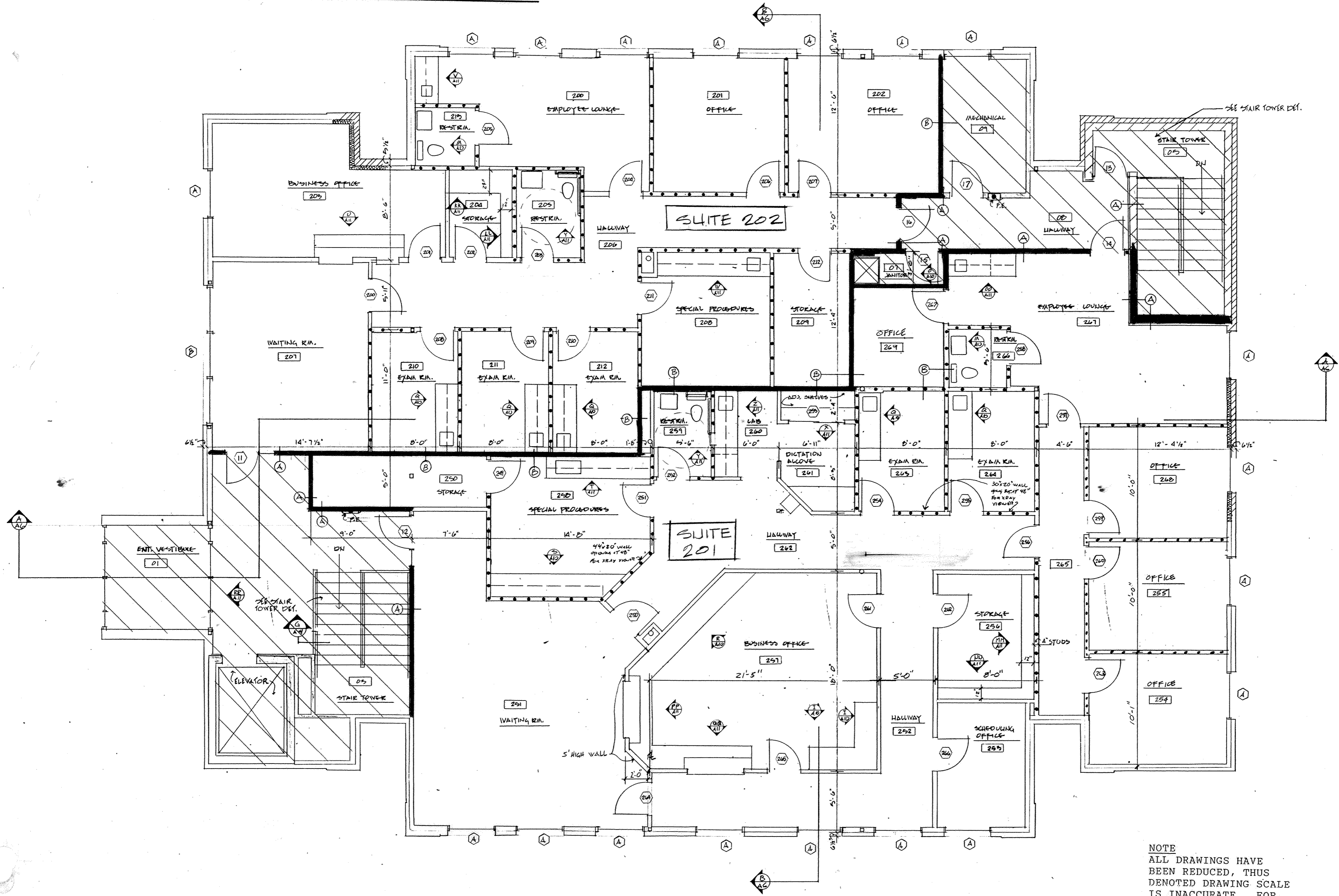
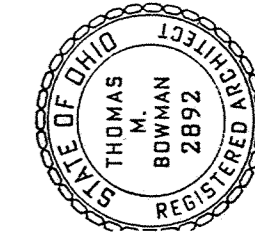
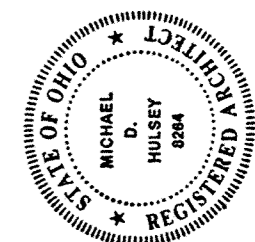
THESE DRAWINGS ACCURATELY SHOW THE BUILDING AS CONSTRUCTED.

10.30.90
#8264
Architect

10.30.90
#6478
Registered Surveyor

comm. no. 8908
date OCTOBER 6, 1988
sheet A-1 of 15
revisions

BELLEFONTAINE AVENUE MEDICAL ASSOCIATES CONDOMINIUM

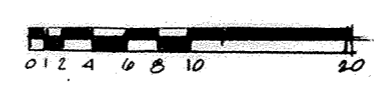


LEGEND

— DENOTES UNIT PARTITION WALL

▨ DENOTES COMMON AREA

SECOND FLOOR PLAN 1/4"=1'-0"



GRAPHIC SCALE

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BAAI

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219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

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Architect
Registered Surveyor

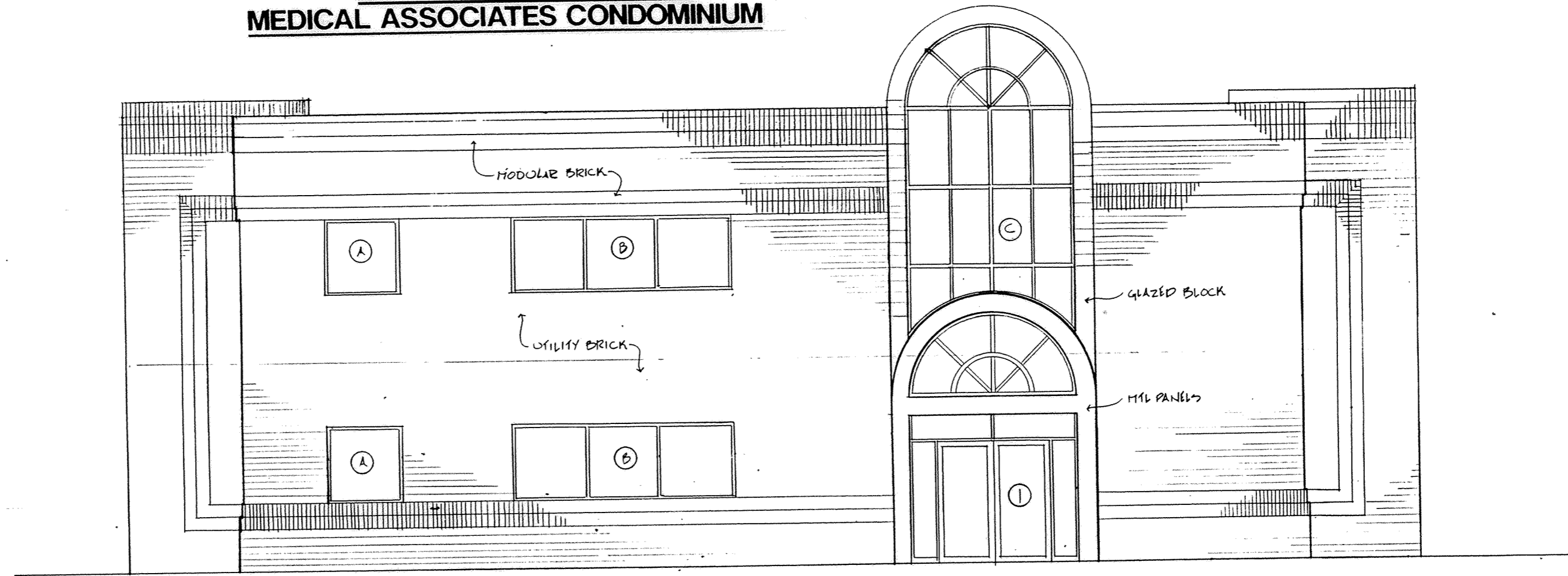
10.30.90 #8764
10.30.90 #6478

comm. no. 8908
date OCTOBER 6, 1989
sheet A-2 of 15
revisions 12/21/91

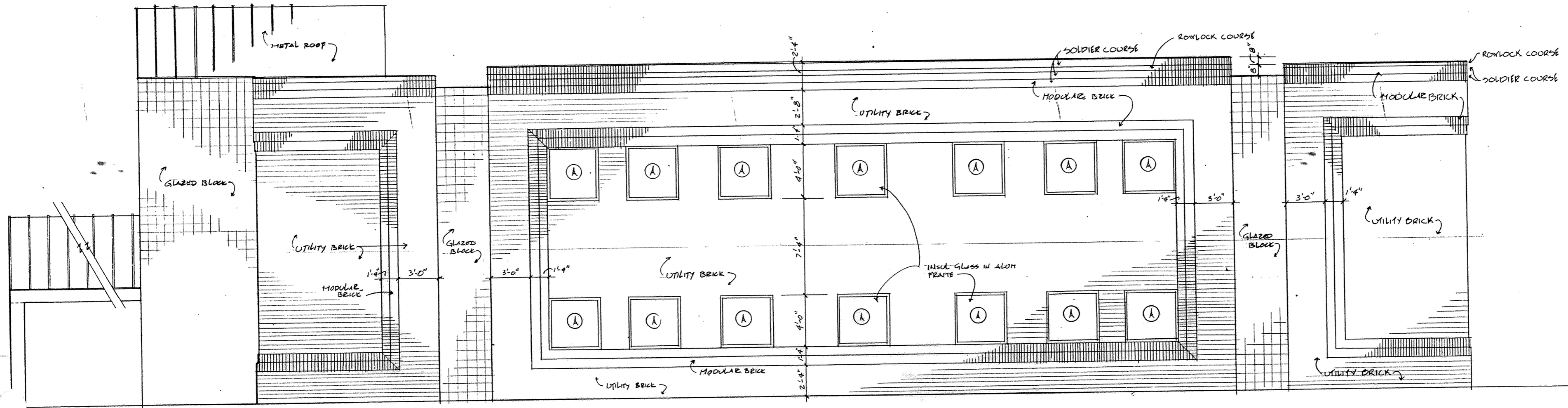
BELLEFONTAINE AVENUE MEDICAL ASSOCIATES CONDOMINIUM

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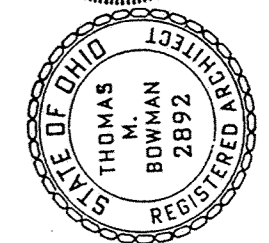
SOUTH ELEVATION 1/4"=1'-0"



EAST ELEVATION 1/4"=1'-0"



GRAPHIC SCALE



BAAI
BOWMAN - ARMSTRONG & ASSOCIATES, INC.
ARCHITECTS & ENGINEERS
 219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

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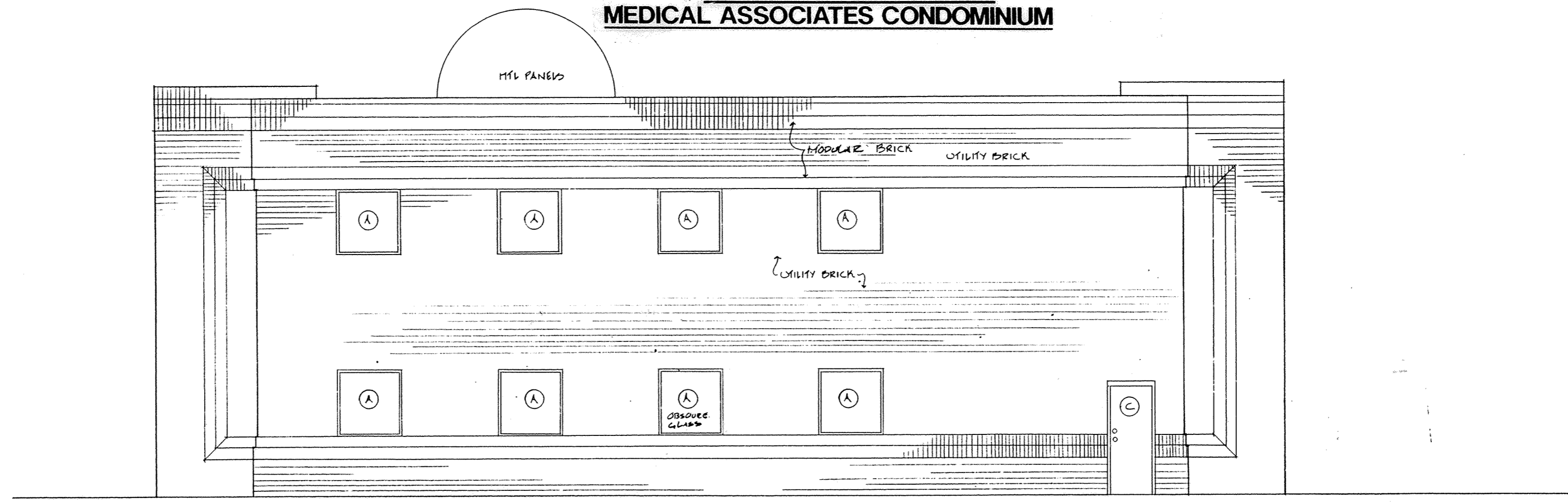
Michael D. Hulsey 10.30.90
 Architect #8264
Thomas M. Bowman 10.30.90
 Registered Surveyor #6478

comm. no. 8908
 date OCTOBER 6, 1989
 sheet A-3 of 15
 revisions

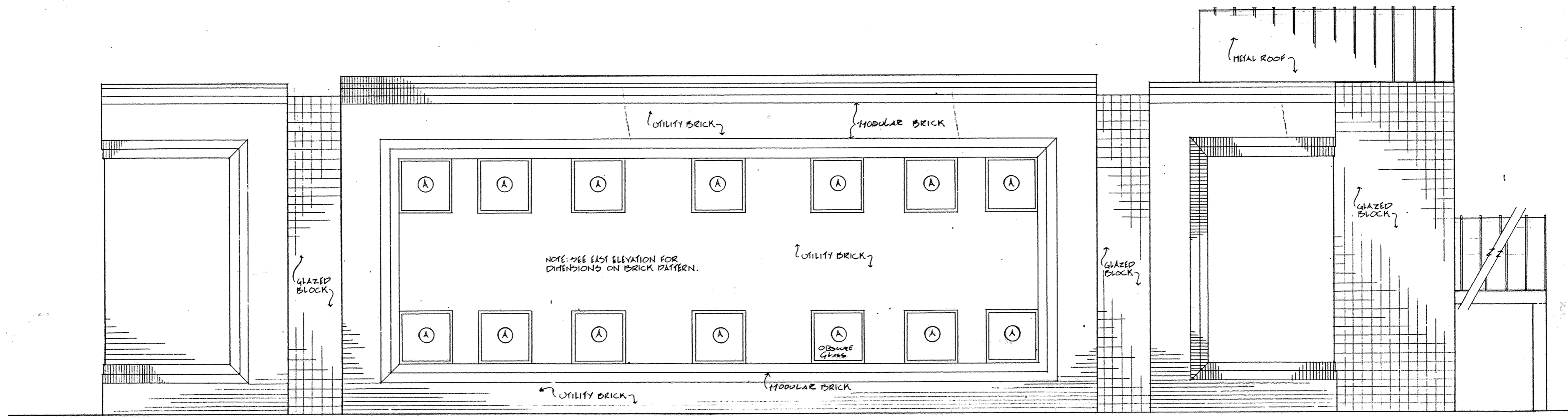
**BELLEFONTAINE AVENUE
MEDICAL ASSOCIATES CONDOMINIUM**

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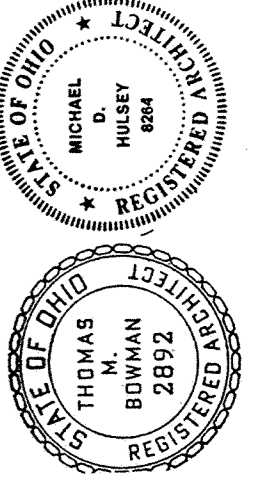
NORTH ELEVATION 1/4":1'-0"



WEST ELEVATION 1/4":1'-0"



GRAPHIC SCALE



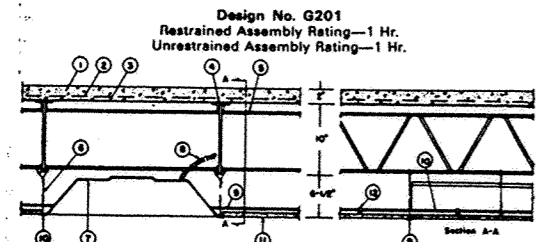
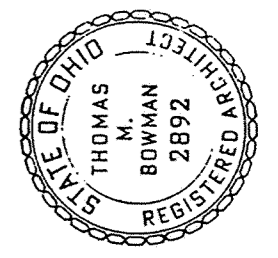
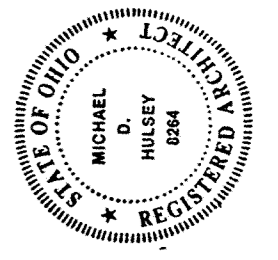
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BOWMAN - ARMSTRONG & ASSOCIATES, INC.
ARCHITECTS & ENGINEERS
219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

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Michael D. Hulsey #8264 10.30.90
Architect
Thomas M. Bowman #2892 10.30.90
Registered Surveyor

comm. no. 8908
date OCTOBER 6, 1989
sheet A-4 of 15
revisions

BELLEFONTAINE AVENUE MEDICAL ASSOCIATES CONDOMINIUM



1. Normal Weight Concrete—Carbonate or siliceous aggregate, 150 pcf unit weight, 3000 psi compressive strength.
2. Walled Wire Fabric—#3 @ 12" O.C. x #4 @ 12" O.C.
3. Metal Ceiling—1/2" thick galvanized steel deck to each joint at every other rib, and midway between joints at side lap with 18 SWG galv steel web.
4. Steel Joists—Type 1020 min. size, spaced 24" O.C. and welded to end supports.
5. Bridging—Steel bars, 1/2" diam, welded to top and bottom chords of each joist.
6. Hanger Wire—Galv steel, 12 SWG min. diam, tied to joists 48" O.C. to occur at intersection of cross ties and main runners. Additional hanger wires at all four corners of each light fixture and at center of cross ties immediately adjacent to light fixture.
7. Fixtures, Recessed Light—Observe the UL Listing Mark. Fluorescent tube type, steel housing 2' x 4' in size. Fixtures spaced at their size, not exceed 8 in per 100 sq ft of ceiling area. Wired in conformance with the National Electrical Code. Fixtures and ballasts must be considered for these ambient temperature conditions before installation.
8. Acoustic Ceiling—Acoustic Tiles—Nom 12" x 12" long spaced 48" in. O.C.
9. Steel Framing Members—Main Runners—Nom 12" x 12" long spaced 48" in. O.C. Cross Ties—Type DVL, DVA, DVL, DVA.
10. Steel Framing Members—Cross Ties—Nom 48" x 12" long spaced 24" in. O.C. Nom 24" in. long spaced 48" in. O.C. Deck Cap—Type DVL, DVA, DVL, DVA.
11. Acoustical Material—Nom 24" x 48" in. Acoustic Control ceiling, 38 MSB holding galv steel 1/2" in. wide, and 44 in. long with 1/2" in. wide and 1/4" in. long slots 8 in. O.C. 1/2" in. diam hole at one end and for adjustment, to be used with verticals. Hoist in wood slot on back side of panel, to control passage of air. (R)-surface perforation, (P)-through perforation. (C)-control panel.
12. Hold-Down Clips—No. 10 MSB spring steel, 1 in. high, 1/2" in. wide, and 1/4" in. deep. Place over cross tie, one per 24" in. length.
13. Bearing the UL Classification Marking.

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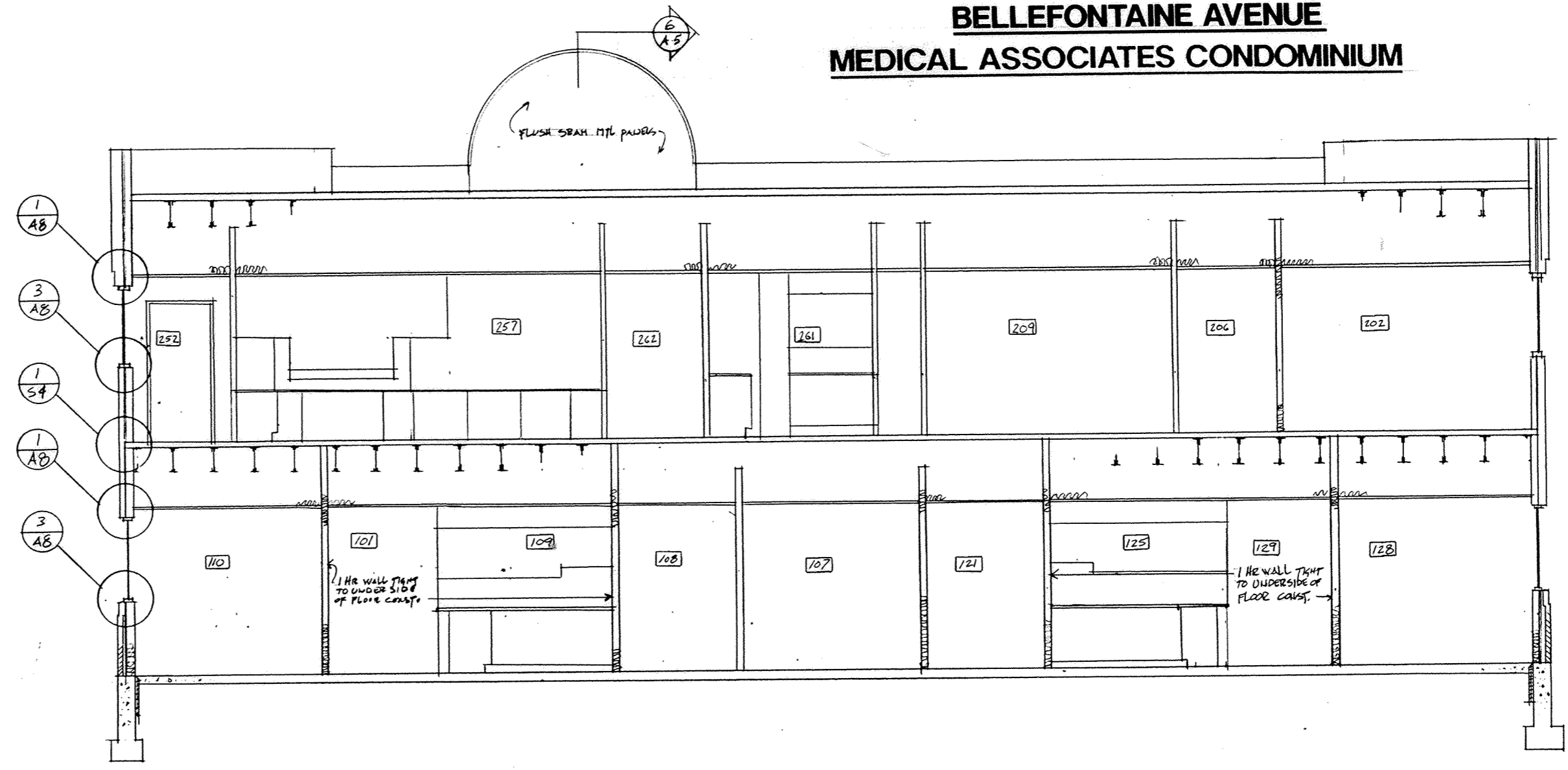
NOTE
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FLOOR/CEILING CONST. AT 1 HR RATED EXIT ACCESS CORRIDORS. #101, 109, 116, 125, 129, 04

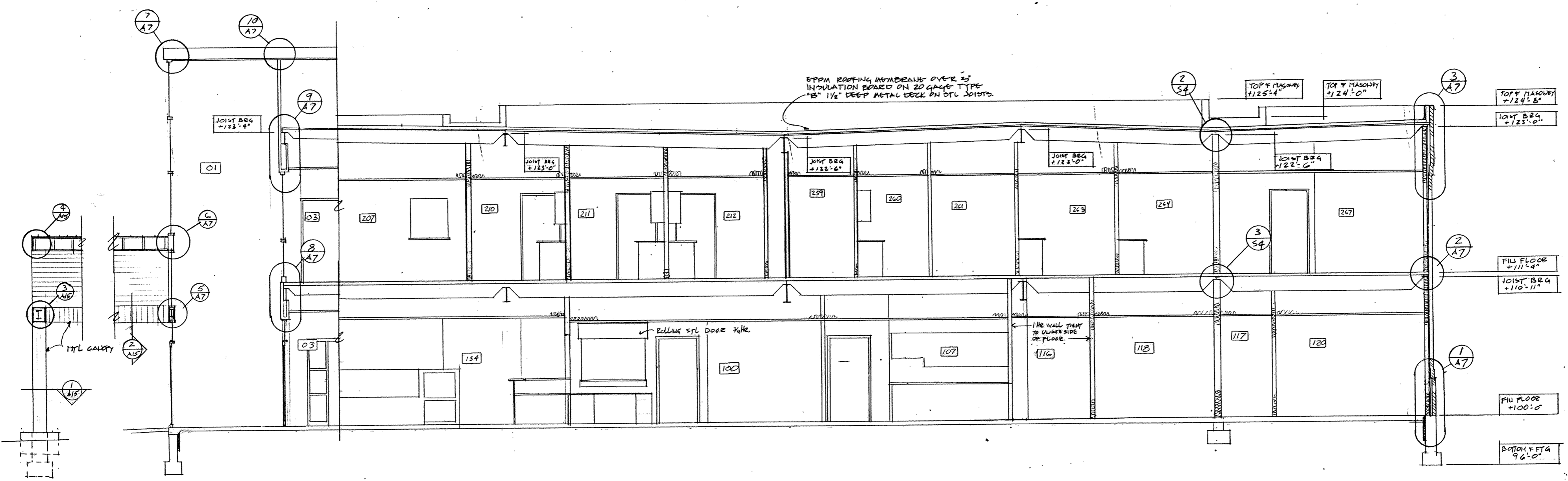
WP 1200	Gypsum Wallboard, Metal Studs	One layer 5/8" type X gypsum wallboard or veneer base applied at right angles or parallel to each side of 3" x 8" metal studs 24" o.c. with 1" Type S drywall screws 8" o.c. to vertical edges and 12" o.c. to top and bottom runners and intermediate studs. Stagger all vertical and horizontal joints 24" o.c. each side and opposite sides. (NLS)
	Thickness: 47/8"	
	Limiting Height: 17'-3"	
	Approx. Weight: 6 pcf	
	Fire Test: FM WP-45, 6-19-88	
	OSU T-1770, B/61	
	Sound Test: NGC 2385, 7-28-70	

GYP. FIRE RESISTANCE MANUAL

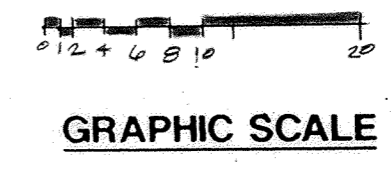
WALL CONST. AT 1 HR RATED WALLS. #03, 04, 101, 109, 116, 125, 129 & 08 WALL TYPES A1c



B BUILDING SECTION 1/4" = 1'-0"



A BUILDING SECTION 1/4" = 1'-0"



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BOWMAN - ARMSTRONG & ASSOCIATES, INC.
ARCHITECTS & ENGINEERS
219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

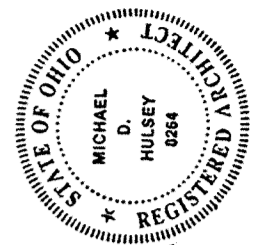
THESE DRAWINGS ACCURATELY SHOW THE BUILDING AS CONSTRUCTED.

Architect: *Michael D. Hulsey* #8284
Registered Surveyor: *Thomas M. Bowman* #6978

10.30.90
10.30.90

comm. no. 8908
date OCTOBER 6, 1989
sheet A-6 of 15
revisions
REVISED 11.28.89

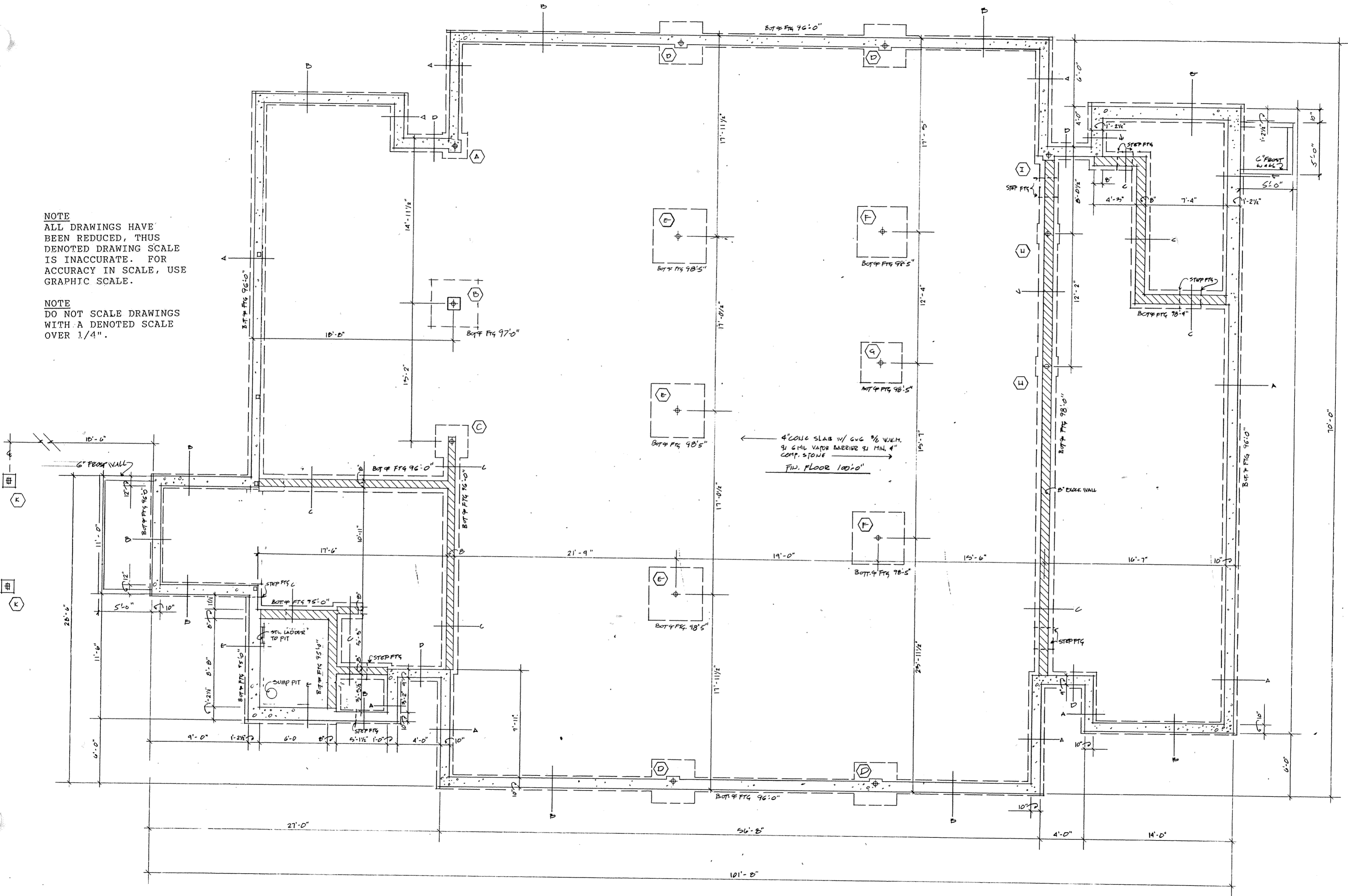
BELLEFONTAINE AVENUE MEDICAL ASSOCIATES CONDOMINIUM



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FOUNDATION PLAN 1/4":1'-0"



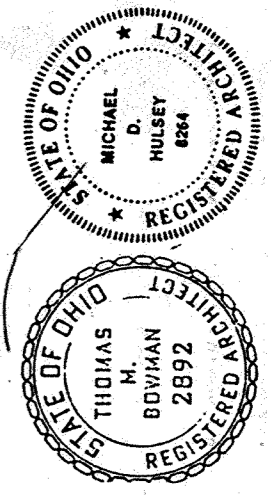
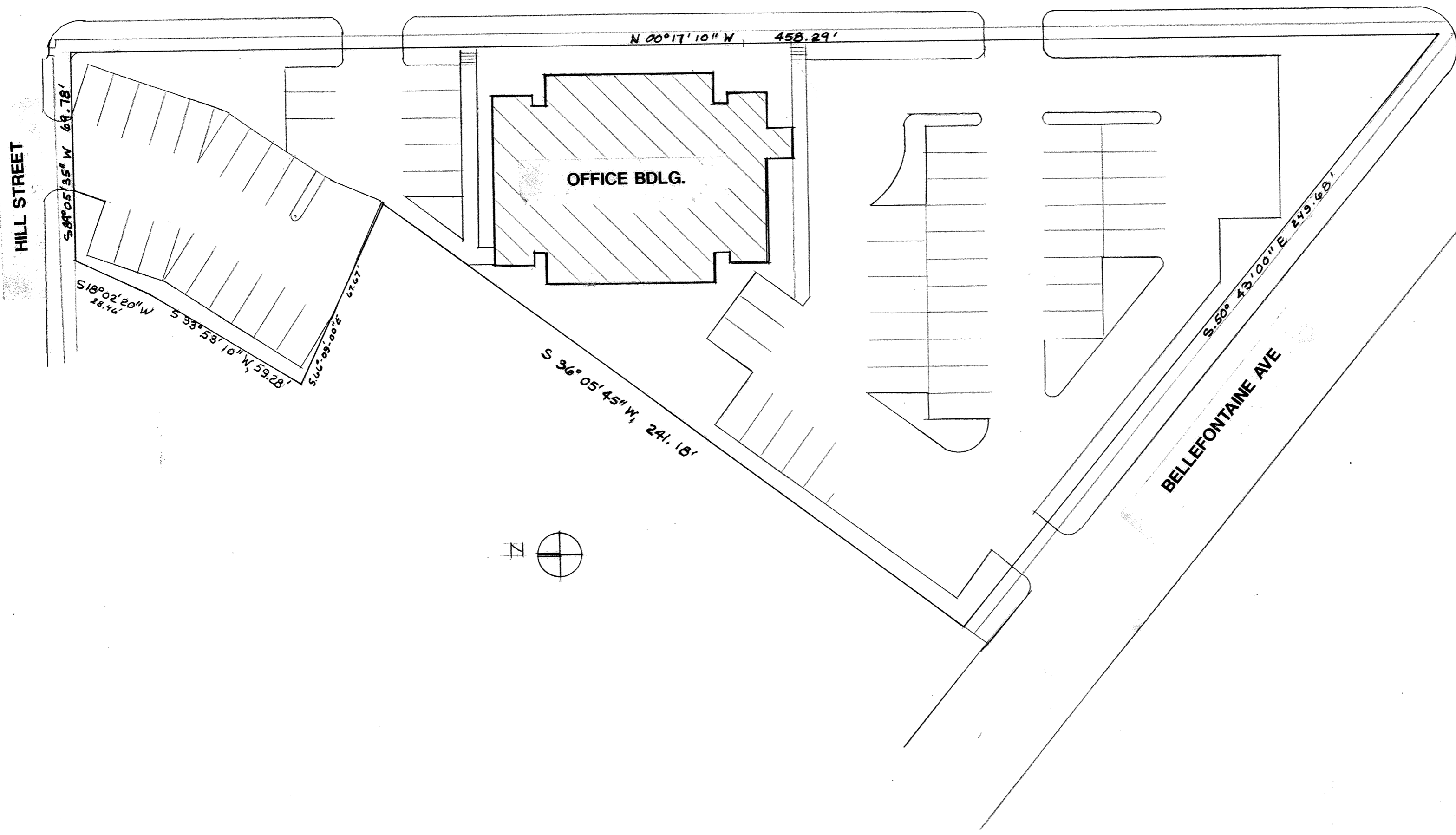
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Michael D. Hulsey
Architect #8764
Registered Surveyor #6478
10.30.90
10.30.90

comm. no. 8908
date OCTOBER 6, 1989
sheet S-1 of 4
revisions

BELLEFONTAINE AVENUE
MEDICAL ASSOCIATES CONDOMINIUM
DEDICATOR'S PLAT

SHAWNEE STREET



BAAI
 BOWMAN - ARMSTRONG & ASSOCIATES, INC.
 ARCHITECTS & ENGINEERS
 219 N. McDONEL ST. · P.O. BOX 688 · LIMA, OHIO 45802

INDIAN BROOK ESTATES NO. 8

PART N 1/2 SECTION 5, T-4-S, R-6-E
 SHAWNEE TOWNSHIP, ALLEN CO., OHIO
 PART S 1/2 SECTION 32, T-3-S, R-6-E
 AMERICAN TOWNSHIP, ALLEN CO., OHIO

For Easement For Utility
 Purposes on East pt 28620 and
 West pt 28621 See Deed
 Vol # 745 page # 604

For Amendment of
 Restrictions, See Deed
 Vol 880, Pg 228

Kermit R. & Virginia Heidt
 Deed Vol. 594 Page 44

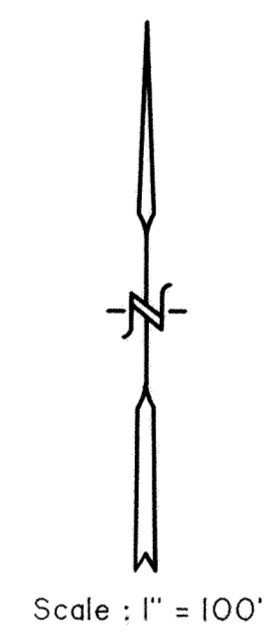
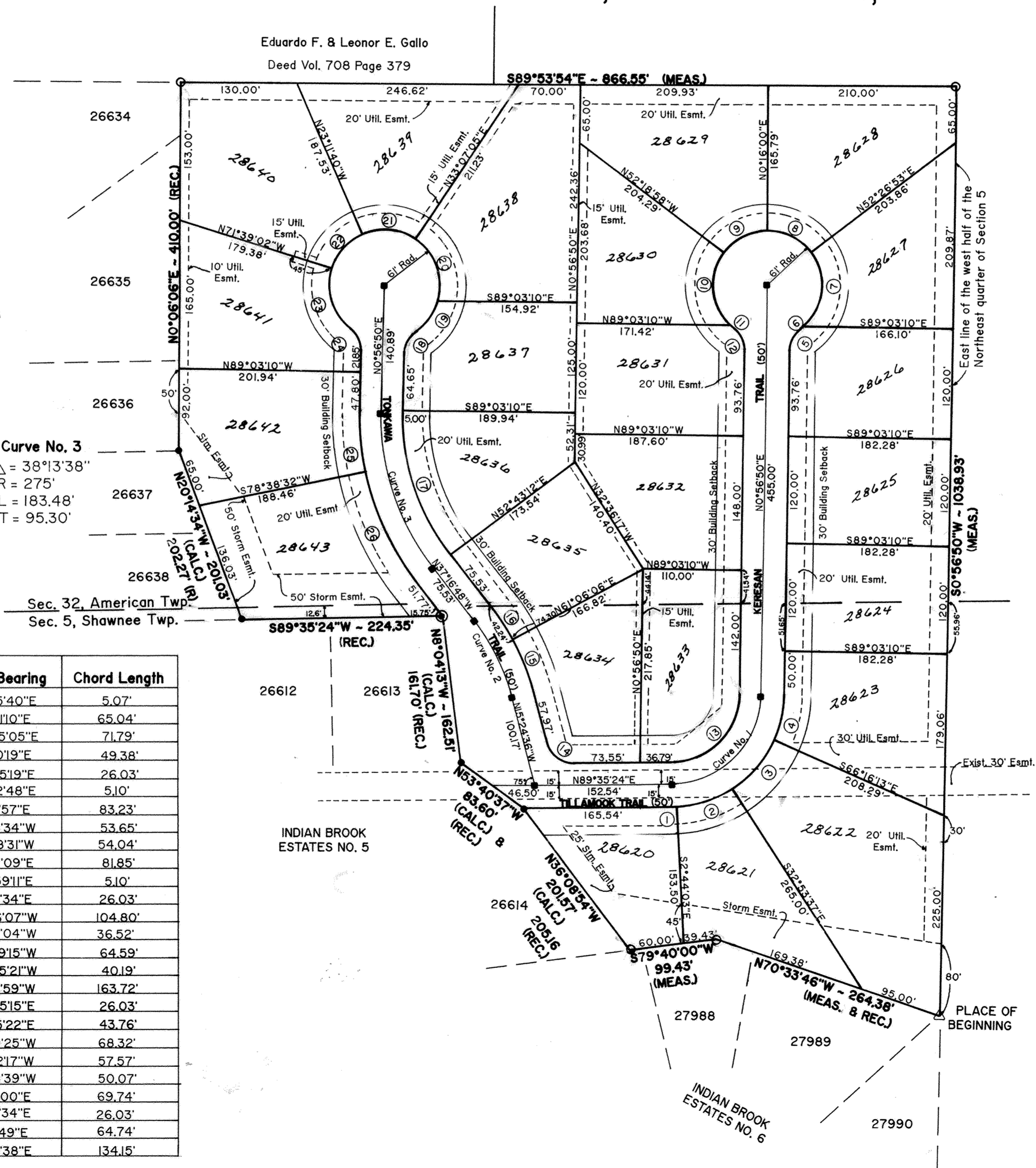
INDIAN BROOK
 ESTATES NO. 5

Eduardo F. & Leonor E. Gallo
 Deed Vol. 708 Page 379

Curve No. 1
 $\Delta = 88^{\circ}38'34''$
 $R = 100'$
 $L = 154.71'$
 $T = 97.66'$

Curve No. 2
 $\Delta = 21^{\circ}52'12''$
 $R = 250'$
 $L = 95.43'$
 $T = 48.30'$

Curve No. 3
 $\Delta = 38^{\circ}13'38''$
 $R = 275'$
 $L = 183.48'$
 $T = 95.30'$



Curve No.	Radius	Arc Length	Chord Bearing	Chord Length
1	125'	5.07'	N88°25'40"E	5.07'
2	125'	65.80'	N72°11'10"E	65.04'
3	125'	72.82'	N40°25'05"E	71.79'
4	125'	49.70'	N12°20'19"E	49.38'
5	30'	27.40'	N29°05'19"E	26.03'
6	61'	5.10'	N50°52'48"E	5.10'
7	61'	91.59'	N5°27'57"E	83.23'
8	61'	55.56'	N63°38'34"W	53.65'
9	61'	55.98'	S63°58'31"W	54.04'
10	61'	89.72'	S4°27'09"E	81.85'
11	61'	5.10'	S48°59'11"E	5.10'
12	30'	27.40'	S27°11'34"E	26.03'
13	75'	116.03'	S45°16'07"W	104.80'
14	30'	39.27'	N52°55'04"W	36.52'
15	275'	64.74'	N22°09'15"W	64.59'
16	275'	40.23'	N33°05'21"W	40.19'
17	250'	166.80'	N18°09'59"W	163.72'
18	30'	27.40'	N29°05'15"E	26.03'
19	61'	44.76'	N32°15'22"E	43.76'
20	61'	72.52'	N22°49'25"W	68.32'
21	61'	59.95'	N85°02'17"W	57.57'
22	61'	51.59'	S42°34'39"W	50.07'
23	61'	74.24'	S16°31'00"E	69.74'
24	30'	27.40'	S27°11'34"E	26.03'
25	300'	64.87'	S5°14'49"E	64.74'
26	300'	135.29'	S24°21'38"E	134.15'

- Δ - Concrete Monument Found
- \odot - Iron Pipe Found
- \circ - Iron Pin Found
- \bullet - Monument Box Set
- \bullet - Iron Pin Set

A 5/8 inch rebar will be set at all lot corners.

INDIAN BROOK ESTATES NO. 8

9012820

DEDICATION

INDIANBROOK WEST COMPANY, an Ohio corporation, being the sole owners of the described premises, do hereby voluntarily consent to the execution of said plat and dedicate the streets as shown thereon to the public use forever.

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement, or removal of water, storm sewer, open ditch, sanitary sewer, gas, electric, telephone, or other utility lines or services and for the express privilege of removing any trees or obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

OWNERS - INDIANBROOK WEST CO.

Clair E. Butturff
Clair E. Butturff (Pres. & Treas.)

Rosemary Butturff
Rosemary Butturff (Vice-Pres. & Sec.)

WITNESS

Carl R. Follmer

Karen J. Follmer

COUNTY RECORDER'S CERTIFICATION

Filed for record this 29th day of Nov, 1990, at 9:42 o'clock AM in the office of the Allen County Recorder and recorded in Plat Book 18 on page 92

Sec # 82.80

Alberta M. Lee
Recorder, Allen County, Ohio

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 29th day of November 1990.

H. Dean French
Auditor, Allen County, Ohio ^{SP}

ACKNOWLEDGEMENT

State of Ohio
County of Allen

Before me, a notary public in and for said State and County, did personally appear the above signed OWNERS who acknowledged that they signed the hereon plat and the signing thereof was their free act and deed
IN WITNESS thereof, I affix my hand and seal this 29th day of Nov, 1990

My Commission Expires

2-27-91

Betty Baroff
Notary Public

APPROVAL OF THE PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio and Chairman of the Planning Commission, hereby on behalf of said City and Commission, approve and accept this plat this 28th day of Nov, 1990

David Brown
Mayor, City of Lima, Ohio
Chairman, City Planning Commission

DESCRIPTION

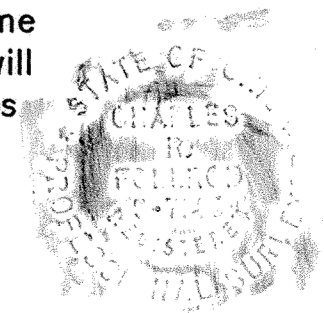
Being a parcel of land situate partly in the south half of Section 32, T-3-S, R-6-E, American Township and partly in the north half of Section 5, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows

BEGINNING at a concrete monument found at the northeast corner of Lot 27990 as replatted in Indian Brook Estates No. 6 (said concrete monument also being on the east line of the west half of the Northeast quarter of said Section 5); thence **N70°33'46"W**, 264.38 feet to a found 5/8 inch rebar; thence **S79°40'00"W**, 99.43 feet to a found 1/2 inch rebar; thence **N36°08'54"W**, 201.57 feet to a set 5/8 inch rebar; thence **N53°40'37"W**, 83.60 feet to a set 5/8 inch rebar; thence **N8°04'13"W**, 162.51 feet to a found 1 inch pipe; thence **S89°35'24"W**, 224.35 feet to a set 5/8 inch rebar; thence **N20°14'34"W**, 201.03 feet to a set 5/8 inch rebar; thence **N0°06'06"E**, 410.00 feet to a found 5/8 inch rebar; thence **S89°53'54"E**, 866.55 feet to a found 5/8 inch rebar; thence **S0°56'50"W** with said east line, 1038.93 feet to the PLACE OF BEGINNING containing 15.923 acres more or less and subject to all legal easements of record.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in June 1989. A 5/8 inch rebar topped with a plastic cap stamped RLS 7145 will be set at all lot corners. All markers are or will be in place within six (6) months from the date of recording.

Carl R. Follmer
Registered Surveyor No. 7145
C&K Consulting Co.



INDIAN BROOK ESTATES NO. 8

DEED RESTRICTIONS

As part of a general plan for the development of the real estate shown on the foregoing plat, as a residential area, and for the common advantage and benefit of the purchasers of any of the lots shown on said plat, the restrictions, covenants, reservations, liens and charges hereinafter set forth, each and all of which is and are for the common benefit of said property and for each owner thereof, shall inure to and pass with said property and each and every parcel thereof, and shall apply to and be binding upon the purchasers and successors in interest; and the restrictions, covenants, reservations, easements, liens, and charges applicable to each tract, lot, or parcel shall inure to the benefit of and be enforceable by the purchaser or purchasers of every other tract, lot or parcel and their successors in interest.

The tract, lots and parcels of real estate shown and described on this plat are and shall be held, transferred, sold and conveyed subject to the following conditions, restrictions, covenants, reservations, easements, liens and charges;

- 1) The words (lots) or (building site) shall be construed to mean and shall refer to one or more lots shown on the foregoing plat.
- 2) Said building sites shall be used and occupied solely and exclusively for private residential purposes by a single family, including family servants.
- 3) No buildings or structures other than one family residences not to exceed two and one-half stories in height, together with customary out-buildings such as private garages, home workshops and home greenhouses, incidental to the residential use of such building sites shall be erected, maintained or permitted upon any building site. Any out-buildings must conform in style and architecture to the appearance of the house.
- 4) All buildings shall be constructed of new material and no buildings or other structures whatsoever erected elsewhere shall be permitted to be moved upon any building site without the written permission of the Architectural Committee hereinafter referred to.
- 5) No buildings or structures of any kind shall be located on any building site nearer than thirty (30) feet from the front property line or nearer than ten (10) feet from the side property line (except on corner lots where no structure shall be located nearer than thirty (30) feet from the street side property line). The restrictions as to the distance at which buildings shall be placed from the front, side, and rear lot lines shall apply to and include porches, port-cocheres, and other similar projections. All residential structures located on building sites must front on a street, excepting that structures on corner lots may be located diagonally thereon.
- 6) No one or two floor residential structure shall be erected on any building site, the habitable floor area of which exclusive of basement, open porches and garages shall be less than 2500 square feet. The same square footage shall be required on tri-level structures and the main floor plus the upper level plus one-half the finished lower level shall be added to obtain the square footage. The exterior of all structures shall consist of real wood and/or masonry construction. The roofing materials shall be wood, asphalt, or glass shingles. All gutters and downspouts shall be metal or plastic. All swimming pools shall be constructed in-ground. All chimneys shall consist of masonry construction.
- 7) No building or other structure shall be erected, placed or altered on any

building site unless the building plans, specifications and plot plan showing the location of such building have been approved in writing, as to conformity and harmony of external design and color, with the existing structures in the subdivision, as to the location of the building with reference to topography and finished ground elevation, by an Architectural Committee composed of three individuals appointed by Clair E. Butturff, president of Indianbrook West Company, its successors or assigns. In the event of the death or resignation of any member of the Committee originally appointed, the remaining members or member of the Committee shall have the power to appoint new members to fill the vacancies.

- 8) No walls, fences or hedges, except retaining walls not extending above ground level, shall be erected or planted on any building site between the front property line and the rear wall of the residence and it shall not exceed three(3) feet in height above the top of the ground and it must be of the open wire type, such as chain link fence.
- 9) No animals, livestock or poultry shall be kept or maintained on any of said building sites, except ordinary household pets which do not constitute an annoyance or nuisance, nor shall any house or travel trailers, campers or motor homes or boats or boat trailers or snow mobile or snow mobile trailers, or any other such type equipment be stored or permitted to remain upon any building site, except inside of garage.
- 10) No signs, advertisements or billboards (except "For Rent" or "For Sale" signs) may be erected or maintained on any building site.
- 11) No oil, gas or water wells shall be drilled nor shall any mining or commercial excavating operation of any kind be conducted on any building site.
- 12) No trade or activity of a business nature shall be carried on upon any building site nor shall anything be done thereon which may be or may become an annoyance or nuisance.
- 13) Water used for air conditioning, from downspouts or from land tile drainage shall not be discharged into the sanitary effluent lines. All such water must be discharged into storm sewers or splash blocks.
- 14) Off street parking must be provided at each home site for at least six (6) automobiles, two (2) of which can be in the garage and the balance of which can be in the driveway.
- 15) An easement for utility purposes is hereby expressly reserved to Indianbrook West Co., the present owner of all building sites and to its successors and assigns and to the purchasers of any building sites, their heirs, executors, administrators, and assigns as shown on the plat sheet for Indian Brook Estates No. 8.
- 16) No house may be occupied until completed.
- 17) Every home must be constructed by a building contractor engaged in the building business full time.
- 18) Owners of each lot shall be prohibited from filling roadway swales.
- 19) The foregoing restrictions, covenants and conditions shall run with the land and shall be binding on all future owners of all building sites and all persons claiming under them until January 1, 2000, after which time said restriction, covenants and conditions shall be automatically extended for successive periods of ten (10) years each, provided that the owners of three-fourths majority of the building sites may, in writing, change, modify, alter, amend or annul any of the restrictions, reservations or conditions at any time.
- 20) Should any one or more of the foregoing restrictions, covenants or conditions at any time in the future be held illegal, void or unenforceable, such fact shall not in any way impair the validity of any of the other restrictions, covenants or conditions, all of which shall remain in full force and effect.

INDIAN BROOK ESTATES NO. 8

SURVEY OF DEDICATOR'S LAND

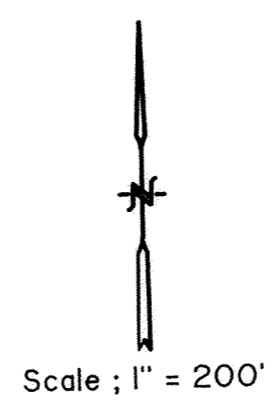
PARCEL I

Being a parcel of land situate in the north half of Section 5, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows:

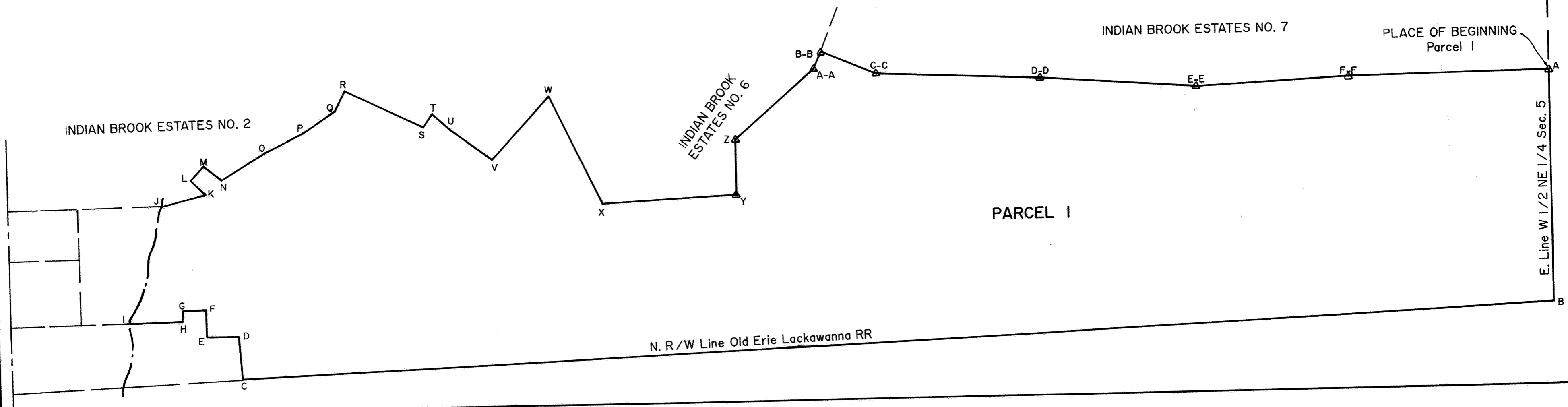
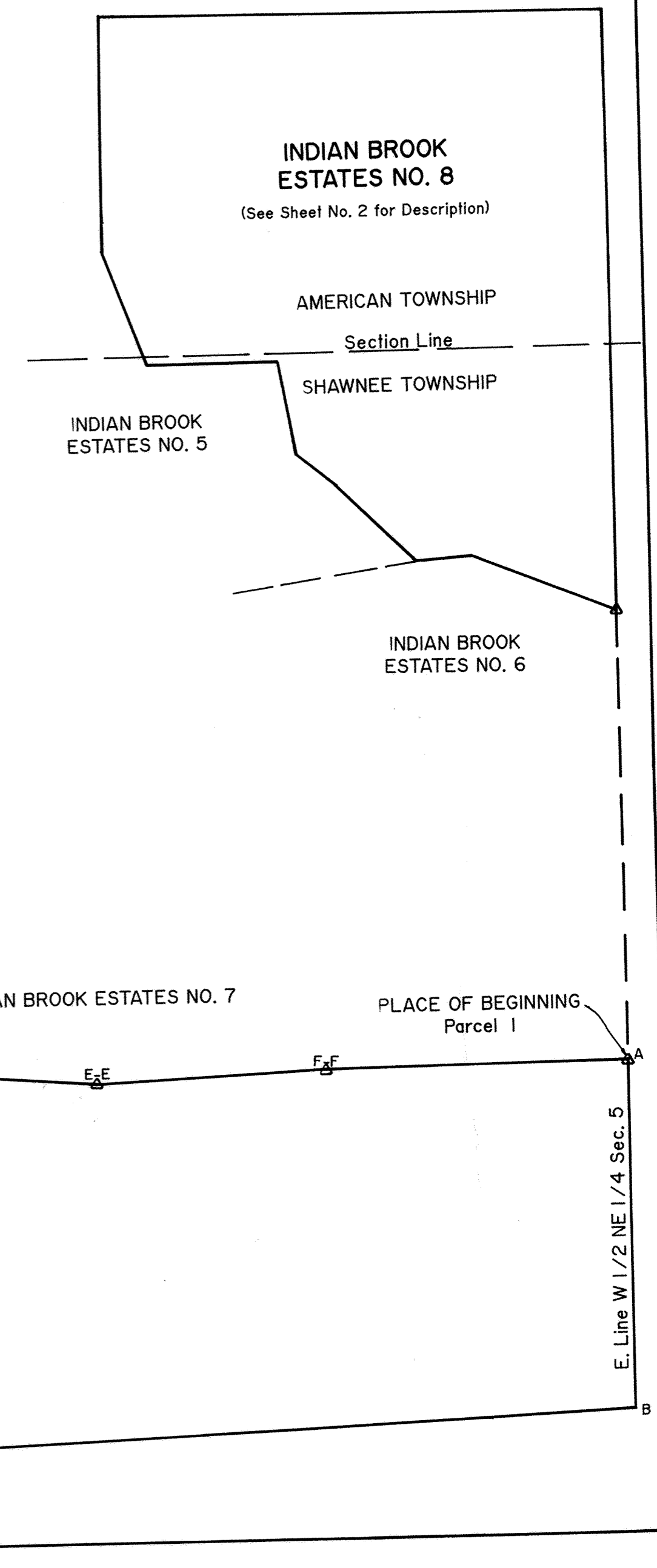
BEGINNING at a concrete monument found at the southeast corner of Lot 28494 in Indian Brook Estates No. 7 (said concrete monument also being on the east line of the west half of the Northeast quarter of said Section 5); thence as follows

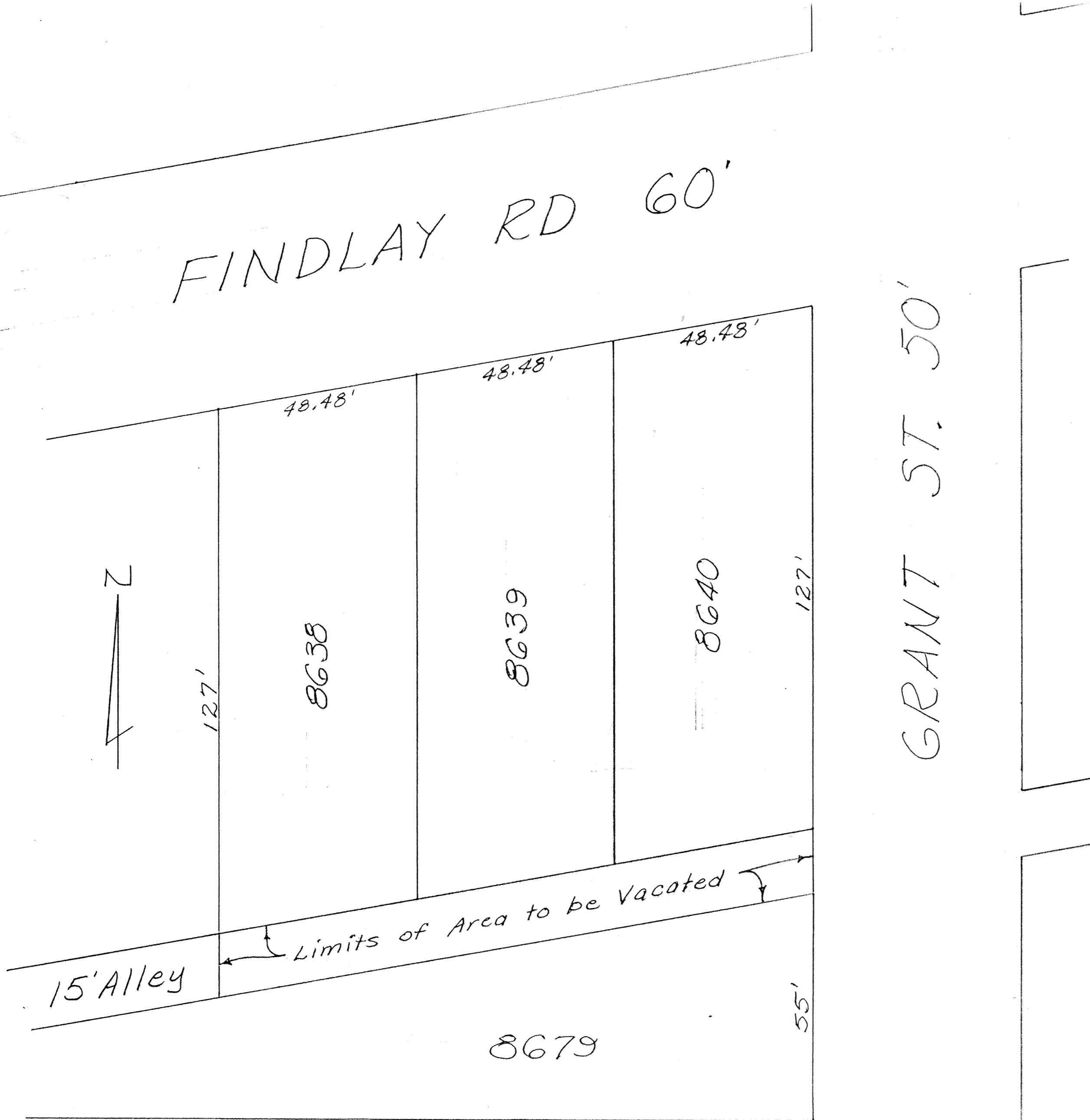
LOCATION	BEARING	DISTANCE	DESCRIPTION
A-B	S0°56'50"W	585.91'	E. Line W 1/2 NE 1/4 Sec. 5
B-C	S88°28'10"W	3379.76'	N. Line Old Erie Lackawanna RR
C-D	N1°31'50"W	121.60'	
D-E	N89°02'50"W	80.30'	
E-F	N0°57'10"E	79.10'	
F-G	N89°02'50"W	61.30'	
G-H	S1°35'10"W	32.00'	
H-I	S88°10'10"W	150.00'	To ζ Creek
I-J	N16°40'10"E	320.00'	With ζ Creek
J-K	N79°02'10"E	126.00'	S. Line Indian Brook No. 2
K-L	N45°26'50"W	56.50'	" " " " " "
L-M	N44°33'10"E	50.00'	" " " " " "
M-N	S45°26'50"E	60.00'	" " " " " "
N-O	N62°03'10"E	134.00'	" " " " " "
O-P	N62°31'10"E	112.72'	" " " " " "
P-Q	N51°16'10"E	106.65'	S. Line Indian Brook No. 2
Q-R	N10°47'10"E	35.62'	To SW Corner Lot 25829
R-S	S64°23'50"E	200.00'	
S-T	N32°36'10"E	40.50'	
T-U	S46°58'50"E	50.00'	
U-V	S46°58'50"E	149.29'	To SE Corner Lot 25817
V-W	N49°51'10"E	223.18'	E. Line Indian Brook No. 3
W-X	S24°08'50"E	307.63'	W. Line Indian Brook No. 6
X-Y	N88°36'00"W	350.00'	To SE Corner Lot 27960
Y-Z	N1°24'00"W	133.36'	E. Line Indian Brook No. 6
Z-AA	N49°38'00"E	275.28'	" " " " " "
AA-BB	N24°23'54"E	58.72'	To S. Line Indian Brook No. 7
BB-CC	S65°36'06"E	160.00'	S. Line Indian Brook No. 7
CC-DD	S86°34'13"E	429.15'	" " " " " "
DD-EE	S85°02'34"E	410.67'	" " " " " "
EE-FF	N88°30'18"E	394.70'	" " " " " "
FF-A	S89°47'08"E	518.51'	To the PLACE OF BEGINNING

containing 48.802 acres more or less



Δ - concrete monument found





DESCRIPTION OF LAND TO BE VACATED

The following described parcel of land is situated in Belmont Addition to the City of Lima, Ohio in the southeast quarter of Section thirty, Township three South, Range seven East, Bath Township, Allen County Ohio and is more particularly described as follows:

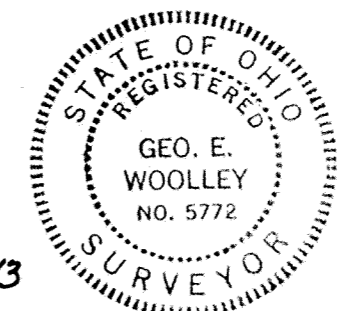
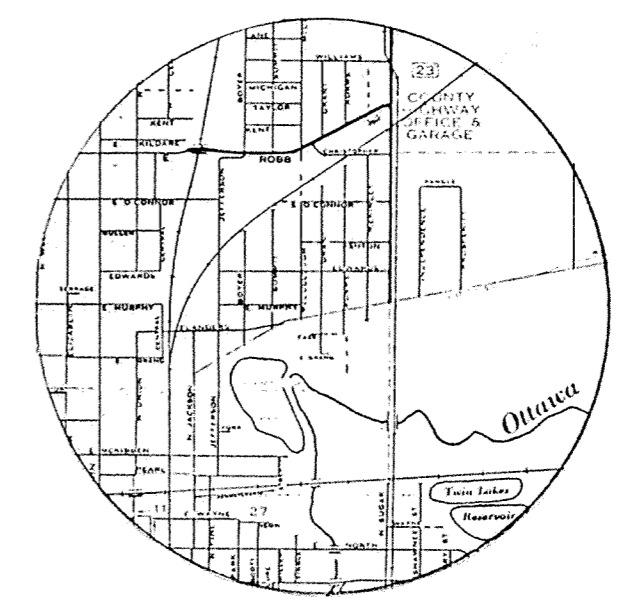
Beginning at the southeast corner of lot 8640 at the northwest corner of the intersection of Grant Street with the public alley; thence southwesterly, following the north line of said alley and the south line of lots 8640, 8639 and 8638 to the southwest corner of Lot 8638; thence south, in the west line of Lot 8638 extended, to the south line of said alley; thence northeasterly, along the north line of Lot 8679, to the west line of Grant Street; thence north, in the east line of lot 8679 extended, and the west line of Grant Street, to the place of beginning.

George E. Woolley
George E. Woolley
Registered Surveyor No. 5772

BELMONT ADDITION
TO LIMA, OHIO
Plat Book 3 Page 274

9013604

Recorder Office
Allen County, Ohio
Received and Recorded
at 1:30 PM
Dec 21, 1990
Plat Book 18 page 96
Albata M. 22
Allen County Recorder
Dec 20, 70
See Ordinance
Dist Vol 746 Pg 343



ACCU-TRACE SURVEYS			
George E. Woolley		Reg. Surveyor No. 5772	
John Corso			
SURVEYED	DATE	DRAWN BY	DATE
Not	—	AW	9-20-90
SCALE	APP'D	DRWG. NO.	
1"=20'			

BROOKHAVEN CONDOMINIUM N^o 19

LOT N^o 28545

EDGEWOOD ESTATES N^o 12-D

BROOKHAVEN CONDOMINIUM N^o 19 consist of Lot N^o 28545 in Edgewood Estates N^o 12-D as recorded in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of **BROOKHAVEN CONDOMINIUM N^o 19**, one page of the floor plan, one page of elevation views of the building and one page showing the survey of dedicator's land, show insofar as graphically possible (1) the particulars of the building in the condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and the limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings accurately show the building as constructed.

Richard D. Morrissey
Registered Surveyor N^o 6470
Richard D. Morrissey, L.S.
KUCK and MORRISEY, Inc.

Richard D. Morrissey
Professional Engineer N^o 34373
Richard D. Morrissey, P.E.
KUCK and MORRISEY, Inc.

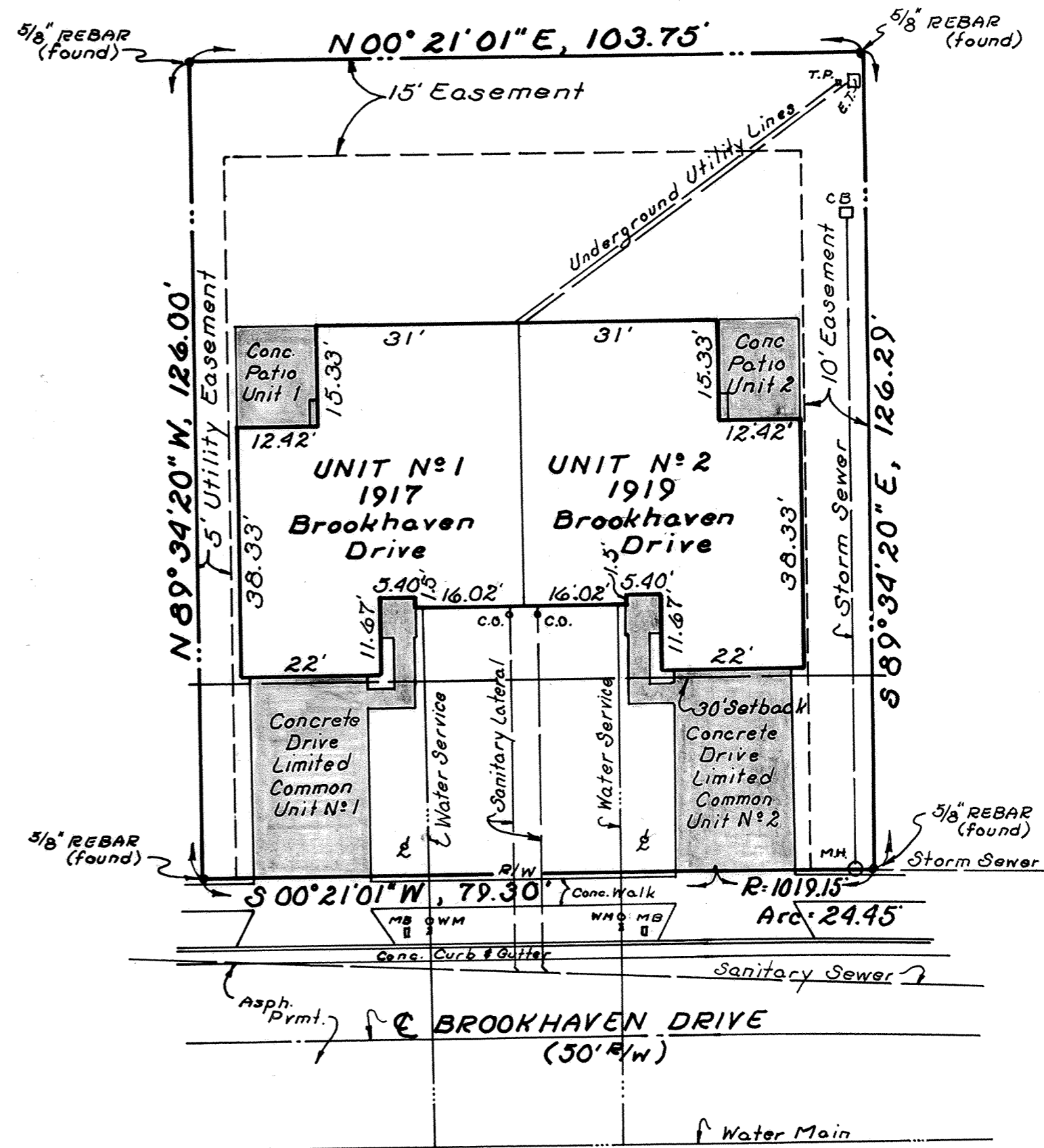
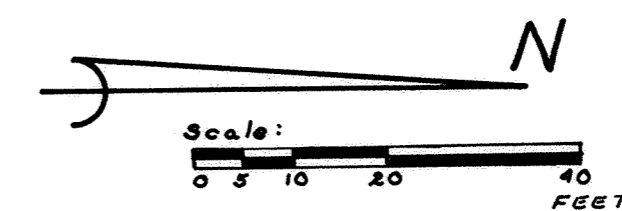
N^o 910077
Filed for record this 4th day of Jan, 1991 at 11:14 o'clock A.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 97.

Fee: \$82.80

Janet McNamee Satorini
RECORDER, Allen County, Ohio.

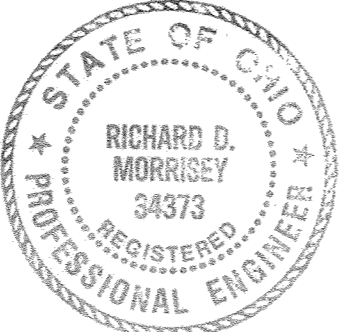
For DECLARATIONS see Deed Volume 146 Page 637.

Approved for Transfer
Allen County Tax Map Office.
By: *JRR* Date: 1-4-1991



LEGEND

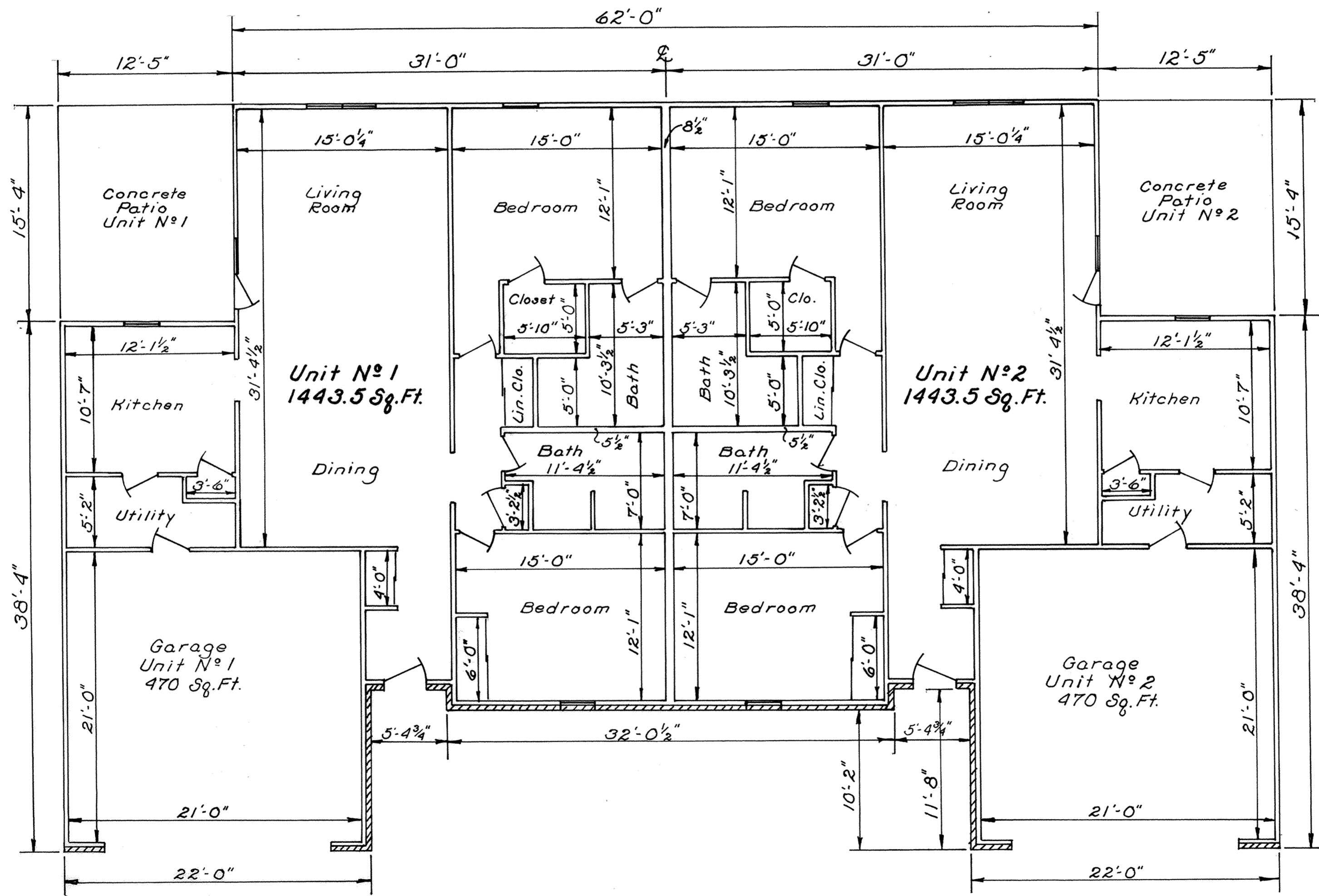
- ◻ WM ~ Water Meter
 - ◻ MB ~ Mailbox
 - ◻ SC ~ Sanitary Cleanout
 - ◻ MH ~ Manhole
 - ⊗ ~ Yard Light
 - ◻ CB ~ Catch Basin
 - ◻ TP ~ Telephone Pedestal
 - ◻ ET ~ Electrical Transformer
- ▬ denotes Limited Common Area



BROOKHAVEN CONDOMINIUM N^o19

LOT N^o 28545

EDGEWOOD ESTATES N^o12-D



FLOOR PLAN

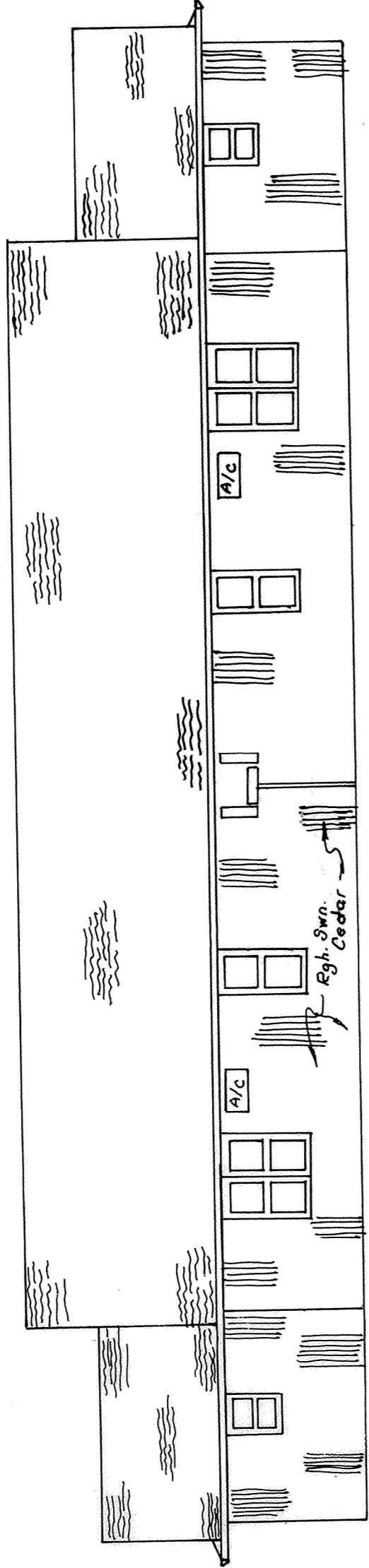
All interior wall dimensions are 3 1/2" unless otherwise shown.

All interior dimensions are face to face of studs.

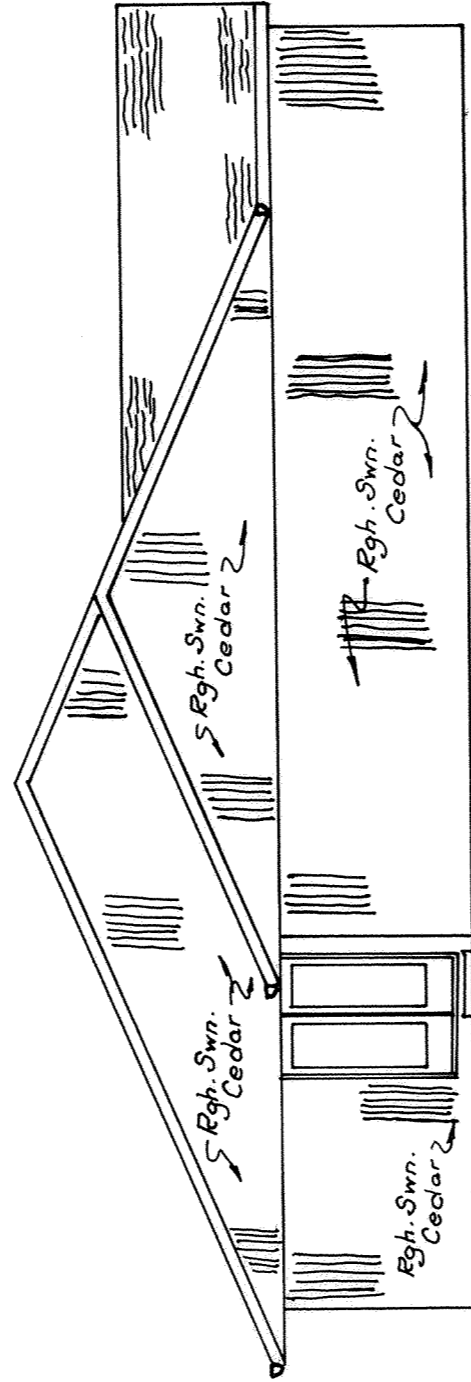
BROOKHAVEN CONDOMINIUM N^o 19

LOT N^o 28545

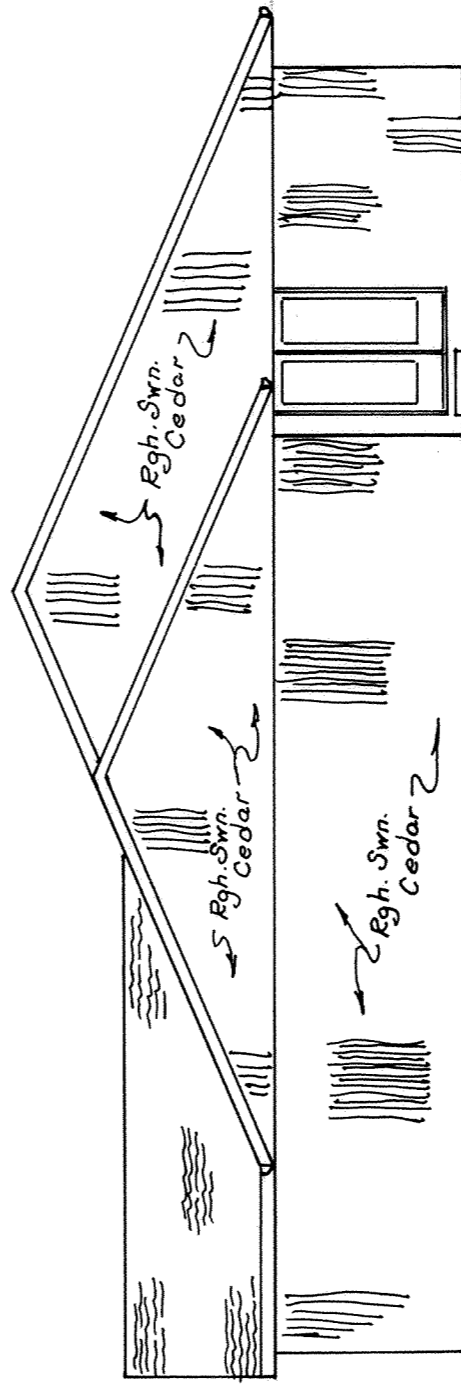
EDGEWOOD ESTATES N^o 12-D



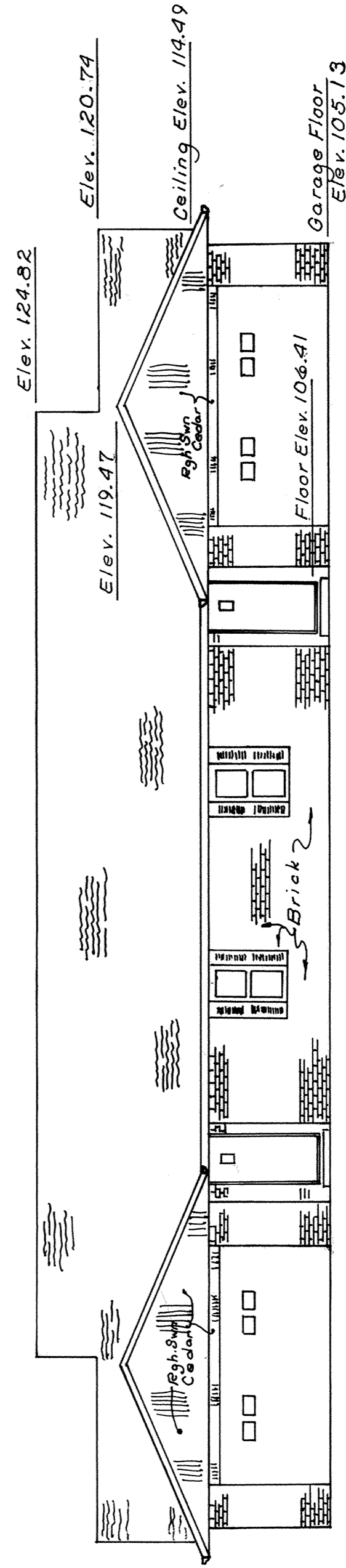
WEST ELEVATION



SOUTH ELEVATION



NORTH ELEVATION



EAST ELEVATION

Elevations shown in the East Elevation View are typical for all Elevation views.

BENCH MARK: Top of steamer nozzle of Fire Hydrant NE quadrant of Intersection of Brookhaven Drive and Brookhaven Court N^o 3 Elev. 106.37

BROOKHAVEN CONDOMINIUM N^o 19

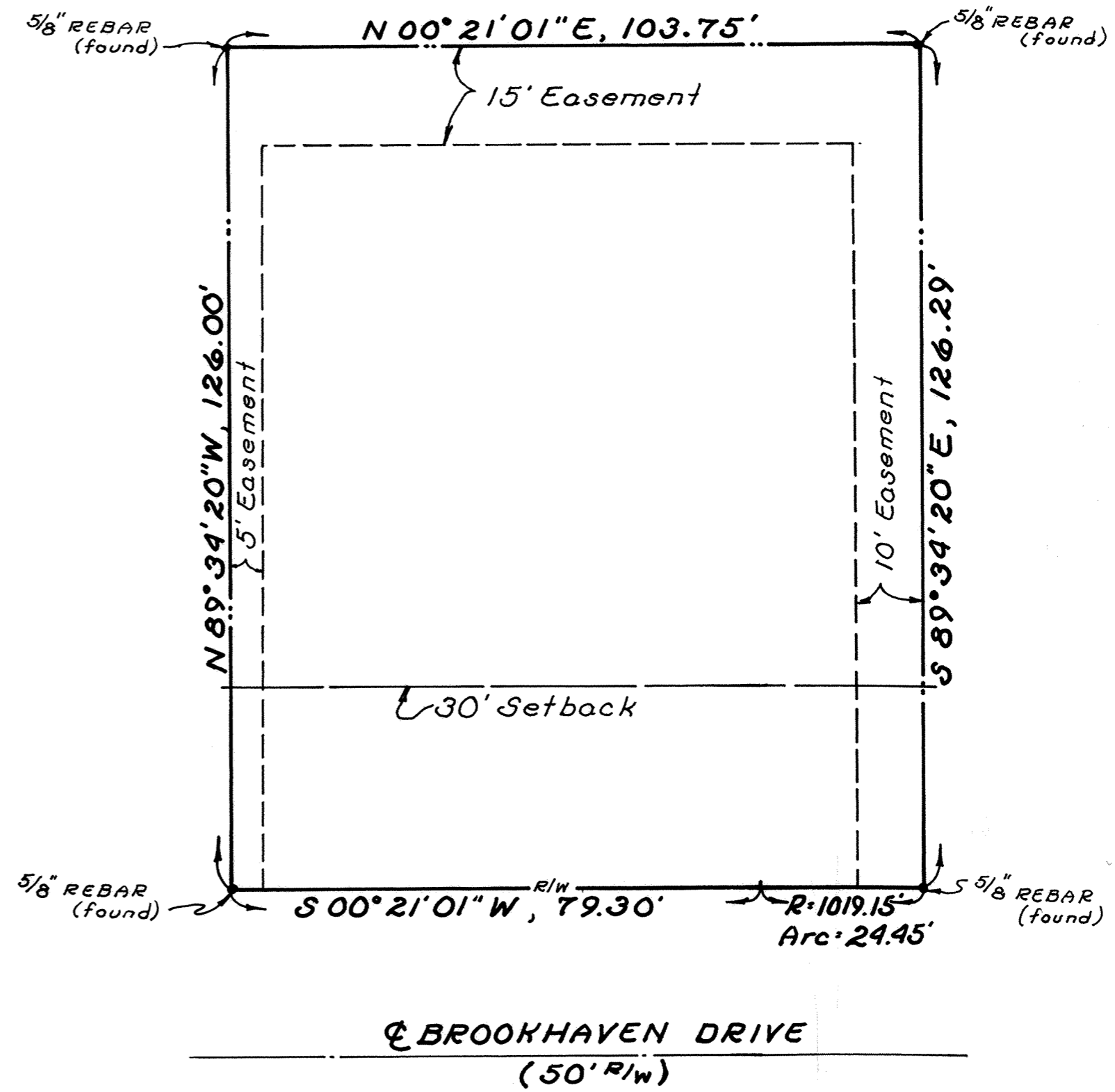
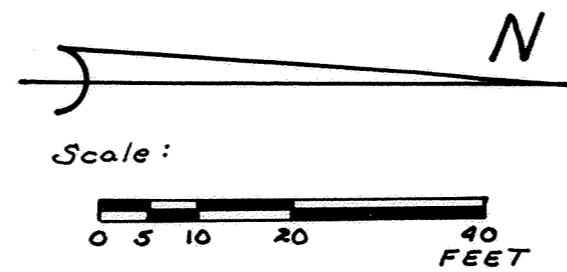
LOT N^o 28545

EDGEWOOD ESTATES N^o 12-D

SURVEY OF DEDICATOR'S LAND

DESCRIPTION

Being all of Lot No. 28545 in Edgewood Estates N^o 12-D in the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio as shown on the recorded plat in Plat Book N^o 17 on Page 172 in the Allen County Recorder's Office, Allen County, Ohio.



☉ BROOKHAVEN DRIVE
(50' R/W)

For Declaration of Condominium
Brookhaven condominium No 24 Lot 28646
See Deed Vol 772 page 236
plat Book 19 page 54

EDGEWOOD ESTATES No 12-E Pt. S.E. 1/4 SEC. 23, T-3-S, R-6-E, AMERICAN TOWNSHIP, ALLEN COUNTY, OHIO.

For Ohio Power
Easement
See Deed Vol 749
Page 45

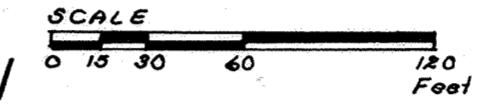
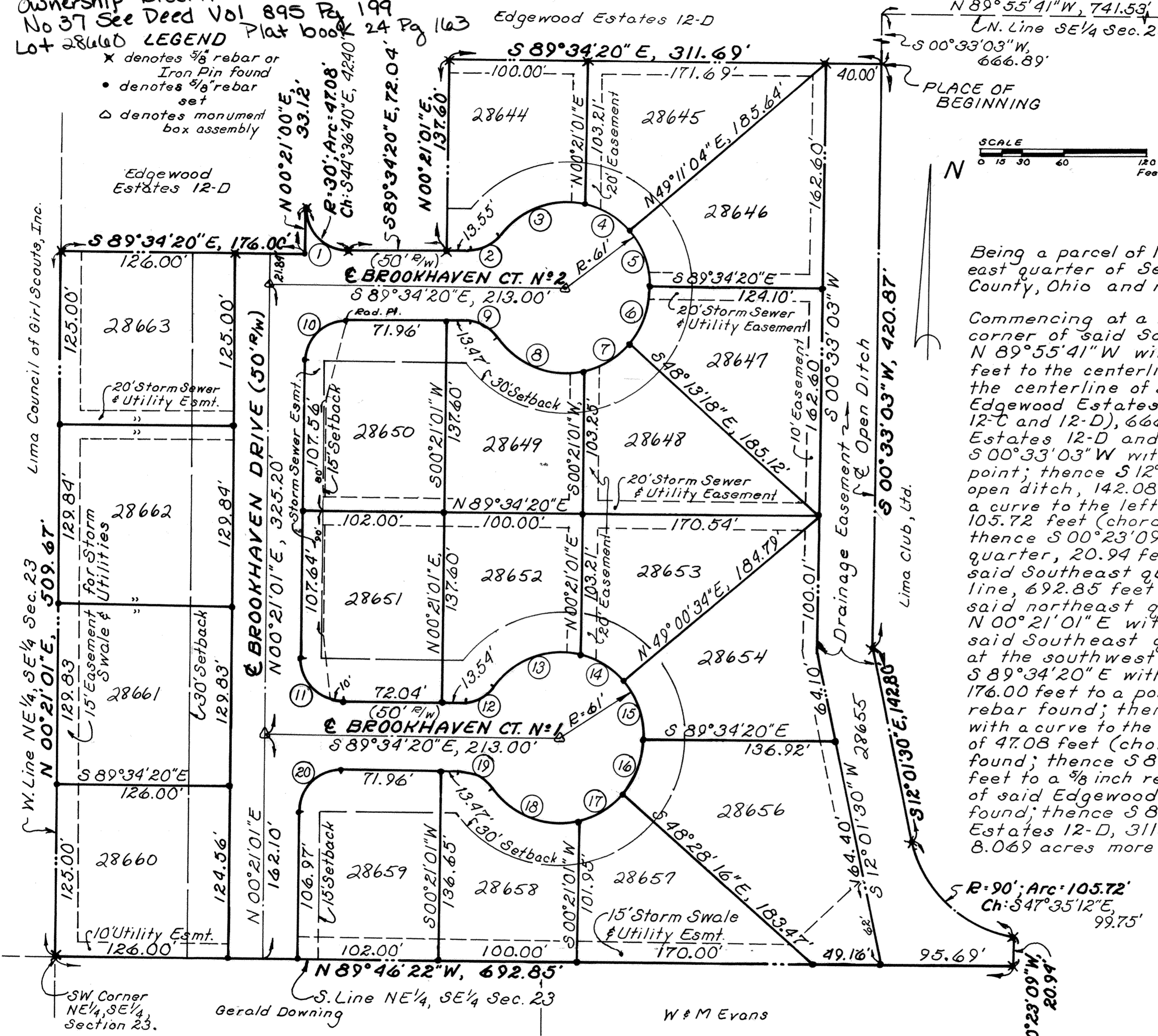
For Declaration of Condominium Ownership
Brookhaven No 32 SEE
DEED BOOK 816 Pg 42
PLAT BOOK 22 Pg 27
Lot 28643

Monument Box
NE Corner
SE 1/4 Sec. 23
(found)

For Declaration of
Condominium Ownership
Brookhaven Condominium
No 23 Lot 28644
See Deed Vol 769 page 332
plat Book 19 page 20

For Declaration of Condominium
Ownership Brookhaven Condominium
No 37 See Deed Vol 895 Pg 199
Lot 28640 LEGEND Plat book 24 Pg 163

- x denotes 5/8 rebar or Iron Pin found
- denotes 5/8 rebar set
- △ denotes monument box assembly



DESCRIPTION

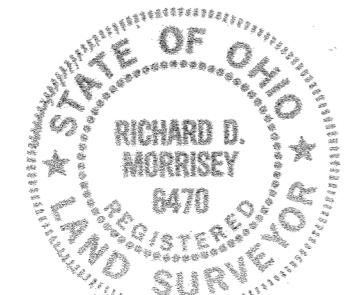
Being a parcel of land situate in the northeast quarter of the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at a monument box over a stone at the northeast corner of said Southeast quarter of said Section 23; thence N 89°55'41" W with the north line of said Southeast quarter, 741.53 feet to the centerline of an open ditch; thence S 00°33'03" W with the centerline of said open ditch (also the east line of part of Edgewood Estates 12-B and the east line of all of Edgewood Estates 12-C and 12-D), 666.89 feet to the southeast corner of Edgewood Estates 12-D and the PLACE OF BEGINNING thence continuing S 00°33'03" W with the centerline of said ditch, 420.87 feet to a point; thence S 12°01'30" E continuing with the centerline of said open ditch, 142.08 feet to a rebar found; thence southeasterly on a curve to the left having a radius of 90.00 feet an arc length of 105.72 feet (chord: S 47°35'12" E, 99.75 feet) to a rebar found; thence S 00°23'09" W parallel with the east line of said Southeast quarter, 20.94 feet to the south line of the northeast quarter of said Southeast quarter; thence N 89°46'22" W with said south line, 692.85 feet to an iron pipe found at the southwest corner of said northeast quarter of said Southeast quarter; thence N 00°21'01" E with the west line of said northeast quarter of said Southeast quarter, 509.67 feet to a 5/8 inch rebar found at the southwest corner of Edgewood Estates 12-D; thence S 89°34'20" E with the south line of said Edgewood Estates 12-D, 176.00 feet to a point; thence N 00°21'00" E, 33.12 feet to a 5/8 inch rebar found; thence southeasterly continuing with said south line with a curve to the left having a radius of 30.00 feet an arc length of 47.08 feet (chord: S 44°36'40" E, 42.40 feet) to a 5/8 inch rebar found; thence S 89°34'20" E continuing with said south line, 72.04 feet to a 5/8 inch rebar found; thence N 00°21'01" E with the east line of said Edgewood Estates 12-D, 137.60 feet to a 5/8 inch rebar found; thence S 89°34'20" E with the south line of said Edgewood Estates 12-D, 311.69 feet to the PLACE OF BEGINNING containing 8.069 acres more or less and subject to all legal easements of record.

Curve No	Location	Radius	Arc	Chord: Bearing & Length
1	R/W	30.00'	47.08'	S 44°36'40" E, 42.40'
2	R/W	30.00'	27.65'	N 64°01'14" E, 26.69'
3	R/W	61.00'	70.26'	N 70°36'28" E, 66.44'
4	R/W	61.00'	37.88'	S 58°36'24" E, 37.28'
5	R/W	61.00'	43.91'	S 20°11'38" E, 42.97'
6	R/W	61.00'	44.02'	S 21°06'11" W, 43.07'
7	R/W	61.00'	37.59'	S 59°25'49" W, 37.00'
8	R/W	61.00'	70.44'	N 69°50'16" W, 66.59'
9	R/W	30.00'	27.65'	N 63°09'54" W, 26.69'
10	R/W	30.00'	47.16'	S 45°23'20" W, 42.46'
11	R/W	30.00'	47.08'	S 44°36'40" E, 42.40'
12	R/W	30.00'	27.65'	N 64°01'14" E, 26.69'
13	R/W	61.00'	70.27'	N 70°36'57" E, 66.45'
14	R/W	61.00'	37.68'	S 58°41'10" E, 37.08'
15	R/W	61.00'	44.10'	S 20°16'53" E, 43.14'
16	R/W	61.00'	43.76'	S 20°58'42" W, 42.83'
17	R/W	61.00'	37.85'	S 59°18'20" W, 37.25'
18	R/W	61.00'	70.44'	N 69°50'16" W, 66.59'
19	R/W	30.00'	27.65'	N 63°09'54" W, 26.69'
20	R/W	30.00'	47.16'	S 45°23'20" W, 42.46'

I hereby certify that the above plat is a true and accurate survey made under my supervision in November, 1989. All monumentation and lot markers are in-place or will be in-place by six (6) months from the date of recording.

5/8 inch rebar topped with a plastic Peramark cap stamped: KUCK & MORRISEY L.S. 6470 will be set at all lot corners.



Richard D. Morrisey
Richard D. Morrisey
Registered Surveyor No 6470
KUCK and MORRISEY, Inc.

Approved for Transfer
Allen County Tax Map
Office
By: *[Signature]* Date: 2/4/91

EDGEWOOD ESTATES N° 12-E

DEDICATION

Harry H. Wagner and Son, Inc. the owners of the land contained in the hereon plat, hereby adopts the said plat and dedicates the land contained within the streets to the use and benefit of the public forever.

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement or removal of water, storm sewer, open ditch, sanitary sewer, gas, electric, telephone, cablevision or other utility lines or services and for the express privilege of removing any trees or other obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

IN WITNESS WHEREOF, the undersigned officer(s) of the Harry H. Wagner and Son, Inc. have hereunto signed their name(s) this 4th day of February, 1991.

WITNESS

Michael Coe

OWNER (S)

Harry H. Wagner, Jr.
HARRY H. WAGNER, JR. PRESIDENT

Richard D. Morrissey

ACKNOWLEDGEMENT

State of Ohio
County of Allen ss:

Before me a Notary Public in and for said State and County, personally appeared the above signed officer(s) of Harry H. Wagner and Son, Inc. who acknowledged that they did sign the hereon plat of Edgewood Estates N° 12-E and that the signing was their free act and deed.

In witness whereof, I have hereunto set my hand and seal this 4th day of February, 1991.

MY COMMISSION
EXPIRES Dec. 28, 1993

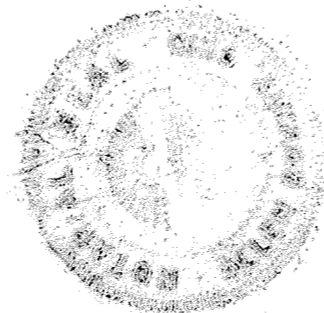
Susan A. Morrissey
NOTARY PUBLIC, ALLEN COUNTY, OHIO

ENGINEER'S NOTE

The storm drainage for this subdivision was designed by the Allen County Engineer and his staff. KUCK and MORRISEY, Inc. finds that the design does not meet the requirements of the Allen County Subdivision Regulations and assumes no responsibility for the design or performance of the drainage system.



Richard D. Morrissey
RICHARD D. MORRISEY, P.E. N° 34373
KUCK and MORRISEY, Inc.
Consulting Engineers & Surveyors



RESTRICTIONS

The restrictions for Edgewood Estates N° 12-C as recorded in Plat Book 16 on Page 201 in the Allen County Recorder's Office shall apply to and govern this Edgewood Estates N° 12-E plat.

APPROVAL OF PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I the undersigned Mayor of the City of Lima, Ohio and Chairman of the Planning Commission, hereby, and on behalf of said City and said Commission approve and accept this plat this 4th day of February, 1991.

David Berger
MAYOR - CITY OF LIMA, OHIO
CHAIRMAN - CITY PLANNING COMMISSION

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 4th day of February, 1991.

FEE: \$10.00

L. Dean Frank, Jr.
AUDITOR - ALLEN COUNTY, OHIO

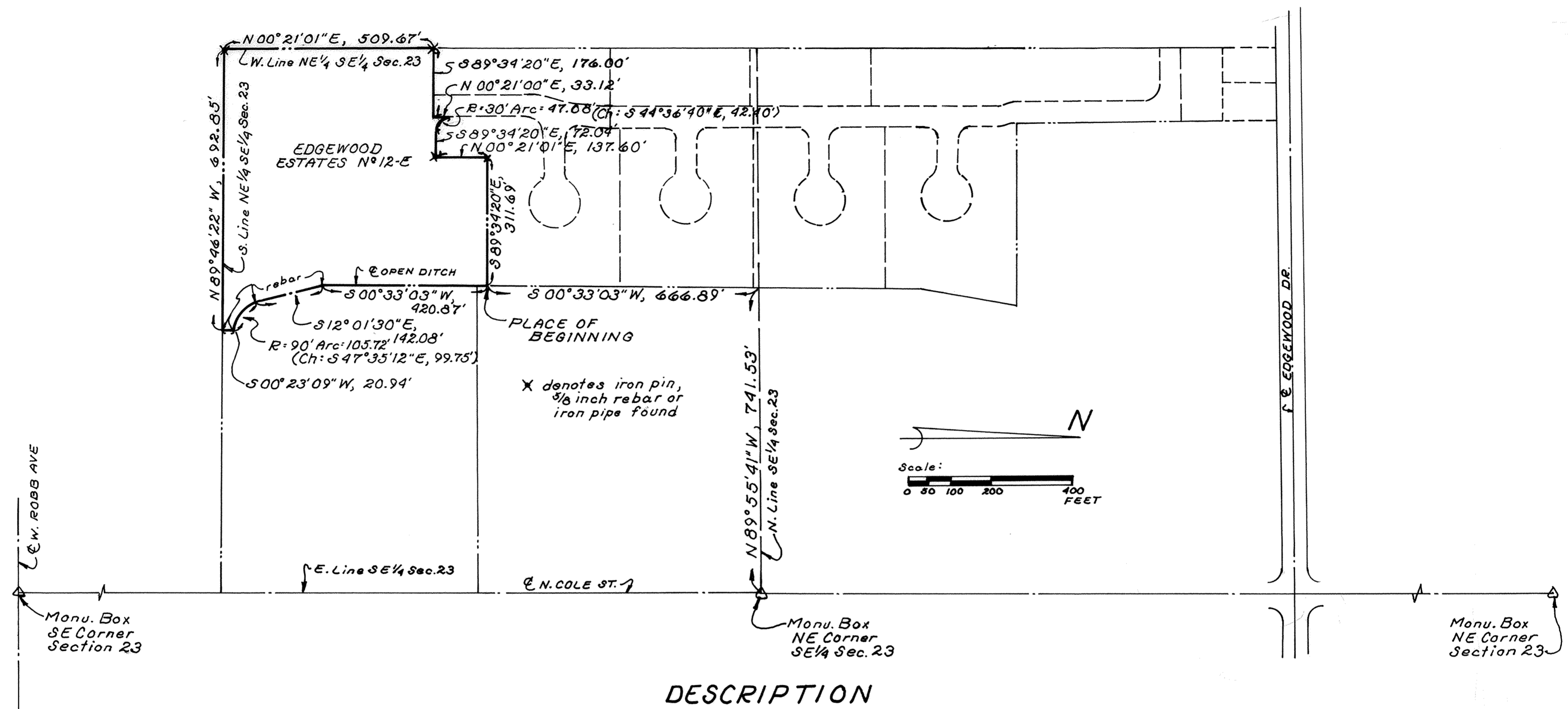
COUNTY RECORDER'S CERTIFICATION

N° 9100986
Filed for record in the Allen County Recorder's Office this 4th day of Feb, 1991 at 11:19 o'clock A.M. and recorded in Allen County Plat Book N° 18 on Page 101.

Feb 6 1991

Edward P. Kuck, Jr.
RECORDER - ALLEN COUNTY, OHIO.

SURVEY OF DEDICATOR'S LAND FOR EDGEWOOD ESTATES N° 12-E



DESCRIPTION

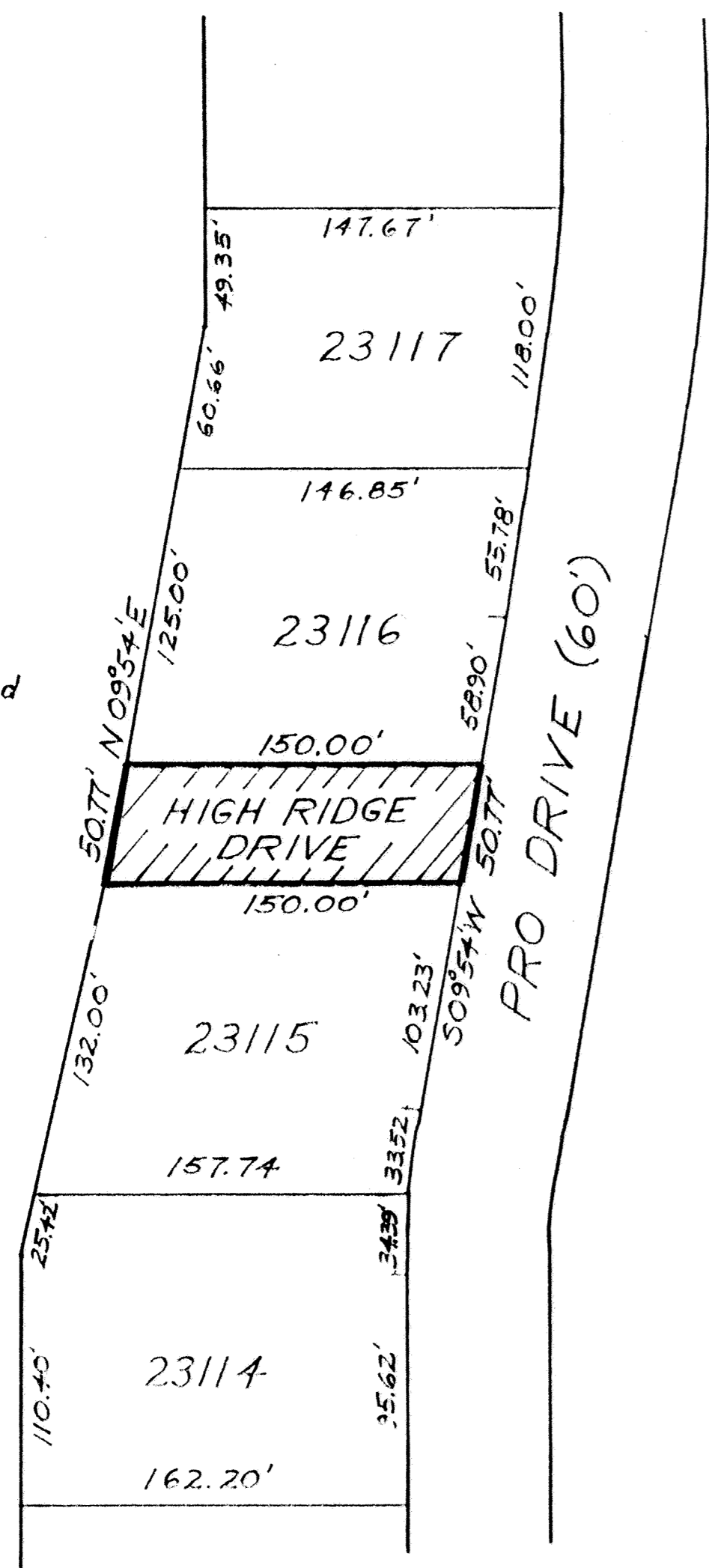
Being a parcel of land situate in the northeast quarter of the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at a monument box over a stone at the northeast corner of said Southeast quarter of said Section 23; thence N 89° 55' 41" W with the north line of said Southeast quarter, 741.53 feet to the centerline of an open ditch; thence S 00° 33' 03" W with the centerline of said open ditch (also the east line of part of Edgewood Estates 12-B and the east line of all of Edgewood Estates 12-C and 12-D), 666.89 feet to the southeast corner of Edgewood Estates 12-D and the PLACE OF BEGINNING thence continuing S 00° 33' 03" W with the centerline of said ditch, 420.87 feet to an iron pin; thence S 12° 01' 30" E continuing with the centerline of said open ditch, 142.08 feet to a rebar found; thence southeasterly on a curve to the left having a radius of 90.00 feet an arc length of 105.72 feet (chord: S 47° 35' 12" E, 99.75 feet) to a rebar found; thence S 00° 23' 09" W parallel with the east line of said Southeast quarter, 20.94 feet to the south line of the northeast quarter of said Southeast quarter; thence N 89° 46' 22" W with said south line, 692.85 feet to an iron pipe found at the southwest corner of said northeast quarter of said Southeast quarter; thence N 00° 21' 01" E with the west line of said northeast quarter of said Southeast quarter, 509.67 feet to a 3/8 inch rebar found at the southwest corner of Edgewood Estates 12-D; thence S 89° 34' 20" E with the south line of said Edgewood Estates 12-D, 176.00 feet to a point; thence N 00° 21' 00" E, 33.12 feet to a 3/8 inch rebar found; thence southeasterly continuing with said south line with a curve to the left having a radius of 30.00 feet an arc length of 47.08 feet (chord: S 44° 36' 40" E, 42.40 feet) to a 3/8 inch rebar found; thence S 89° 34' 20" E continuing with said south line, 72.04 feet to a 3/8 inch rebar found; thence N 00° 21' 01" E with the east line of said Edgewood Estates 12-D, 137.60 feet to a 3/8 inch rebar found; thence S 89° 34' 20" E with the south line of said Edgewood Estates 12-D, 311.69 feet to the PLACE OF BEGINNING containing 8.069 acres more or less and subject to all legal easements of record.



Richard D. Morrissey
REGISTERED SURVEYOR N° 6470
KUCK and Morrissey, Inc.

STREET VACATION SHAWNEE TOWNSHIP ALLEN COUNTY, OHIO



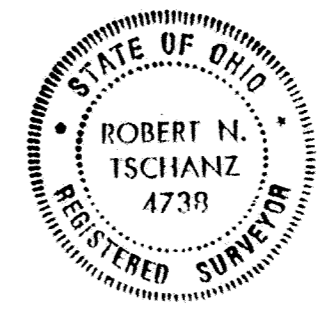
Scale: 1" = 60'
 Area to be vacated

LEGAL DESCRIPTION

Being a public right-of-way platted as High Ridge Drive in the Fairway View Subdivision # 3 in the Northeast Quarter of the Southeast Quarter of Section 9, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and recorded in Plat Book Number 9, Page 188 in the Allen County Recorder's Office and more particularly described as follows:

BEGINNING at the southeast corner of Lot number 23116 in said Subdivision, said point being on the west right-of-way line of Pro Drive; thence, S 09°54' W along the east line of said Lot and said right-of-way line extended, 50.77 feet to the northeast corner of Lot Number 23115 in said Subdivision; thence, westerly along the north line of said Lot Number 23115 and the south right-of-way line of High Ridge Drive, 150.00 feet to the northwest corner of said Lot; thence, N 09°54' E, 50.77 feet to the southwest corner of Lot Number 23116 in said Subdivision, said point being on the north right-of-way line of High Ridge Drive; thence, easterly along the south line of said Lot Number 23116 and said right-of-way line, 150.00 feet to the PLACE OF BEGINNING.

Robert N. Tschanz
 Robert N. Tschanz
 Registered Surveyor
 Ohio # 4738



#910289
 Recorder's Office
 Allen County, Ohio
 Received and Recorded
 at 11:29 AM
 Feb 12, 1991
 plat Book 18 page 104
 Edward P. Kunk
 Allen County Recorder
 Deed Vol 748 page 1
 Dec # 20.70

BROOKHAVEN CONDOMINIUM N^o 20

LOT N^o 28662 EDGEWOOD ESTATES N^o 12-E

BROOKHAVEN CONDOMINIUM N^o 20 consist of Lot N^o 28662 in Edgewood Estates N^o 12-E as recorded in Plat Book N^o 18 on Page 101 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plot Plan of BROOKHAVEN CONDOMINIUM N^o 20, one page of floor plan, one page of elevation views of the building and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the building, in the Condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

Richard D. Morrisey
Registered Surveyor N^o 6470
Richard D. Morrisey, L.S.
KUCK and MORRISEY, Inc.

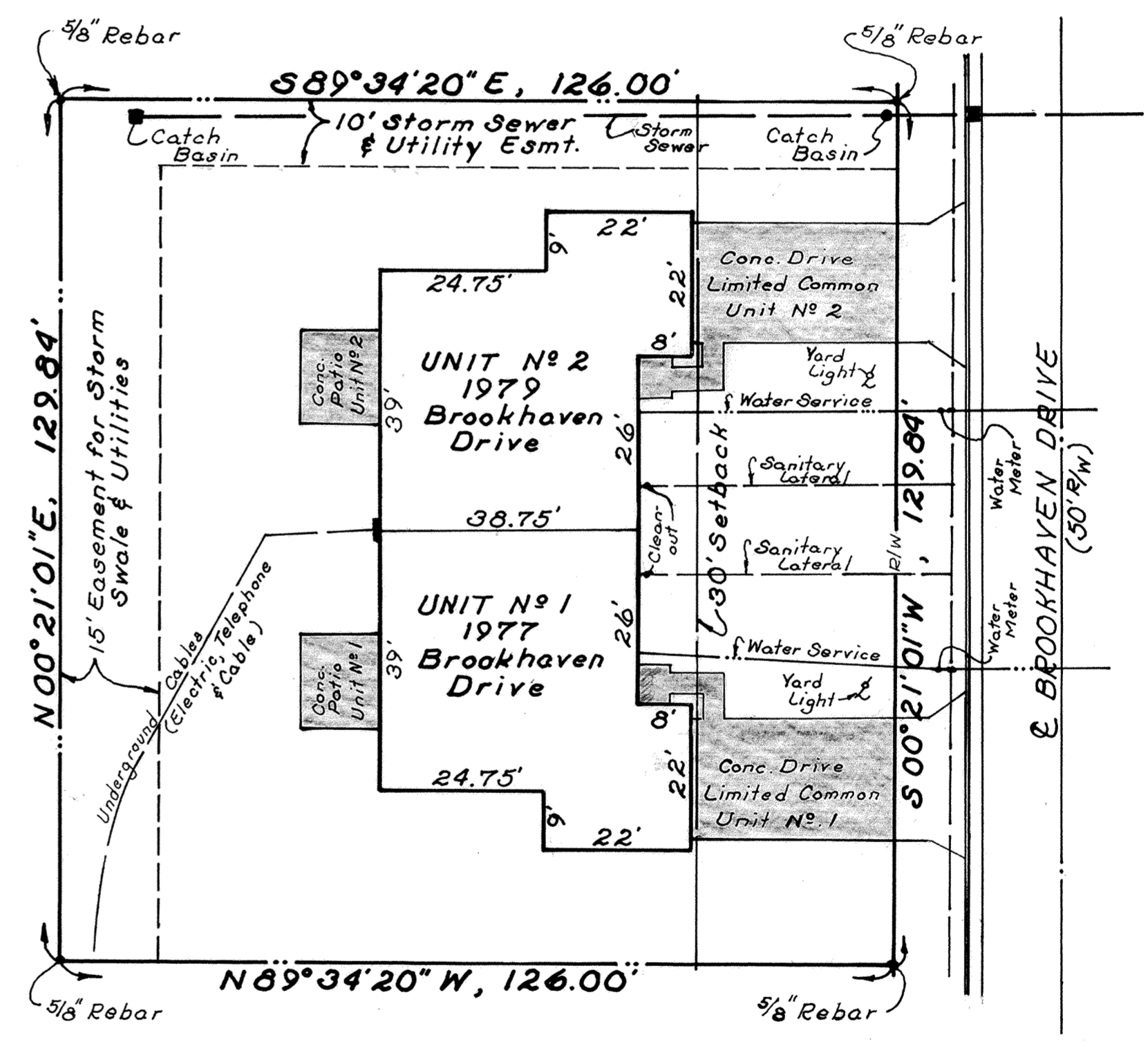
Richard D. Morrisey
Professional Engineer N^o 34378
Richard D. Morrisey, P.E.
KUCK and MORRISEY, Inc.

N^o 9101758
Filed for record this 28th day of Feb, 1991 at 3:32 o'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 105.

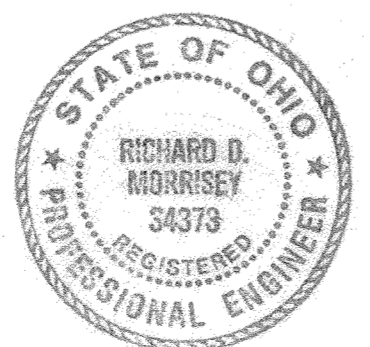
Fee: \$22.00

Edward P. Reubly, Jr.
RECORDER, Allen County, Ohio.

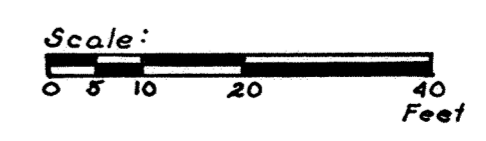
For DECLARATIONS see Deed Volume 748 Page 439.



Approved for Transfer
Allen County Tax Map Office
By: *G.R.* Date: 2-28-1991



denotes Limited Common Area

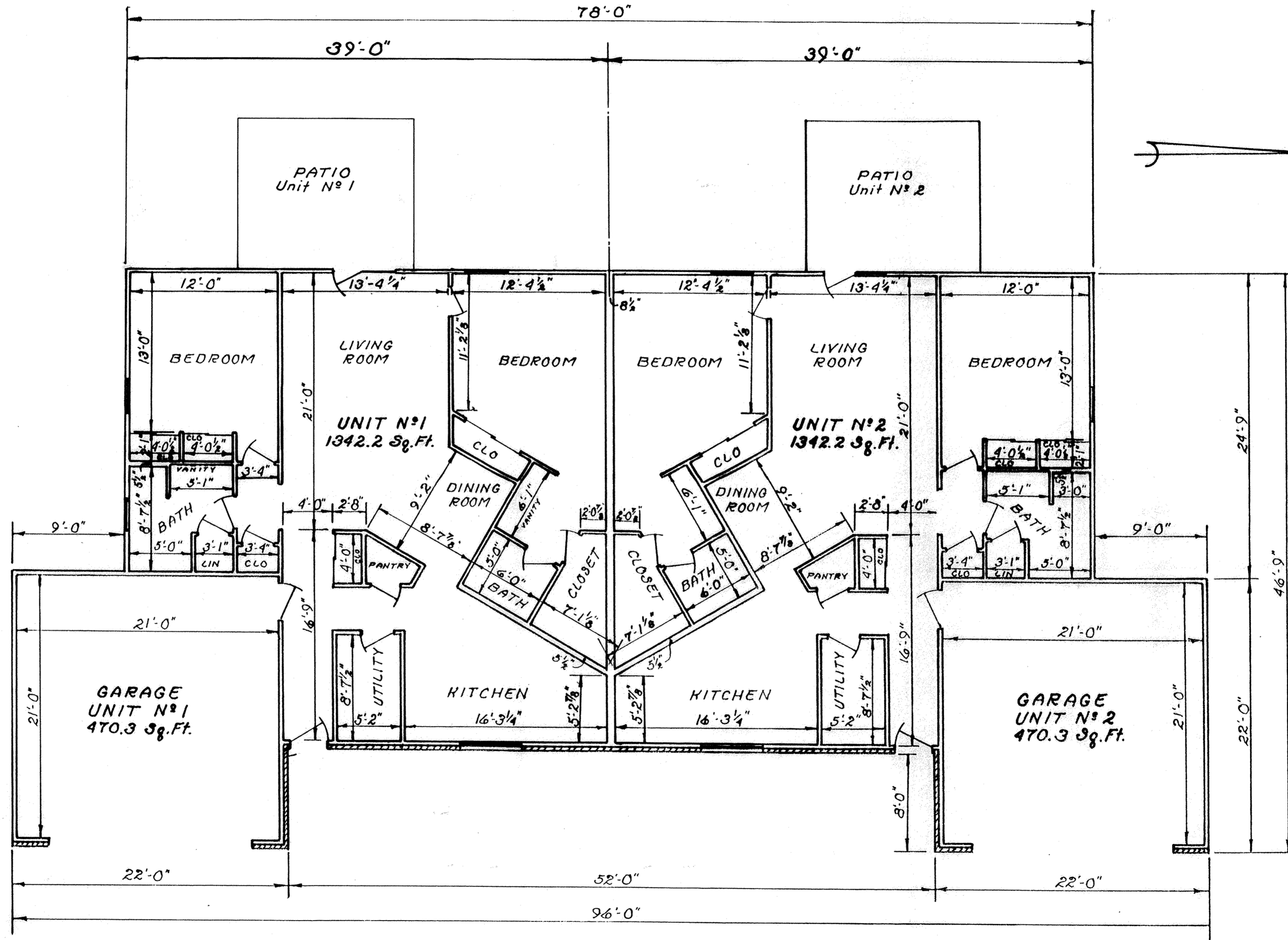


BROOKHAVEN CONDOMINIUM N^o 20

Sheet 2 of 4
Exhibit "B"

106

LOT N^o 28662 EDGEWOOD ESTATES N^o 12-E



FLOOR PLAN

All interior wall dimensions
are 3/8" unless otherwise
shown.

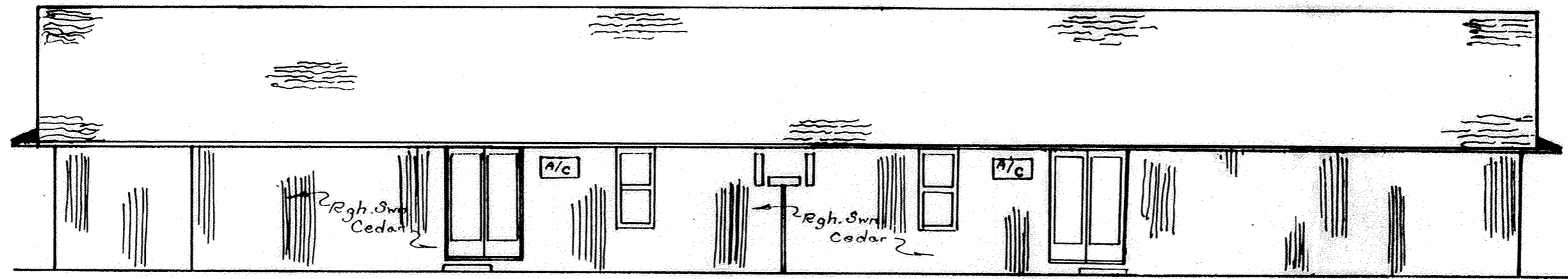
All interior dimensions
are face to face of studs.

BROOKHAVEN CONDOMINIUM N^o20

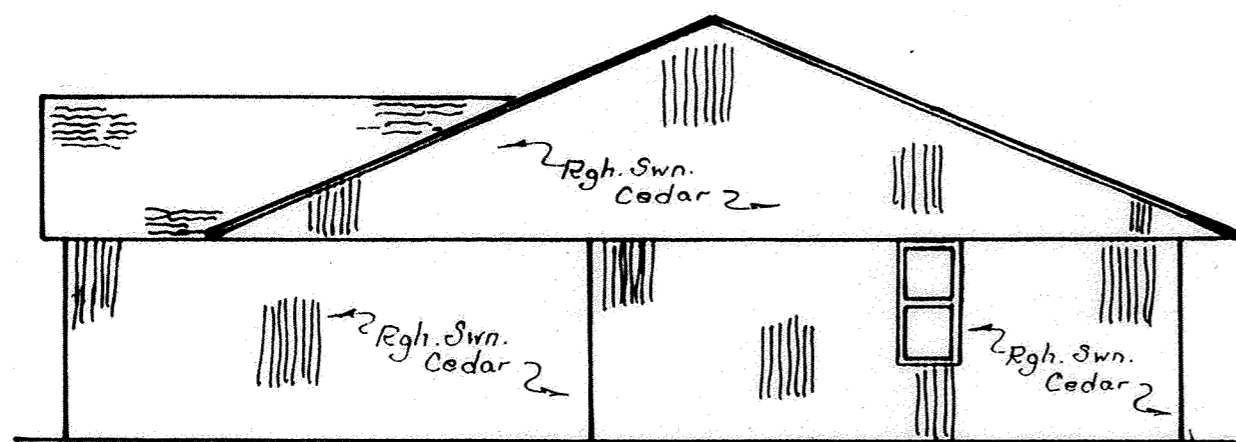
Sheet 3 of 4
Exhibit "B"

LOT N^o 28662

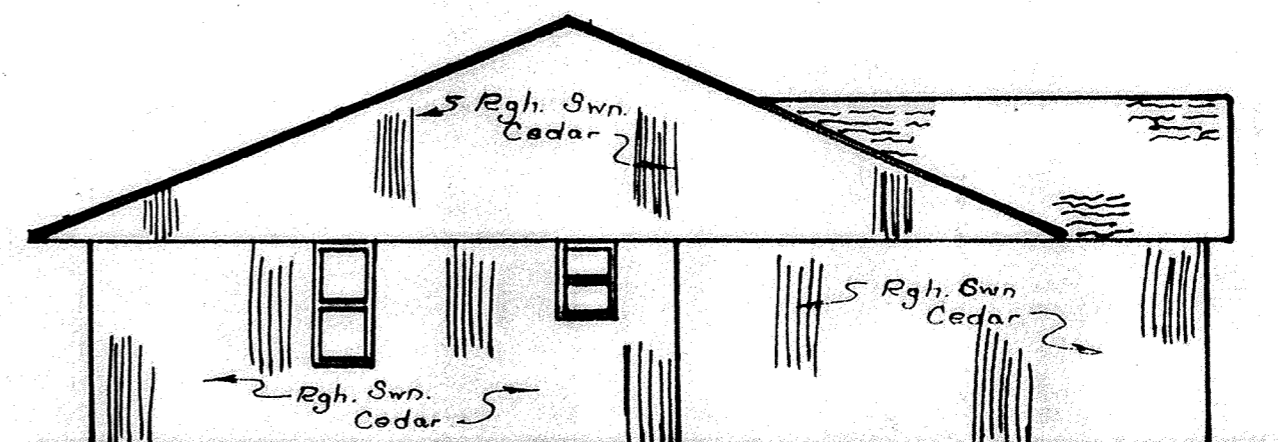
EDGEWOOD ESTATES N^o 12-E



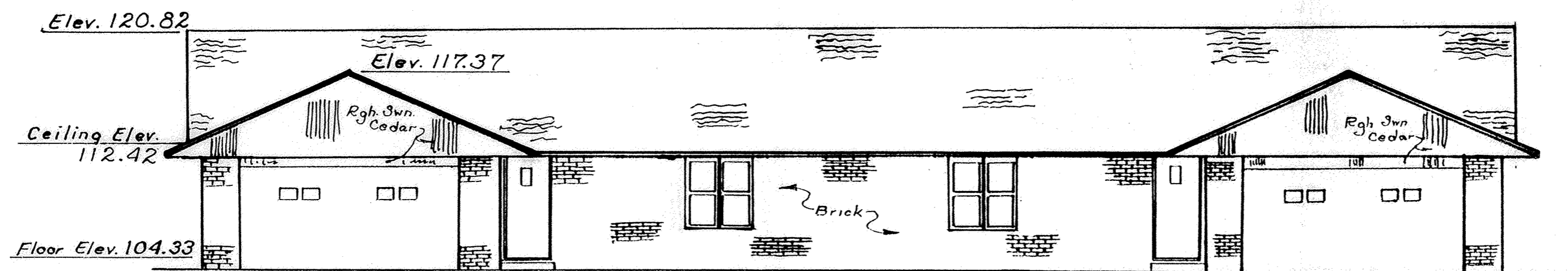
WEST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION



EAST ELEVATION

Elevations shown in the East & West Elevation views are typical for all elevation views.

BENCH MARK Top of steamer nozzle of Fire Hydrant NE quadrant of Intersection Brookhaven Court N^o 3 & Brookhaven Drive Elev. 106.37

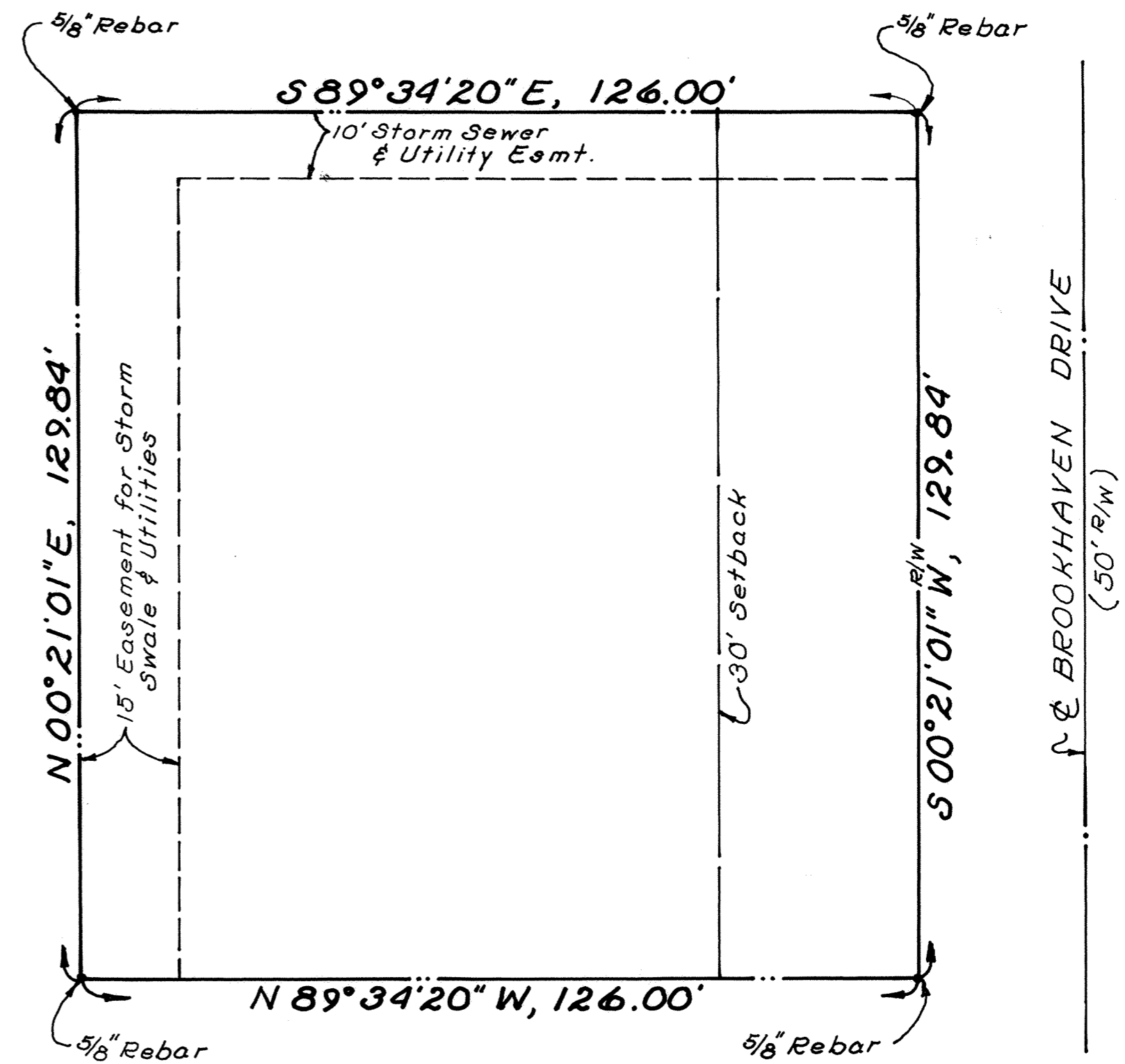
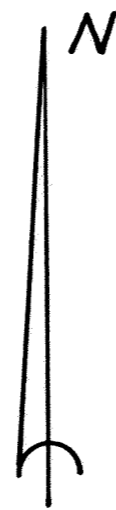
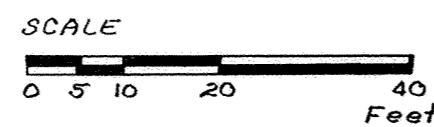
BROOKHAVEN CONDOMINIUM N° 20

Sheet 4 of 4
Exhibit "B"

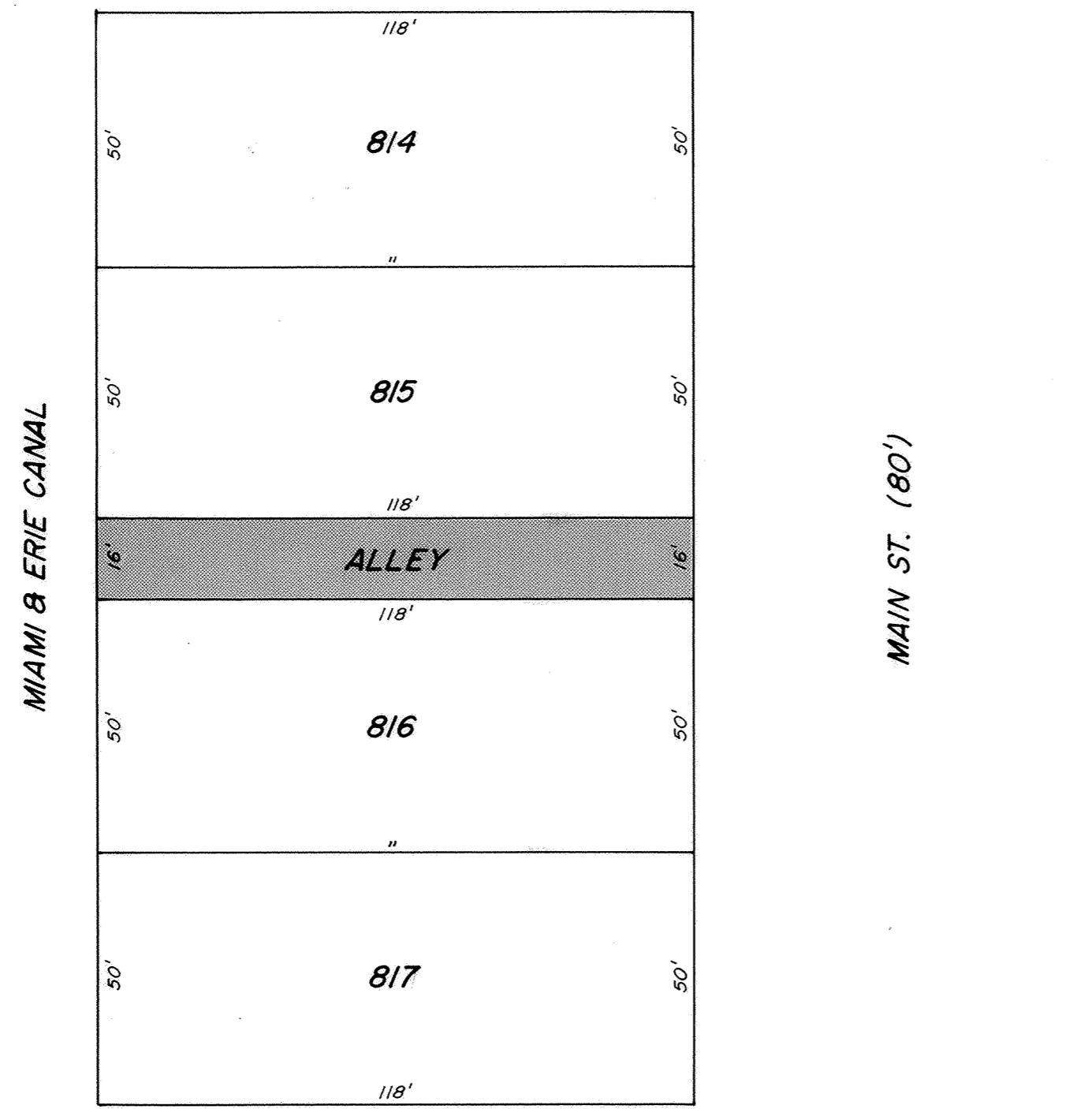
108

LOT N° 28662 EDGEWOOD ESTATES N° 12-E SURVEY OF DEDICATOR'S LAND

Being all of Lot N° 28662 in Edgewood Estates N° 12-E in the Southeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio as shown on the recorded plat in Plat Book N° 18 on Page 101 in the Allen County Recorder's Office, Allen County, Ohio.



VACATION PLAT
OF A
16' PUBLIC ALLEY
LYING BETWEEN LOTS 815 & 816
WEGER'S SUBDIVISION
IN THE CITY OF DELPHOS
ALLEN COUNTY, OHIO



DESCRIPTION

Being a 16' public alley, lying between Lots 815 and 816 in Weger's Subdivision, in the City of Delphos, Allen County, Ohio and being more particularly described as follows:

Beginning at the southwest corner of Lot 815 in said subdivision -

Thence easterly on and along the south line of said Lot a distance of 118 feet to the southeast corner of said Lot -

Thence southerly on and along the west right-of-way line of Main street a distance of 16 feet to the northeast corner of Lot 816 in said subdivision -

Thence westerly on and along the north line of Lot 816 a distance of 118 feet to the northwest corner of said Lot -

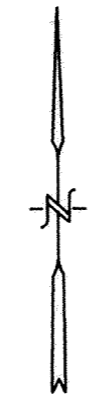
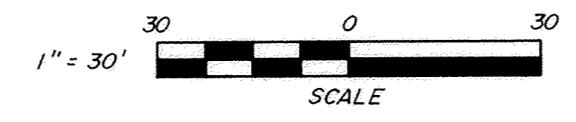
Thence northerly on and along the east line of the Miami & Erie Canal property, a distance of 16 feet to the point of beginning.

Containing in all 1,888 square feet or 0.043 acres of land.

Norman R. Redick

NORMAN R. REDICK
REG. SURVEYOR #5942

9101860
Received and Recorded
at 2:28 PM
March 4, 1991
plat Book 18 page 109
211 & 20.70
Edward P. Kirk
Allen County Recorder
By *Em*
Deed Vol. 748
Pg. 540

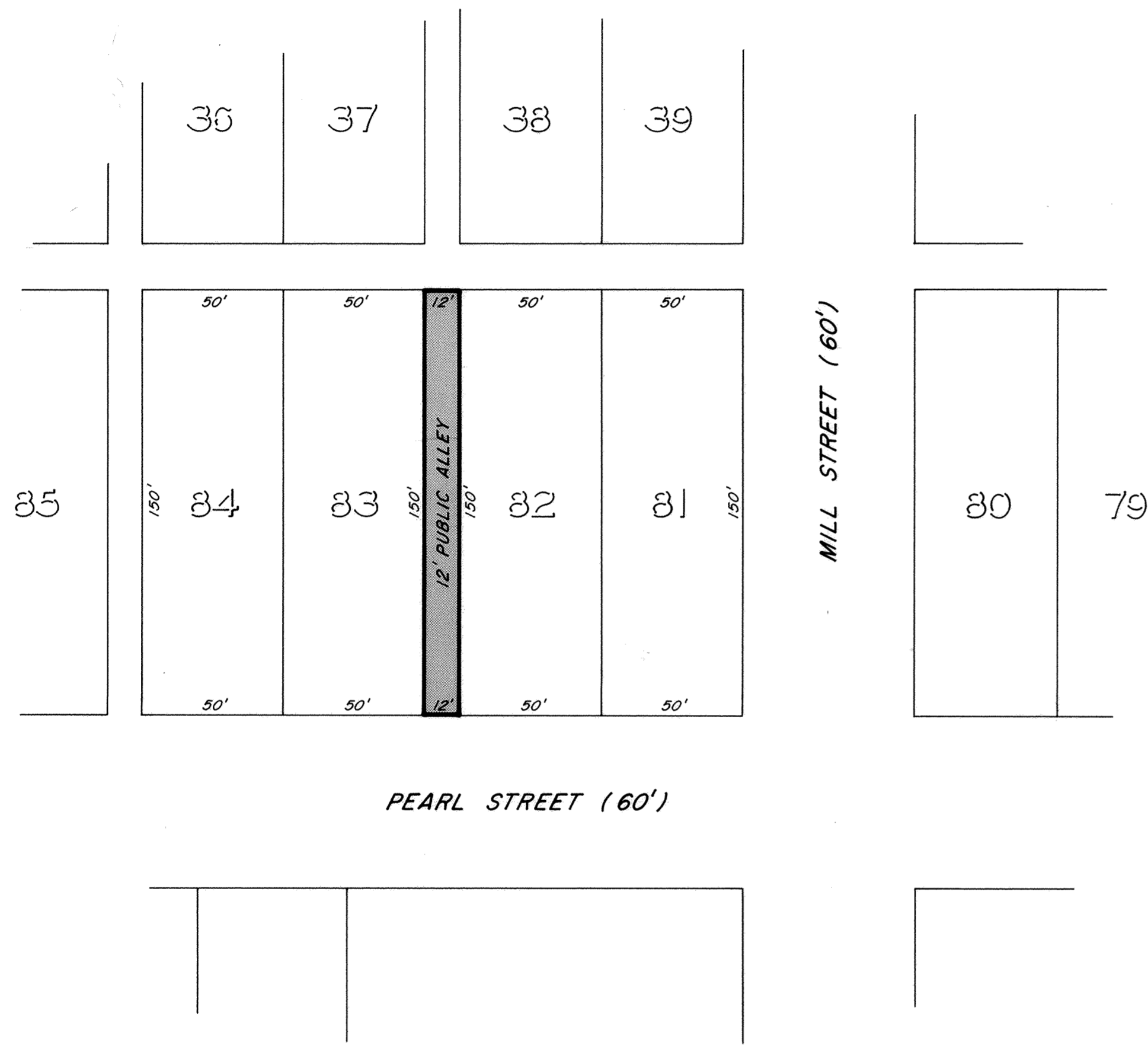


NOTE: SHADED AREA DENOTES ALLEY TO BE VACATED

PREPARED: SEPTEMBER 14, 1990
BY: SHELDON & ASSOC. INC.
1280 N. COLE ST.
LIMA, OHIO

— NOTE —
SHADED AREA DENOTES PUBLIC ALLEY TO BE VACATED

VACATION PLAT OF 12' ALLEY IN SHULLS 2nd ADDITION TO THE VILLAGE OF BEAVERDAM ALLEN COUNTY, OHIO



DESCRIPTION

Being a 12.00 foot public alley running north and south lying between Lots 82 and 83 as platted in Shulls 2nd Addition to the Village of Beavertdam, Allen County, Ohio and recorded in Plat Book 1, Page 33 of the Allen County Plat Records and being more particularly described as follows:

Beginning for the same at the southwest corner of Lot 82 as platted and recorded in Shulls 2nd Addition -

Thence west, along the north line of Pearl Street, for a distance of 12.00 feet to the southeast corner of Lot 83 -

Thence north, along the east line of Lot 83, for a distance of 150.00 feet to the northeast corner of Lot 83 -

Thence east, parallel with the north line of Pearl Street, for a distance of 12.00 feet to the northwest corner of Lot 82 -

Thence south, along the west line of Lot 82, for a distance of 150.00 feet to the point of beginning.

Containing 1,800 square feet or 0.041 acres of land.

PEARL STREET (60')

MILL STREET (60')



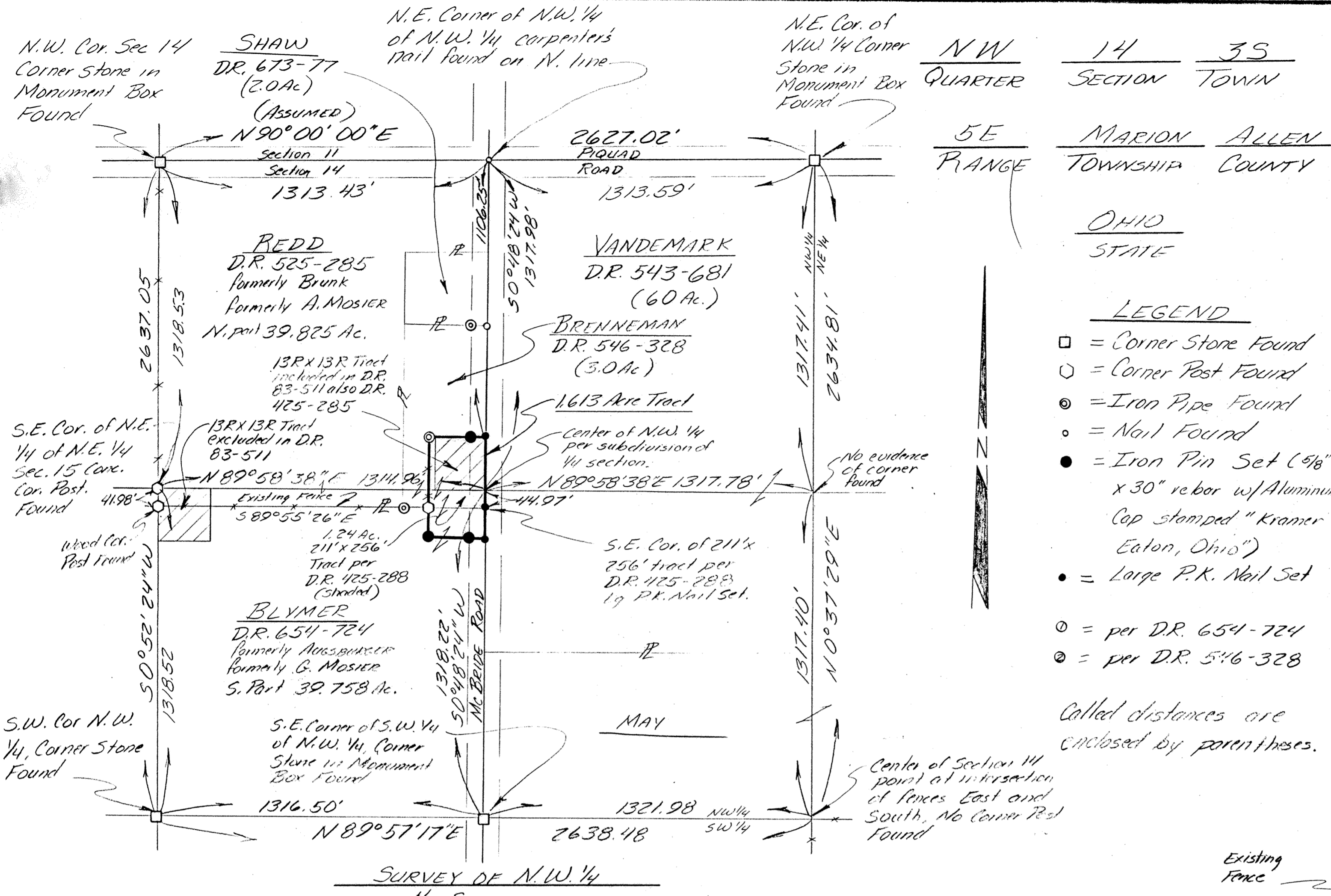
Robert E. Chambers
ROBERT E. CHAMBERS
REG. SURVEYOR #6081

9102664
Received and Recorded
MAY 25 1991
at 2:33 PM
Recorder Office
Allen County, Ohio
Edward P. Reid
Allen County Recorder
Vol 18 page 110
20.70



Deed Vol 749 pg 344

PREPARED: OCTOBER 17, 1990
BY: SHELDON & ASSOC., INC.
1280 N. COLE STREET
LIMA, OHIO



N.W. Cor. Sec 14
Corner Stone in Monument Box Found

SHAW
DR. 673-77
(2.0 Ac)
(ASSUMED)
N 90° 00' 00" E

N.E. Corner of N.W. 1/4
of N.W. 1/4 carpenter's
Nail found on N. line

N.E. Cor. of
N.W. 1/4 Corner
Store in
Monument Box
Found

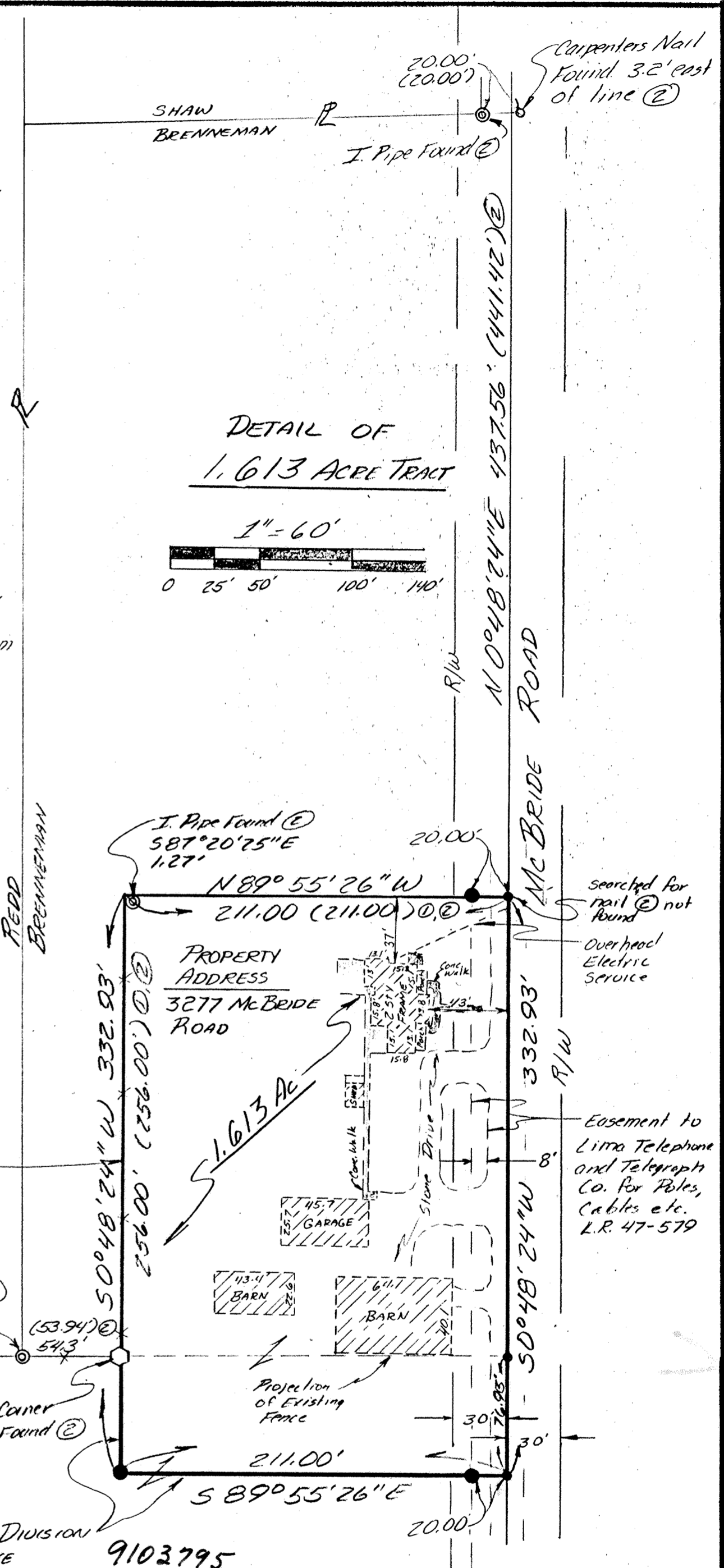
NW
14
35
QUARTER
SECTION TOWN

5E
RANGE
MARION
TOWNSHIP ALLEN
COUNTY

OHIO
STATE

- LEGEND**
- = Corner Store Found
 - = Corner Post Found
 - ⊙ = Iron Pipe Found
 - = Nail Found
 - = Iron Pin Set (5/8" x 30" rebar w/ Aluminum Cap stamped "Kramer Eaton, Ohio")
 - = Large P.K. Nail Set
 - ⊙ = per D.R. 654-724
 - ⊙ = per D.R. 546-328

Called distances are enclosed by parentheses.



NOTE: Prior to 1898 the west 1/2 of the NW 1/4 of Section 14 was owned by A. Mosier & G. Mosier (heirs of Valentine Mosier). On 6 Nov. 1898 A. Mosier conveyed title to the south part of the west 1/2 of said 1/4 to G. Mosier. This instrument is recorded in deed record 83, page 511. A simple synopsis of the description contained in this instrument is: The SW 1/4 of the NW 1/4 of section 14 and a 13 rod by 13 rod tract in the SE corner of the NW 1/4 of said NW 1/4, except a 13 rod by 13 rod tract in the NW corner of the SW 1/4 of said NW 1/4. This instrument equally divides the west 1/2 and allows the existing house to be included with the south part as conveyed to G. Mosier.

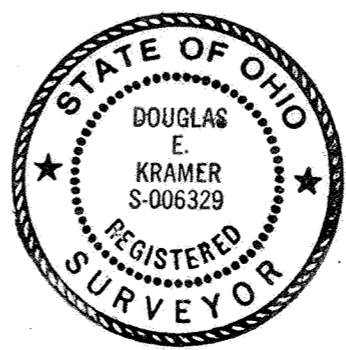
In 1905 A. Mosier conveyed the NW 1/4 of said NW 1/4 to H. Hoover (recorded in deed record 106, page 497). This created an overlap (13 rod by 13 rod) in the SE corner of the NW 1/4 of said NW 1/4 and a gap (13 rod by 13 rod) in the NW corner of the SW 1/4 of said NW 1/4. This conflict existed through the title chains of both parcels until 1963. At which time, Augsburger (owner of the south part) conveyed to Brunk (owner of the north part) the 13 rod by 13 rod in the SE corner of the NW 1/4 of said NW 1/4, recorded in deed record 425, page 285. Brunk then conveyed a tract 211' by 256' to Augsburger in the SE corner of the NW 1/4 of said NW 1/4 recorded in deed record 425, page 288. At approximately the same time, both Augsburger and Brunk stated in deed record 425, page 291: that they are the owners of their respective 1/4's of said NW 1/4; further that the 13 rod by 13 rod tract in the NW corner of the SW 1/4 of said NW 1/4 had been omitted by scrivener's error and should be included with Augsburger's SW 1/4 of said NW 1/4; and that Augsburger has a claim of adverse possession to the 13 rod by 13 rod tract in the NW corner of the SW 1/4 of said NW 1/4.

It is probable that the current boundary fence between Blymer and Redd is the same fence in existence at the time of Augsburger's and Brunk's affidavit. Therefore it can be inferred that Augsburger and Brunk were agreeing that the fence was the boundary between their respective 1/4's. Assuming the fence is the boundary between the 1/4's, the areas of each are equal as shown by this survey. Brunk's 1/4 is 39.825 acres and Augsburger's 1/4 is 39.758 acres (a difference of 0.067 acres). This would follow the intent of the original division of the west 1/2 of said NW 1/4, into equal parts as described in deed record 83, page 511. Based upon the above the SE corner of the 211' by 256' tract described in deed record 425, page 288, would be at the intersection of the eastwardly projection of the fence between Blymer and Redd and the east line of the west 1/2 of said NW 1/4.

CERTIFICATION: I Douglas E. Kramer do certify: that the information shown herein was prepared from an actual boundary survey and physical examination of the premises; that the improvements located upon the parcel are shown herein; that all improvements lie within the common boundaries of the parcel; that no easements exist except as shown herein; that no encroachments exist except as shown herein; that the parcel is not in any flood plain as designated on HUD Map #390758 0025 B; and that exterior examination of the improvements revealed no visible signs of remodeling or work in progress to the physical structures.

Douglas E. Kramer Date: April 14, 1991

Douglas E. Kramer
Professional Surveyor #6329



New Division
LINE 9103795
RECORDERS OFFICE
ALLEN COUNTY OHIO
RECEIVED AND RECORDED
AT 1:44 PM
APRIL 19, 1991
PLAT BOOK 18 PG 111
FEE \$20.70
EDWARD P. KIRK
ALLEN COUNTY RECORDER

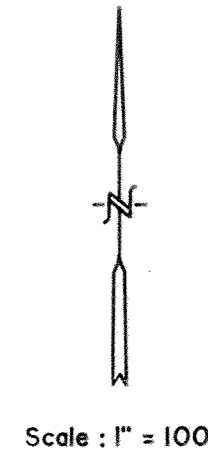
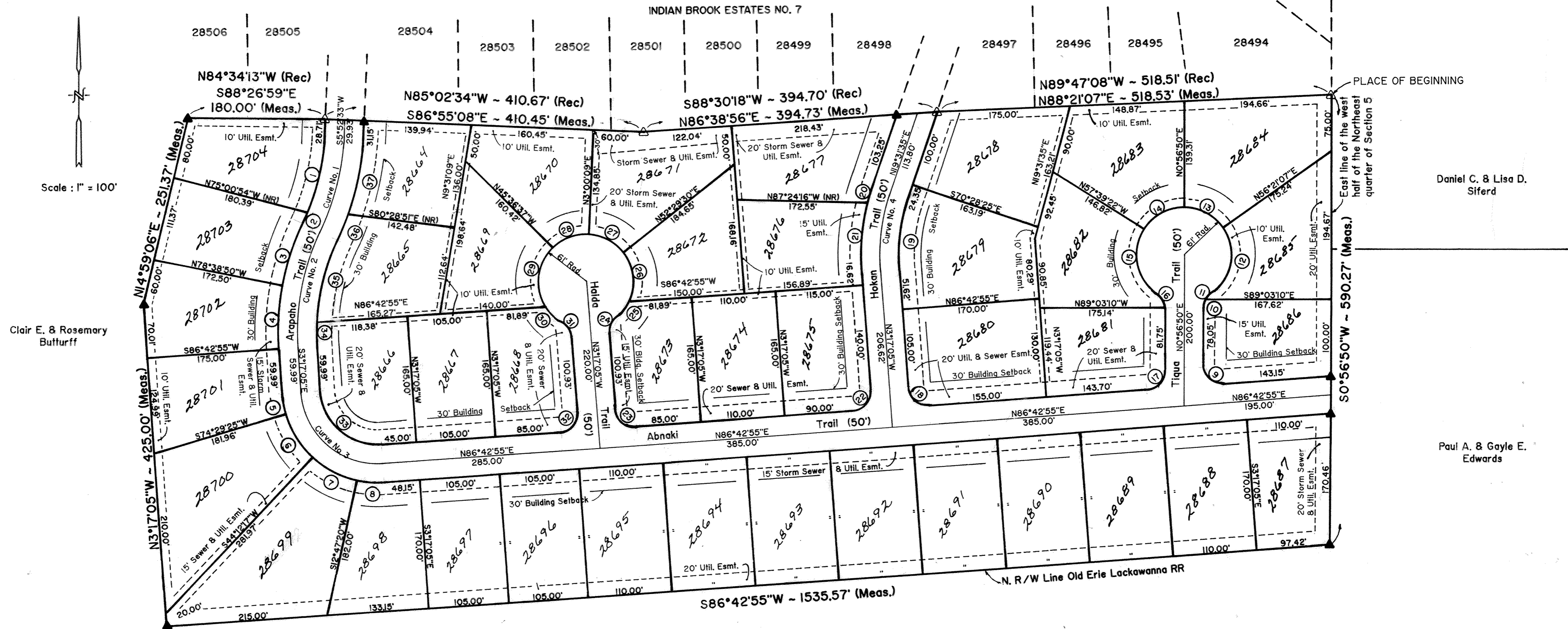
1.613 ACRE TRACT
Prepared For: JEFF WAGGAMON
DOUGLAS E. KRAMER, P.S.
Professional Land Surveyor
1700 W. Winma Line Rd.
Eaton, Ohio 45320
(513) 456-6912

INDIAN BROOK ESTATES NO. 9

PART N1/2 SECTION 5, T-4-S, R-6-E
SHAWNEE TOWNSHIP, ALLEN CO., OHIO

For Restriction Modification See Deed Vol 780 Page 653. (Lot 28679)

For Amendment to Deed Restrictions See Deed Vol 882, Pg 362



Clair E. & Rosemary Buttruff

Curve No.	Radius	Arc Length	Chord Bearing	Chord Length
1	311.74'	93.83'	S14°30'51"W	93.47'
2	311.74'	16.08'	S24°37'57"W	16.07'
3	330'	85.01'	S18°43'58"W	84.78'
4	330'	84.31'	S4°02'03"W	84.08'
5	125'	26.67'	S9°23'50"E	26.62'
6	125'	66.07'	S30°39'09"E	65.31'
7	125'	68.54'	S61°30'11"E	67.68'
8	125'	35.07'	S85°14'52"E	34.95'
9	25'	4.12'	N41°55'55"W	36.64'
10	25'	9.67'	N12°01'31"E	9.61'
11	25'	14.09'	N39°15'16"E	13.90'
12	61'	94.80'	N10°52'31"E	85.55'
13	61'	58.99'	N61°21'02"W	56.72'
14	61'	62.39'	S61°38'44"W	59.71'
15	61'	91.40'	S10°34'49"E	83.09'
16	25'	23.76'	S26°16'47"E	22.87'
17	25'	37.42'	S39°36'25"W	34.03'
18	25'	39.27'	N48°17'05"W	35.36'
19	225'	89.59'	N8°07'15"E	88.99'

Curve No.	Radius	Arc Length	Chord Bearing	Chord Length
20	275'	19.00'	S17°32'50"W	19.00'
21	275'	90.50'	S6°08'29"W	90.08'
22	25'	39.27'	S41°42'55"W	35.36'
23	25'	39.27'	N48°17'05"W	35.36'
24	25'	23.76'	N23°55'03"E	22.87'
25	61'	26.61'	N38°40'14"E	26.40'
26	61'	67.80'	N5°40'01"W	64.36'
27	61'	52.69'	N62°15'10"W	51.07'
28	61'	51.76'	S68°41'46"W	50.22'
29	61'	82.12'	S5°49'22"W	76.06'
30	61'	26.96'	S45°24'24"E	26.74'
31	25'	23.76'	S30°32'02"E	22.87'
32	25'	39.27'	S41°42'55"W	35.36'
33	75'	117.81'	N48°17'05"W	106.07'
34	280'	30.06'	N0°12'31"W	30.05'
35	280'	113.60'	N14°29'24"E	112.82'
36	361.74'	37.95'	N23°06'08"E	37.94'
37	361.74'	89.62'	N12°59'01"E	89.38'

Curve No. 1	Curve No. 2	Curve No. 3	Curve No. 4
Δ = 20°14'12"	Δ = 29°23'50"	Δ = 90°00'00"	Δ = 22°48'50"
R = 336.174'	R = 305'	R = 100'	R = 250'
L = 118.74'	L = 156.49'	L = 157.08'	L = 99.54'
T = 59.99'	T = 80.01'	T = 100.00'	T = 50.43'

Δ - Concrete Monument Found
▲ - Concrete Monument Set

A 5/8 inch rebar will be set at all lot corners.

INDIAN BROOK ESTATES NO. 9

APPROVAL OF THE PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio and Chairman of the Planning Commission, hereby on behalf of said City and Commission, approve and accept this plat this 23rd day of May, 1991.

David Burger
Mayor, City of Lima, Ohio
Chairman, City Planning Commission

COUNTY RECORDER'S CERTIFICATION

9105760

Filed for record this 30th day of May, 1991, at 1:23 o'clock in the office of the County Recorder and recorded in Plat Book 18 on page 112

200 # 82.80

Edmund P. Keil Jr.
Recorder, Allen County, Ohio

COUNTY AUDITOR'S CERTIFICATION

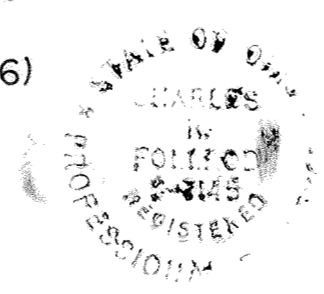
This plat filed for transfer this 30th day of May, 1991.

H. Dean French
Auditor, Allen County, Ohio

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in September 1990. A 5/8 inch rebar topped with a plastic cap stamped RLS 7145 will be set at all lot corners. All markers are or will be in place within six (6) months from the date of recording.

Carl Follrod
Registered Surveyor No. 7145
C&K Consulting Co.



DEDICATION

INDIANBROOK WEST COMPANY, an Ohio corporation, being the sole owners of the described premises, do hereby voluntarily consent to the execution of said plat and dedicate the streets as shown thereon to the public use forever.

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement, or removal of water, storm water, open ditch, sanitary sewer, gas, electric, telephone, or other utility lines or services and for the express privilege of removing any trees or obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

OWNERS - INDIANBROOK WEST CO.

WITNESS

Clair E. Butturff
Clair E. Butturff (Pres. & Treas.)

Carl Follrod

Rosemary Butturff
Rosemary Butturff (Vice-Pres. & Sec.)

Karen M. Follrod

ACKNOWLEDGEMENT

State of Ohio
County of Allen

Before me, a notary public in and for said State and County, did personally appear the above signed OWNERS who acknowledged that they signed the hereon plat and the signing thereof was their free act and deed.

IN WITNESS thereof, I affix my hand and seal this 30th day of May, 1991

My Commission Expires
2-27-96

Betty Boroff
Notary Public



DESCRIPTION

Being a parcel of land situate in the north half of Section 5, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows:

BEGINNING at a concrete monument found at the southeast corner of Lot 28494 as platted in Indian Brook Estates No. 7 (said concrete monument also being on the east line of the west half of the Northeast quarter of said Section 5); thence S0°56'50"W, 590.27 feet to a set concrete monument; thence S86°42'55"W, 1535.57 feet to a set concrete monument; thence N3°17'05"W, 425.00 feet to a set concrete monument; thence N14°59'06"E, 251.37 feet to a set concrete monument; thence S88°26'59"E, 180.00 feet to a found concrete monument; thence S86°55'08"E, 410.45 feet to a found concrete monument; thence N86°38'56"E, 394.73 feet to a found concrete monument; thence N88°21'07"E, 518.53 feet to the PLACE OF BEGINNING containing 21.811 acres more or less and subject to all legal easements of record.

INDIAN BROOK ESTATES NO. 9

DEED RESTRICTIONS

As part of a general plan for the development of the real estate shown on the foregoing plat, as a residential area, and for the common advantage and benefit of the purchasers of any of the lots shown on said plat, the restrictions, covenants, reservations, liens and charges hereinafter set forth, each and all of which is and are for the common benefit of said property and for each owner thereof, shall inure to and pass with said property and each and every parcel thereof, and shall apply to and be binding upon the purchasers and successors in interest; and the restrictions, covenants, reservations, easements, liens, and charges applicable to each tract, lot, or parcel shall inure to the benefit of and be enforceable by the purchaser or purchasers of every tract, lot or parcel and their successors in interest.

The tract, lots and parcels of real estate shown and described on this plat are and shall be held, transferred, sold and conveyed subject to the following conditions, restrictions, covenants, reservations, easements, liens and charges;

(1) The words (lots) or (building site) shall be construed to mean and shall refer to one or more lots shown on the foregoing plat.

(2) Said building sites shall be used and occupied solely and exclusively for private residential purposes by a single family, including family servants.

(3) No buildings or structures other than one family residences not to exceed two and one-half stories in height, together with customary out-buildings such as private garages, home workshops and home greenhouses, incidental to the residential use of such building sites shall be erected, maintained or permitted upon any building site. Any out-buildings must conform in style and architecture to the appearance of the house.

(4) All buildings shall be constructed of new material and no buildings or other structures whatsoever erected elsewhere shall be permitted to be moved upon any building site without the written permission of the Architectural Committee hereinafter referred to.

(5) No buildings or structures of any kind shall be located on any building site nearer than thirty (30) feet from the front property line or nearer than ten (10) feet from the side property line (except on corner lots where no structure shall be located nearer than thirty (30) feet from the side property line). The restrictions as to the distance at which buildings shall be placed from the front, side, and rear lot lines shall apply to and include porches, port-cocheres, and other similar projections. All residential structures located on building sites must front on a street, excepting that structures on corner lots may be located diagonally thereon.

(6) No one or two floor residential structure shall be erected on any building site, the habitable floor area of which exclusive of basement, open porches and garages shall be less than 1700 square feet. The same square footage shall be required on tri-level structures and the main floor plus the upper level plus one-half the finished lower level shall be added to obtain the square footage. All swimming pools shall be constructed in-ground. All chimneys shall consist of masonry construction.

(7) No building or other structure shall be erected, placed or altered on any building site unless the building plans, specifications and plot plan showing the location of such building have been approved in writing, as to conformity and harmony of external design and color, with the existing structures in the subdivision, as to the location of the building with reference to topography and

(20) Should any one or more of the foregoing restrictions, covenants or conditions at any time in the future be held illegal, void or unenforceable, such fact shall not in any way impair the validity of any of the other restrictions, covenants or conditions, all of which shall remain in full force and effect.

finished ground elevation, by an Architectural Committee composed of three individuals appointed by Clair E. Butturff, president of Indianbrook West Company, its successors or assigns. In the event of the death or resignation of any member of the Committee originally appointed, the remaining members or member of the Committee shall have the power to appoint new members to fill the vacancies.

(8) Walls, fences or hedges, except retaining walls not extending above ground level, shall not be erected or planted on any building site between the front property line and the front setback line. No fence will be erected farther forward than the rear wall of the residence and it shall not exceed three (3) feet in height above the top of the ground and it must be of the open wire type, such as chain link fence.

(9) No animals, livestock or poultry shall be kept or maintained on any of said building sites, except ordinary household pets which do not constitute an annoyance or nuisance, nor shall any house or travel trailers, campers or motor homes; boats or boat trailers or snow mobile or snow mobile trailers, or any other such type of recreational equipment cannot be stored or permitted to remain upon any building site, except inside of a garage.

(10) No signs, advertisements or billboards (except "For Rent" or "For Sale" signs) may be erected or maintained on any building site.

(11) No oil, gas or water wells shall be drilled nor shall any mining or commercial excavating operation of any kind be conducted on any building site.

(12) No trade or activity of a business nature shall be carried on upon any building site nor shall anything be done thereon which may be or may become an annoyance or nuisance.

(13) Water used for air conditioning, from downspouts or from land tile drainage shall not be discharged into the sanitary effluent lines. All such water must be discharged into storm sewers or splash blocks.

(14) Off street parking must be provided at each home site for at least six (6) automobiles, two (2) of which can be in the garage and the balance of which can be in the driveway.

(15) An easement for utility purposes is hereby expressly reserved to Indianbrook West Co., the present owner of all building sites and to its successors and assigns and to the purchasers of any building sites, their heirs, executors, administrators, and assigns as shown on the plat sheet for Indian Brook Estates No. 9.

(16) No house may be occupied until completed.

(17) Every home must be constructed by a building contractor engaged in the building business full time.

(18) Owners of each lot shall be prohibited from filling roadway swales.

(19) The foregoing restrictions, covenants and conditions shall run with the land and shall be binding on all future owners of all building sites and all persons claiming under them until January 1, 2001, after which time said restrictions, covenants and conditions shall be automatically extended for successive periods of ten (10) years each, provided that the owners of three-fourths majority of the building sites may, in writing, change, modify, alter, amend or annul any of the restrictions, reservations or conditions at any time.

INDIAN BROOK ESTATES NO. 9

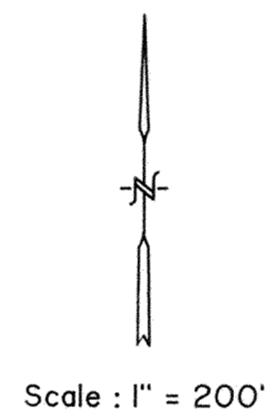
SURVEY OF DEDICATOR'S LAND

PARCEL I

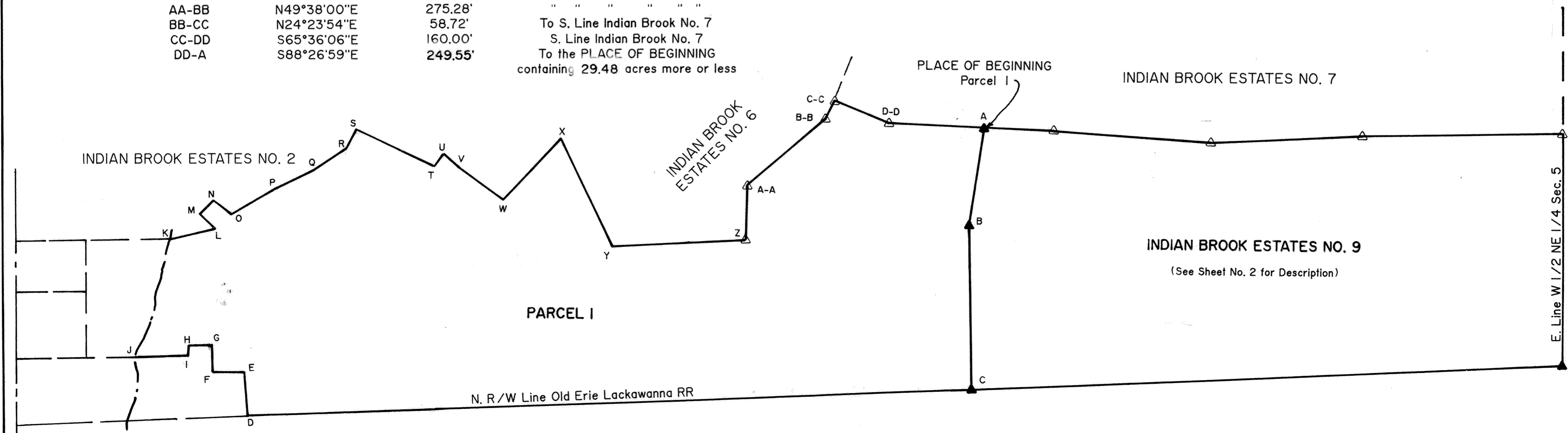
Being a parcel of land situate in the north half of Section 5, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows

BEGINNING at a concrete monument set on the south line of Lot 28506 in Indian Brook Estates No. 7 thence as follows:

LOCATION	BEARING	DISTANCE	DESCRIPTION
A-B	S14°59'06"W	251.37'	W. Line Indian Brook No. 9
B-C	S3°17'05"E	425.00'	W. Line Indian Brook No. 9
C-D	S86°42'55"W	1845.59'	N. Line Old Erie Lackawanna RR
D-E	N1°31'50"W	229.46'	
E-F	N89°02'50"W	80.30'	
F-G	N0°57'10"E	79.10'	
G-H	N89°02'50"W	61.30'	
H-I	S1°35'10"W	32.00'	
I-J	S88°10'10"W	150.00'	To $\frac{1}{2}$ Creek
J-K	N16°40'10"E	320.00'	With $\frac{1}{2}$ Creek
K-L	N79°02'10"E	126.00'	S. Line Indian Brook No. 2
L-M	N45°26'50"W	56.50'	" " " " " "
M-N	N44°33'10"E	50.00'	" " " " " "
N-O	S45°26'50"E	60.00'	" " " " " "
O-P	N62°03'10"E	134.00'	" " " " " "
P-Q	N62°31'10"E	112.72'	" " " " " "
Q-R	N51°16'10"E	106.65'	S. Line Indian Brook No. 2
R-S	N10°47'10"E	35.62'	To SW Corner Lot 25829
S-T	S64°23'50"E	200.00'	
T-U	N32°36'10"E	40.50'	
U-V	S46°58'50"E	50.00'	
V-W	S46°58'50"E	149.29'	To SE Corner Lot 25817
W-X	N49°51'10"E	223.18'	E. Line Indian Brook No. 3
X-Y	S24°08'50"E	307.63'	W. Line Indian Brook No. 6
Y-Z	S82°04'34"E	352.22'	To SE Corner Lot 27960
Z-AA	N1°24'00"W	133.36'	E. Line Indian Brook No. 6
AA-BB	N49°38'00"E	275.28'	" " " " " "
BB-CC	N24°23'54"E	58.72'	To S. Line Indian Brook No. 7
CC-DD	S65°36'06"E	160.00'	S. Line Indian Brook No. 7
DD-A	S88°26'59"E	249.55'	To the PLACE OF BEGINNING containing 29.48 acres more or less



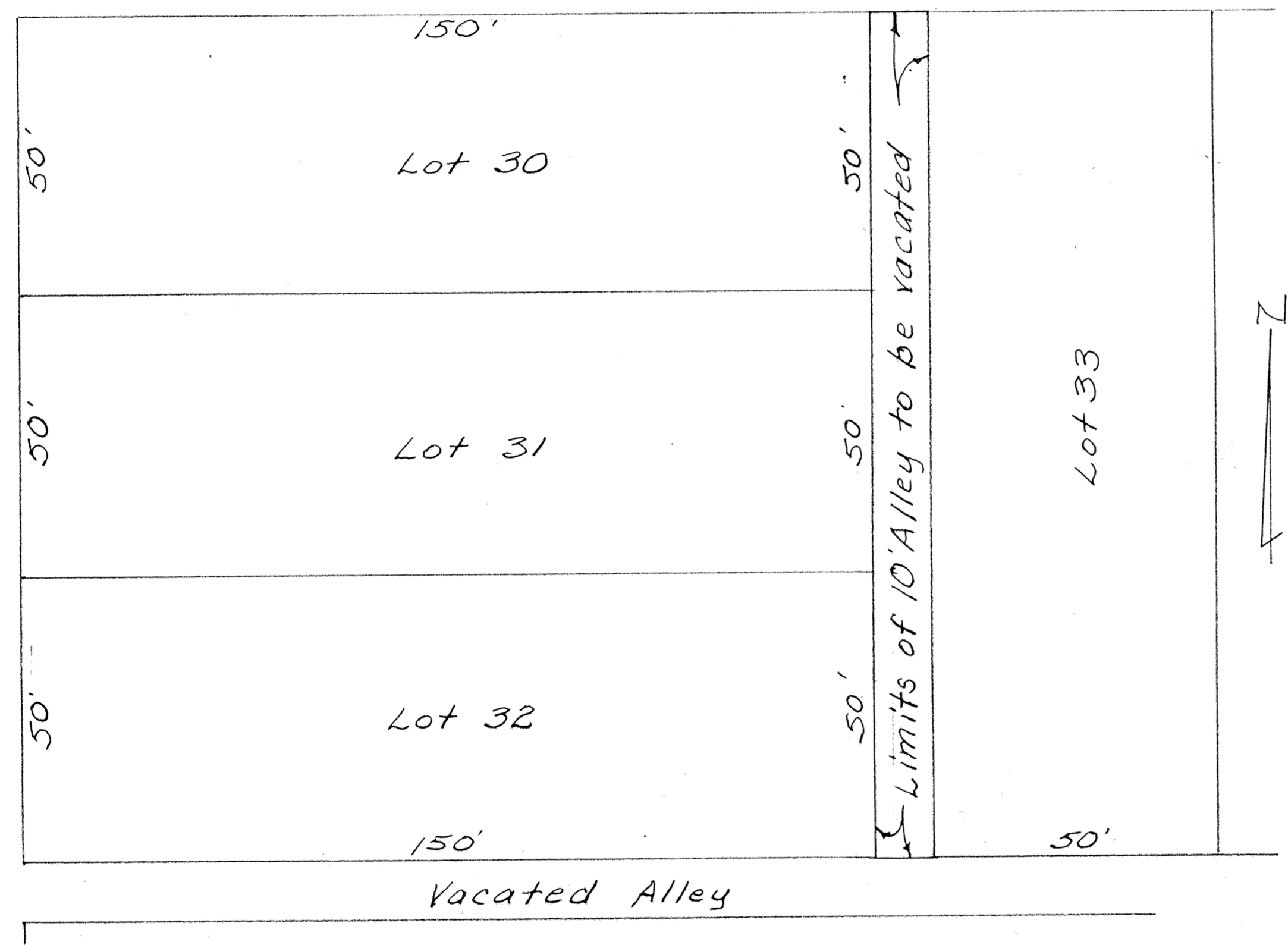
△ - concrete monument found
 ▲ - concrete monument set



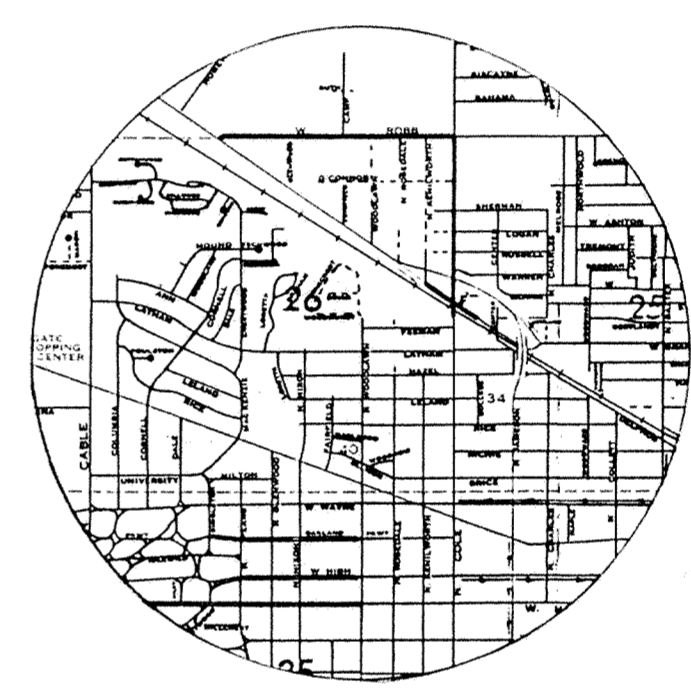
ALLEY VACATION

WOODLAWN AVE. 50'

LATHAM AVE. 50'

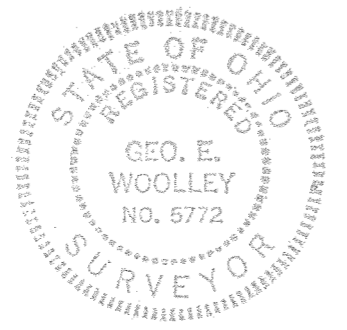


VICINITY MAP



DESCRIPTION OF ALLEY TO BE VACATED

Starting at the northwest corner of Lot #33 in C. H. Eckhards First Oak Park Addition to Lima, Ohio; thence south one hundred fifty (150) feet, along the west line of said lot, to the southwest corner of said lot #33; thence ten (10) feet west, along the north edge of a vacated unnamed alley, to the southwest corner of lot #32; thence one hundred fifty (150) feet north along the east lines of lots #32, 31 and 30 to the northeast corner of lot #30; thence ten (10) feet east along the south line of Latham Ave. to the place of beginning.



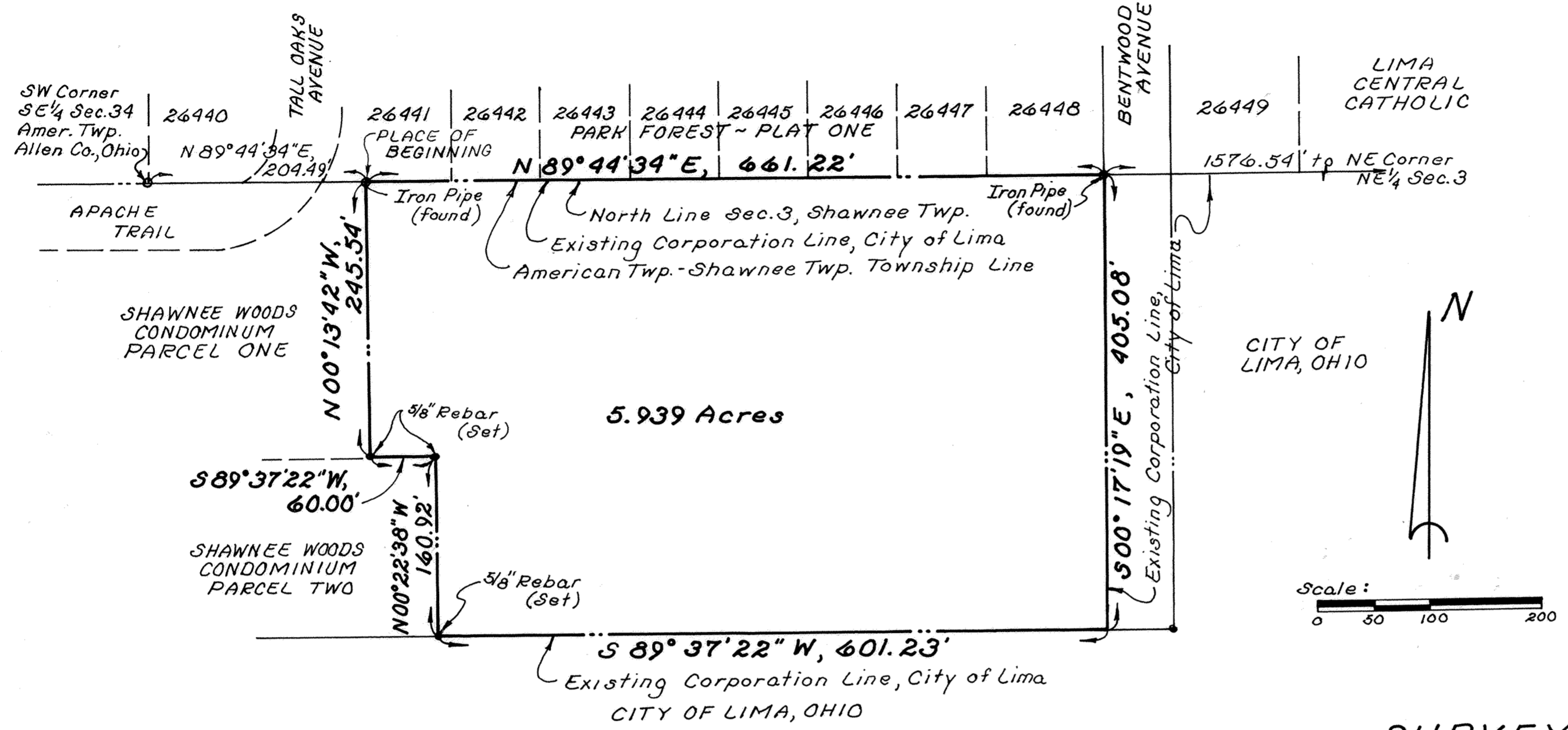
George E. Woolley
 George E. Woolley
 Registered Surveyor No. 5772

9108095
 Recorder's Office
 Allen County, Ohio
 Received and Recorded
 3:15 PM July 22, 1991
 plat Book 18 page 116
 Dec 20, 70
 Edward P. Kirk
 Allen County Recorder
 Ord see Ord Vol 754 pg 29

ACCU-TRACE SURVEYS			
George E. Woolley		Reg. Surveyor No. 5772	
Alley Vacation			
SURVEYED	DATE	DRAWN BY	DATE
		<i>GEW</i>	3-20-91
SCALE	APP'D	DRWG. NO.	
1" = 20'			

MAP OF TERRITORY TO BE ANNEXED TO THE CITY OF LIMA

Part of the N.E. 1/4, Section 3, T-4-S, R-6-E,
Shawnee Township, Allen County, Ohio.



DESCRIPTION

Being a parcel of land situate in the Northeast quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows:

Commencing at a concrete monument found at the southwest corner of the Southeast quarter of Section 34, T-3-S, R-6-E, American Township; thence N 89° 44' 34" E with the American Twp. - Shawnee Twp. Township Line (said line also being the north line of Section 3, Shawnee Township; also being the south line of Park Forest - Plat One; also being the existing Corporation Line of the City of Lima), 204.49 feet to an iron pipe found at the northeast corner of Shawnee Woods Condominium and the PLACE OF BEGINNING; thence continuing N 89° 44' 34" E with said township line, north Section Line, south line of Park Forest - Plat One and existing Corporation Line, 661.22 feet to an iron pipe found at the southeast corner of Lot N° 26448 in Park Forest - Plat One; thence S 00° 17' 19" E with the existing Corporation Line of the City of Lima, 405.08 feet to a point; thence S 89° 37' 22" W continuing with the existing Corporation Line of the City of Lima, 601.23 feet to a 3/8 inch rebar at the southeast corner of Shawnee Woods Condominium - Parcel Two; thence N 00° 22' 38" W with the east line of said Condominium, 160.92 feet to a 3/8 inch rebar at the northeast corner of said Condominium; thence S 89° 37' 22" W with the north line of said Condominium, 60.00 feet to a 3/8 inch rebar at the southeast corner of Shawnee Woods Condominium - Parcel One; thence N 00° 13' 42" W, 245.54 feet to the PLACE OF BEGINNING containing 5.939 acres more or less and subject to all legal easements of record.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made under my supervision in August, 1990.

DATE: November 19, 1990

Richard D. Morrison
 REGISTERED SURVEYOR Ohio No. 6420
 RUCK and MORRISSEY, Inc.
 Consulting Engineers & Surveyors

APPROVAL OF CITY COUNCIL

At a meeting of the City Council of the City of Lima, Ohio held this 11th day of June, 1991, this Annexation Plat was approved By Ordinance No. 144-91.

Furl Williams
 PRESIDENT, CITY COUNCIL, LIMA, OHIO

For Resolution to change Boundary Lines by Annexation see Deed Volume 754 Page 31.

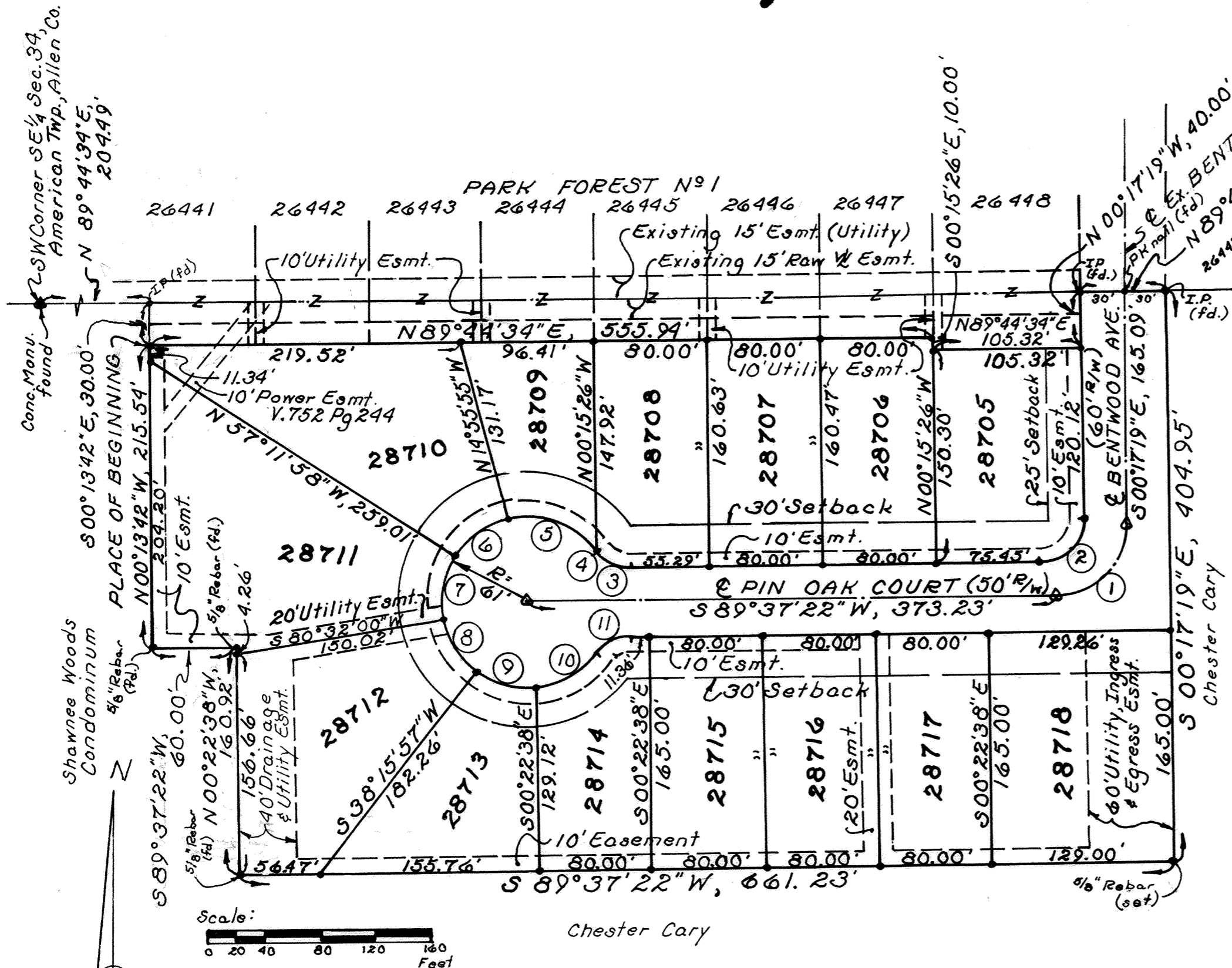
COUNTY RECORDER'S CERTIFICATION

N° 9108097
 Filed for record this 22nd day of July, 1991 at 3:29 o'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 117.

Edward P. Keel by [Signature]
 RECORDER - ALLEN COUNTY, OHIO.

PARK FOREST N^o 4

Pt. NE 1/4, SECTION 3, T-4-S, R-6-E, CITY OF LIMA, ALLEN COUNTY, OHIO.



DESCRIPTION

Being a parcel of land within the City of Lima, Allen County, Ohio formerly being in the Northeast quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows:

Commencing at a concrete monument found at the southwest corner of the Southeast quarter of Section 34, T-3-S, R-6-E, American Township; thence N 89° 44' 34" E with the south line of Park Forest ~ Plat One' Subdivision, 204.49 feet to an iron pipe found at the northeast corner of Shawnee Woods Condominium; thence S 00° 13' 42" E with the east line of said Shawnee Woods Condominium, 30.00 feet to a 5/8 inch rebar set and the PLACE OF BEGINNING; thence N 89° 44' 34" E, 555.94 feet to a 5/8 inch rebar set; thence S 00° 15' 26" E, 10.00 feet to a 5/8 inch rebar set; thence N 89° 44' 34" E, 105.32 feet to a 5/8 inch rebar set; thence N 00° 17' 19" W, 40.00 feet to an iron pipe found at the southeast corner of Lot N^o 26448 in Park Forest ~ Plat One; thence N 89° 44' 34" E, 60.00 feet to an iron pipe found at the southwest corner of Lot 26449 in Park Forest ~ Plat One; thence S 00° 17' 19" E, 404.95 feet to a 5/8 inch rebar set; thence S 89° 37' 22" W, 661.23 feet to a 5/8 inch rebar found at the southeast corner of Shawnee Woods Condominium ~ Parcel Two; thence N 00° 22' 38" W with the east line of said Condominium, 160.92 feet to a 5/8 inch rebar found at the northeast corner of said Condominium; thence S 89° 37' 22" W with the north line of said Condominium, 60.00 feet to a 5/8 inch rebar found at the southeast corner of Shawnee Woods Condominium ~ Parcel One; thence N 00° 13' 42" W with the east line of said Condominium, 215.54 feet to the PLACE OF BEGINNING containing 6.017 acres more or less and subject to all legal easements of record.

Curve N ^o	Location	Radius	Arc	Chord: Bearing & Length
1	E	50.00'	78.46'	S 44° 40' 02" W, 70.66'
2	R/W	30.00'	47.08'	S 44° 40' 02" W, 42.39'
3	R/W	30.00'	27.65'	N 63° 58' 12" W, 26.69'
4	R/W	61.00'	1.28'	N 38° 09' 57" W, 1.28'
5	R/W	61.00'	70.44'	N 71° 51' 02" W, 66.59'
6	R/W	61.00'	45.00'	S 53° 56' 03" W, 43.99'
7	R/W	61.00'	45.00'	S 11° 40' 01" W, 43.99'
8	R/W	61.00'	45.00'	S 30° 36' 02" E, 43.99'
9	R/W	61.00'	45.00'	S 72° 52' 04" E, 43.99'
10	R/W	61.00'	52.37'	N 61° 24' 12" E, 50.78'
11	R/W	30.00'	27.65'	N 63° 12' 56" E, 26.69'

LEGEND:
 ▲ denotes Monument Box set
 • denotes 5/8" Rebar topped with plastic Peramark cap stamped:
 KUCK & MORRISEY LS6470
 set at all lot corners.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in September, 1990 and that all markers are in place at the time of recording.

Richard D. Morrissey
 Registered Surveyor N^o 6470
 KUCK and MORRISEY, Inc.
 Consulting Engineers & Surveyors

Approved for transfer
 Allen County Tax Map
 Office
 By: J.R. Date: 7/23/99



DEDICATION

We the undersigned OWNERS of the land contained in this plat adopt said plat and dedicate the land within the road right-of-way to the use and benefit of the public forever. Easements shown on this plat are for the construction, operation, maintenance, repair, replacement or removal of water, storm sewer, open ditch, sanitary sewer, gas, electric, telephone or other utility lines or services and for the express privilege of removing any trees or other obstructions to the free use of said utilities, and for providing ingress and egress to the property for said purposes and are to be maintained as such forever. IN WITNESS WHEREOF, we have hereunto signed our names.

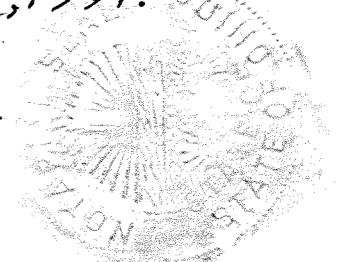
Vivian A. Jakim Ralph E. Albright Richard D. Morrissey
 WITNESS RAULPH E. ALBRIGHT, OWNER RICHARD D. MORRISEY, OWNER
Christine A. Morrissey Judith S. Albright Susan A. Morrissey
 WITNESS JUDITH S. ALBRIGHT, OWNER SUSAN A. MORRISEY, OWNER

ACKNOWLEDGEMENT

STATE OF OHIO
 ALLEN COUNTY, OHIO
 Before me, a Notary Public in and for said State and County, did personally appear the above signed OWNERS who acknowledged that they signed the hereon plat and the signing thereof was their free act and deed. In WITNESS thereof, I affix my hand and seal this 10 day of July, 1991.

MY COMMISSION
 EXPIRES 11-17-94

Grace A. Stechockult
 NOTARY PUBLIC
 ALLEN COUNTY, OHIO



PARK FOREST N°4

RESTRICTIONS

- 1) All lots in this subdivision shall be used and occupied solely and exclusively for private residential purposes by a single family.
- 2) No building or structures other than one family residences not to exceed 2½ stories in height, together with customary outbuildings, such as private garages, home workshops and greenhouses, incidental to the residential use, of such building sites shall be erected, maintained or permitted upon any lot.
- 3) All buildings shall be constructed of new material and no building or other structure whatsoever erected elsewhere shall be permitted to be moved upon any lot.
- 4) No building shall be located on any lot nearer to the front lot line nor nearer to a side street line than the minimum building setback lines shown on the recorded plat for this subdivision. No building shall be located nearer to an interior lot line than the minimum distance provided in the Lima City Ordinances at the time a new residence is being constructed.
- 5) No residential structure shall be erected on any building site, the inhabitable area thereof, excluding basements, open porches and garages, shall be less than 1400 square feet for a one story building nor 1800 square feet for a two story building.
- 6) Only open type fence or hedge not to exceed four (4) feet in height above ground level shall be erected or planted on any building site and shall not extend closer to the street than the front wall of the house.
- 7) No animals, livestock or poultry shall be kept or maintained on any part of said building sites, except ordinary household pets which do not constitute an annoyance or nuisance.
- 8) No inoperable motor vehicle; no trailer, motor home, camper, recreational vehicle, boat, air-craft, motorcycle; nor any truck larger than three-quarter tons shall be parked on any lot for more than 72 hours during any 30 day period, unless stored wholly within a private garage.
- 9) No sign will be displayed to the public view on any lot, except that each owner may erect and maintain one sign of not more than one square foot giving his address, name or profession, or combination thereof, and one sign of not more than five square feet offering the premises for sale or rent.
- 10) No lot shall be used in any manner to explore any source of water, oil or other hydrocarbons, gravel, earth or earth substances, or minerals of any kind.
- 11) No trash, litter or debris of any kind shall be placed or permitted to accumulated upon any lot, other than inclosed, sanitary receptacles. No noxious odors shall be permitted to emanate from any lot, nor shall any portion of any lot be maintained in such condition as to be unsafe, unsanitary, unsightly or detrimental to any occupant of the subdivision. No hazardous or offensive activities shall be carried on upon any lot, nor shall anything be done thereon which may be or may become an annoyance or a nuisance to other occupants of the subdivision. Without limiting any of the foregoing, no loudspeakers, horns, whistles, bells or other sound producing devices, except security devices used exclusively for security purposes, shall be located or used on the exterior of any building on any lot, nor shall any exterior lights be installed or used, the principal beam of which would shine onto adjoining lots. No clotheslines or other drying or airing facilities are permitted on the exterior of buildings.

RESTRICTIONS (cont'd)

- 12) No antenna for the transmission or reception of television signals, radio or any other form of electromagnetic radiation shall be erected, used or maintained on any lot outside any building, whether attached to a building or otherwise.
- 13) Should anyone or more of the foregoing restrictions, covenants or conditions at anytime in the future be held to be illegal, void or unenforceable, such fact shall not in anyway impair the validity of any of the other restrictions, covenants or conditions, all of which shall remain in full force and effect.
- 14) The foregoing restrictions, covenants and conditions shall run with the land and shall be binding on all future owners of all building sites and all persons claiming title under them until January 1, 2001. After which time said restriction, covenants and conditions shall be automatically extended for successive ten (10) years each. The foregoing reservations, restrictions, conditions, covenants, obligations and charges may be changed, modified, altered, amended or annulled at anytime upon the action, in writing, of the owners of a three-fourths majority of the lots.

APPROVAL OF PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I, the undersigned Mayor of the City of Lima, Ohio and Chairman of the City Planning Commission, hereby on behalf of said City and Commission, approve and accept this plat this 22nd day of July, 1991.

David Berger
Mayor of City of Lima, Ohio and
Chairman of the City Planning Commission

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 23rd day of July, 1991.

Fee: \$7.00

H. Dean French Auditor 123
Auditor, Allen County, Ohio.

COUNTY RECORDER'S CERTIFICATION

No. 9108128

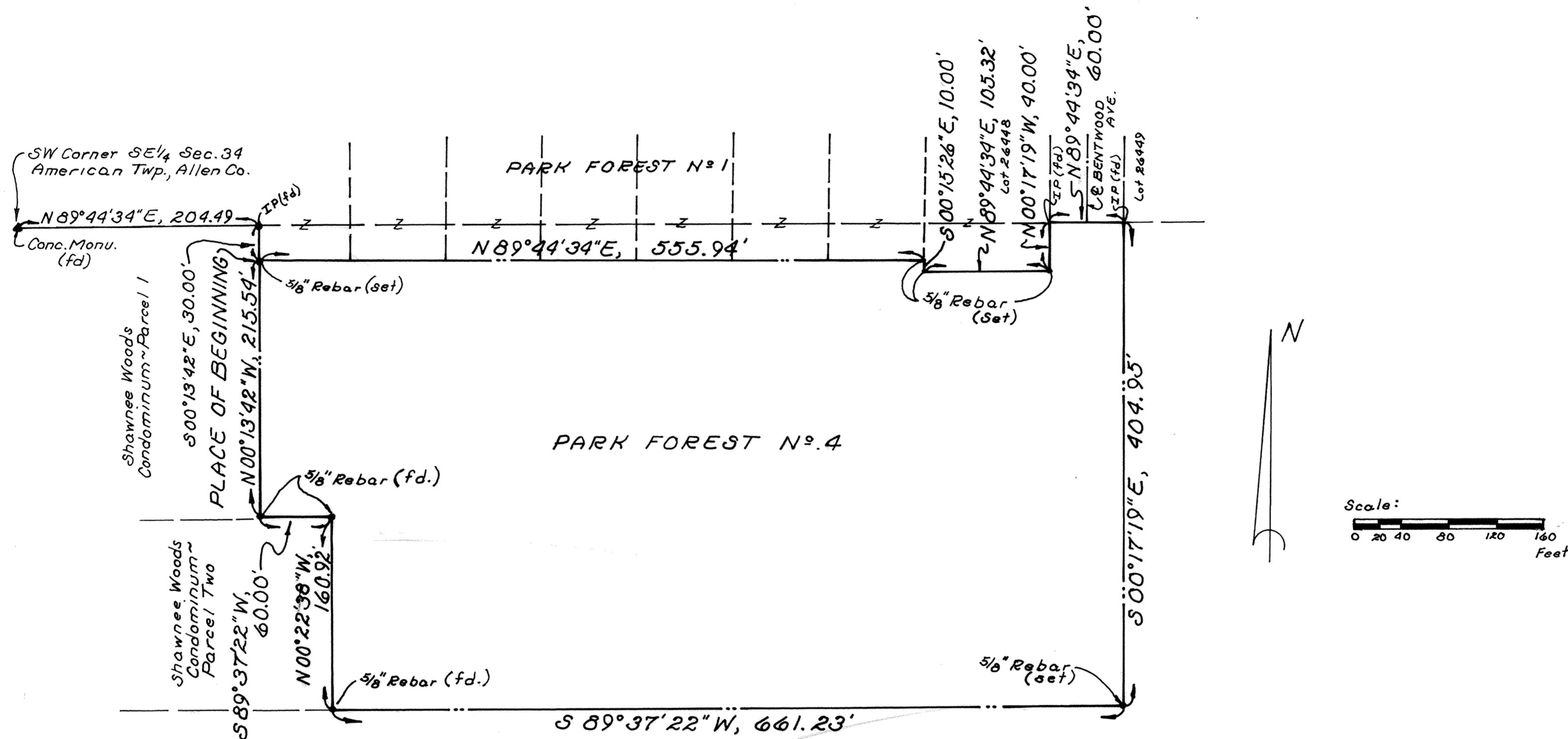
Filed for record in the Allen County Recorder's Office this 23rd day of July, 1991 at 2:59 O'clock A.M. and recorded in Allen County, Ohio Plat Book 18 on Page 118

Fee: \$62.10

Edward P. Kunkle, Jr.
Recorder, Allen County, Ohio.

PARK FOREST N^o 4

SURVEY OF DEDICATOR'S LAND



DESCRIPTION

Being a parcel of land within the City of Lima, Allen County, Ohio, formerly being in the Northeast quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows:

Commencing at a concrete monument found at the southwest corner of the Southeast quarter of Section 34, T-3-S, R-6-E, American Township; thence N 89° 44' 34" E with the south line of Park Forest~ Plat One Subdivision, 204.49 feet to an iron pipe found at the northeast corner of Shawnee Woods Condominium; thence S 00° 13' 42" E with the east line of said Condominium, 30.00 feet to a 5/8 inch rebar set and the PLACE OF BEGINNING; thence N 89° 44' 34" E, 555.94 feet to a 5/8 inch rebar set; thence S 00° 15' 26" E, 10.00 feet to a 5/8 inch rebar set; thence N 89° 44' 34" E, 105.32 feet to a 5/8 inch rebar set; thence N 00° 17' 19" W, 40.00 feet to an iron pipe found at the southeast corner of Lot 26448 in Park Forest~ Plat One; thence N 89° 44' 34" E, 60.00 feet to an iron pipe found at the southwest corner of Lot 26449 in Park Forest~ Plat One; thence S 00° 17' 19" E, 404.95 feet to a 5/8 inch rebar set; thence S 89° 37' 22" W, 661.23 feet to a 5/8 inch rebar found at the southeast corner of Shawnee Woods Condominium~ Parcel Two; thence N 00° 22' 38" W with the east line of said Condominium, 160.92 feet to a 5/8 inch rebar found at the northeast corner of said Condominium; thence S 89° 37' 22" W with the north line of said Condominium, 60.00 feet to a 5/8 inch rebar found at the southeast corner of Shawnee Woods Condominium~ Parcel One; thence N 00° 13' 42" W with the east line of said Condominium, 215.54 feet to the PLACE OF BEGINNING containing 6.017 acres more or less and subject to all legal easements of record.

**VACATION PLAT
OF
PART OF A 16' PUBLIC ALLEY
IN
RAHALLEY HEIRS SUBDIVISION
TO THE CITY OF LIMA
ALLEN COUNTY, OHIO**

— NOTE —
SHADED AREA DENOTES PUBLIC ALLEY TO BE VACATED

DESCRIPTION

Being part of a 16 foot public alley situated in Rahalley Heirs Subdivision to the City of Lima, Allen County, Ohio and being more particularly described as follows:

Beginning for the same at the southwest corner of Lot 5033 in Rahalley Heirs Subdivision and the north line of Flanders Avenue -

Thence west, along the north line of Flanders Avenue for a distance of 16.00 feet to the southeast corner of Lot 5032 -

Thence north, along the east line of Lot 5032 and the west line of a 16 foot public alley, for a distance of 119.50 feet -

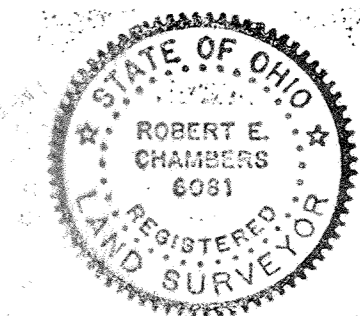
Thence east, and being parallel with the north line of Flanders Avenue, for a distance of 16.00 feet -

Thence south, along the west line of Lot 5033 and the east line of a 16 foot public alley for a distance of 119.50 feet to the point of beginning.

Containing 1,912 square feet or 0.044 acres.

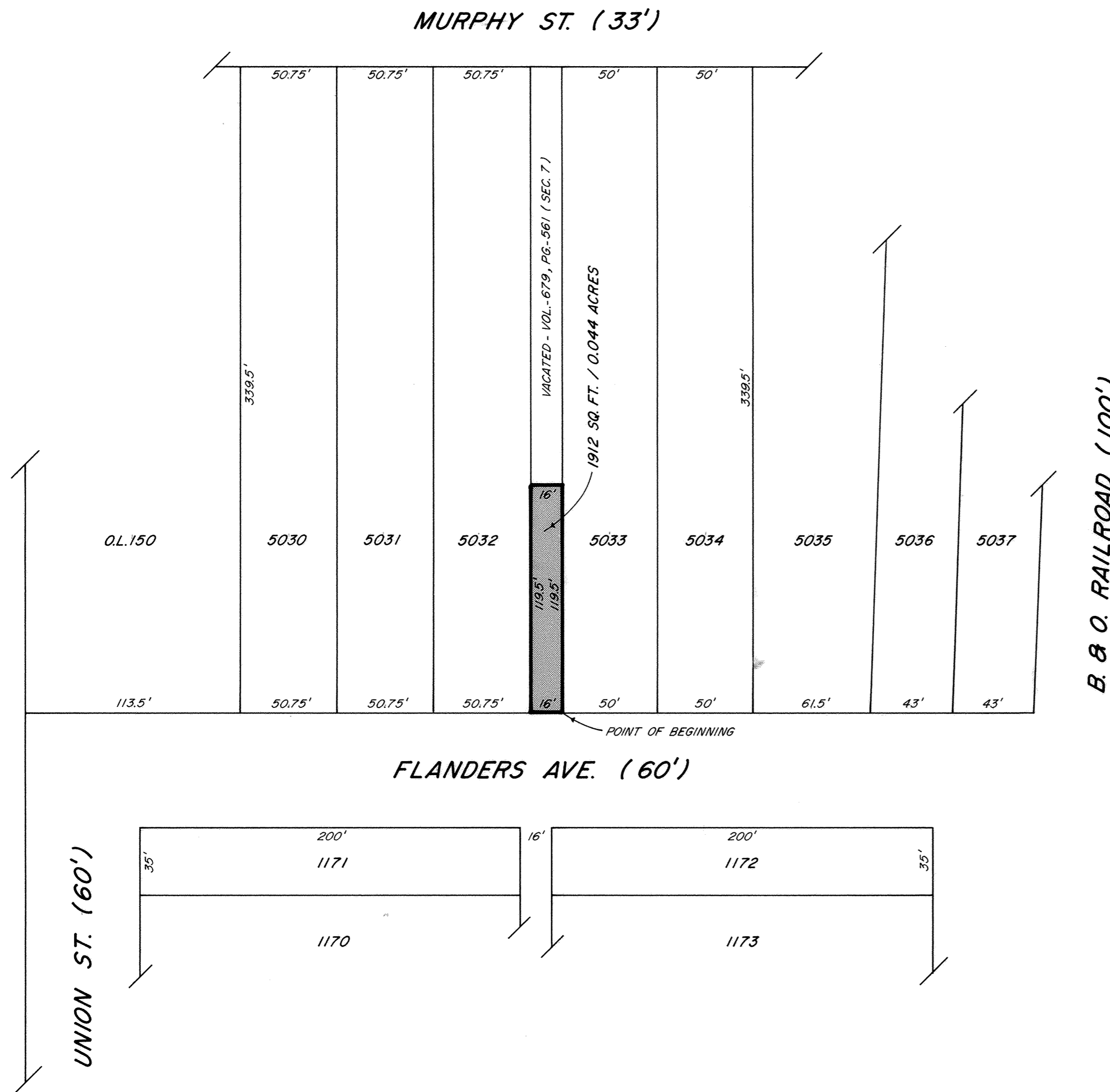
Robert E. Chambers
Robert E. Chambers
Reg. Surveyor #6081

9168919
Received and Recorded
at 2:42 PM
Aug 7, 1991
plat Book 1889 121
Edward P. Kirk
Allen City Recorder
Fee \$20.70



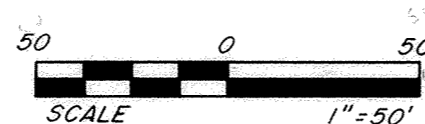
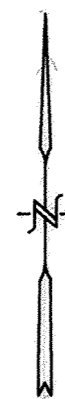
Assess Val 75489 643

PREPARED: MARCH 5, 1991
BY: SHELDON & ASSOC., INC.
1280 N. COLE STREET
LIMA, OHIO



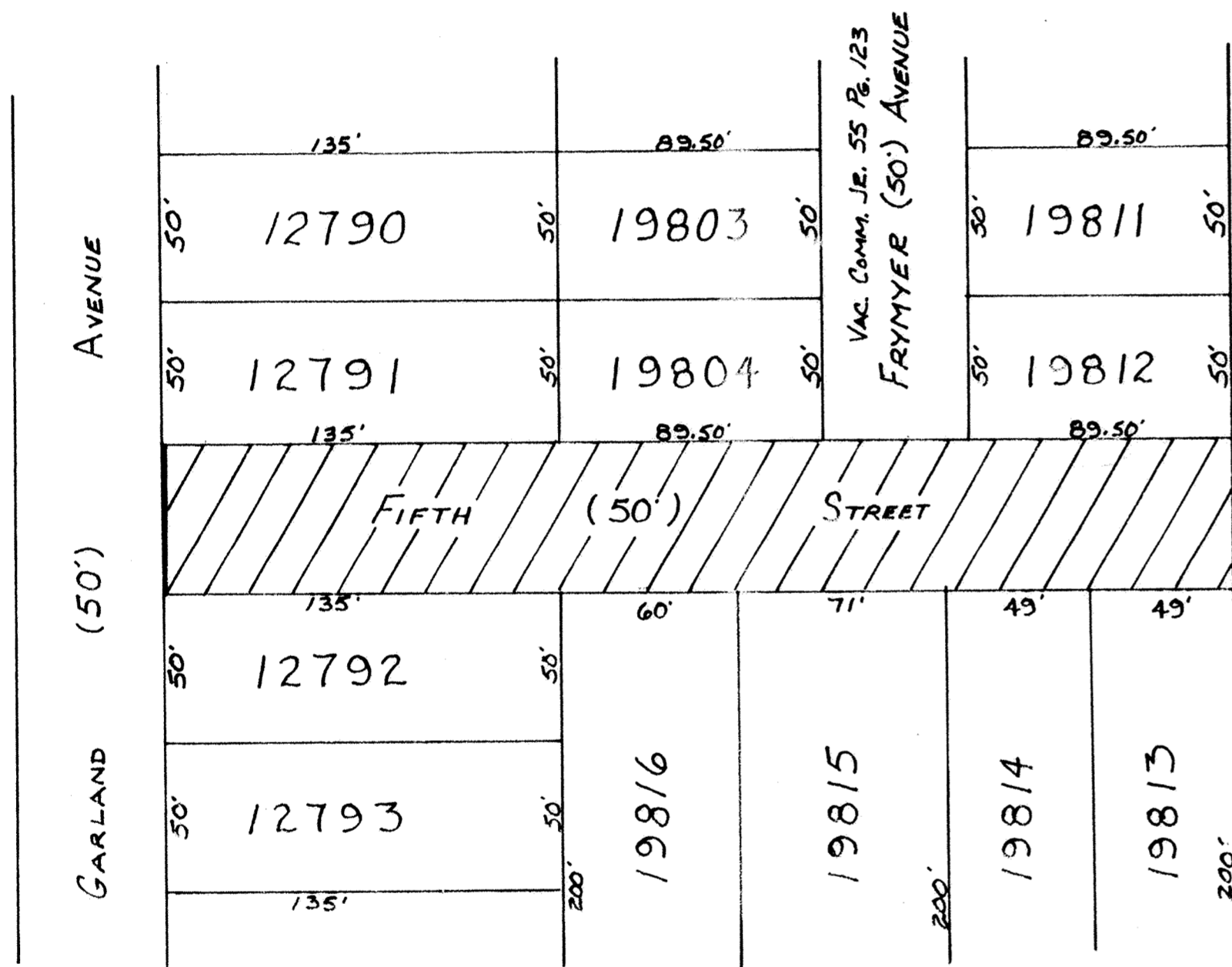
UNION ST. (60')

B. & O. RAILROAD (100')



STREET VACATION

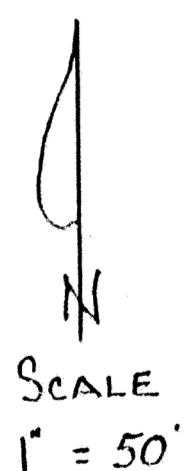
PERRY TOWNSHIP, ALLEN COUNTY, OHIO



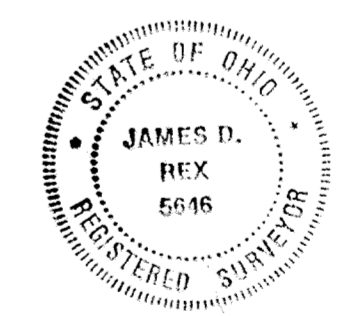
LEGAL DESCRIPTION

Being a fifty (50) foot public right-of-way platted as East Fifth Street in the Frymyer and South Park Additions to the City of Lima, Ohio and more particularly described as follows:

BEGINNING at the southwest corner of Lot Number 12791 in said South Park Addition; thence, east along the south lines of said Lot Number 12791 and Lot Number 19804 in said Frymyer Addition, the south line of the vacated Frymyer Avenue and the south line of Lot Number 19812 in said Frymyer Addition, 364.00 feet to the southeast corner of said Lot Number 19812, said point being on the west right-of-way line of the D.T.&I. Railroad; thence, south along said right-of-way line, 50.00 feet to the northeast corner of Lot Number 19813 in said Frymyer Addition; thence, west along the north line of Lots Number 19813, 19814, 19815 and 19816 in said Frymyer Addition, and the north line of Lot Number 12792 in said South Park Addition, 364.00 feet to the northwest corner of said Lot Number 12792; thence, north along the west line of said Lot Number 12792 and the east right-of-way line of Garland Avenue extended north, 50.00 feet to the PLACE OF BEGINNING.



James D. Rex
James D. Rex
Registered Surveyor
Ohio # 5646

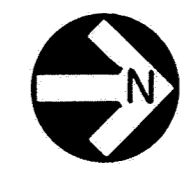
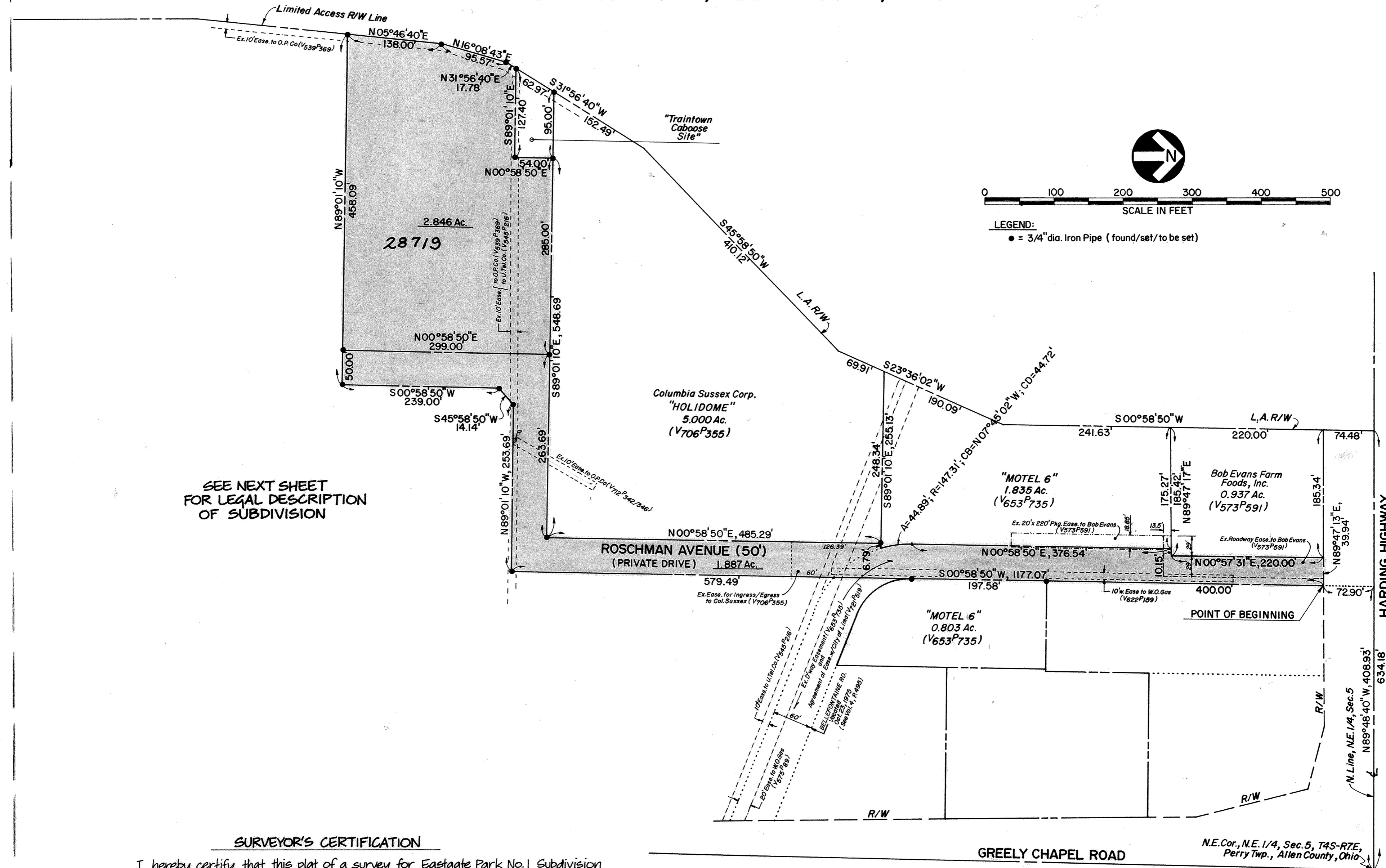


9109023
Received and Recorded
at 10:11 AM
August 9, 1991
plat Book 18 pg 122
Edward P. Kirk
Allen County Recorder
Dec #20.70
Deed BK 754 pg 781

A PRIVATE SUBDIVISION, KNOWN AS EASTGATE PARK NO. 1 SUBDIVISION

PART OF N.E. 1/4, SEC. 5, T-4-S, R-7-E, IN
PERRY TOWNSHIP, ALLEN COUNTY, OHIO

INTERSTATE ROUTE 75



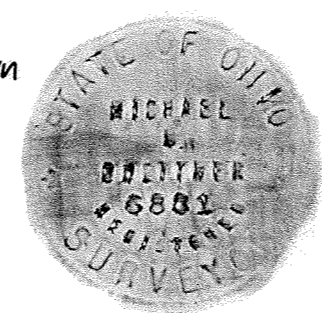
LEGEND:
● = 3/4" dia. Iron Pipe (found/set/to be set)

SEE NEXT SHEET
FOR LEGAL DESCRIPTION
OF SUBDIVISION

SURVEYOR'S CERTIFICATION

I hereby certify that this plat of a survey for Eastgate Park No. 1 Subdivision is based on surveying work performed by Kohli & Kaliber Associates, Inc., as of August 27, 1991, and that markers for the boundary corners shall be in place as shown within six months from the recording of this plat.

Michael G. Buettner
Michael G. Buettner
Ohio Registered Surveyor No 6881

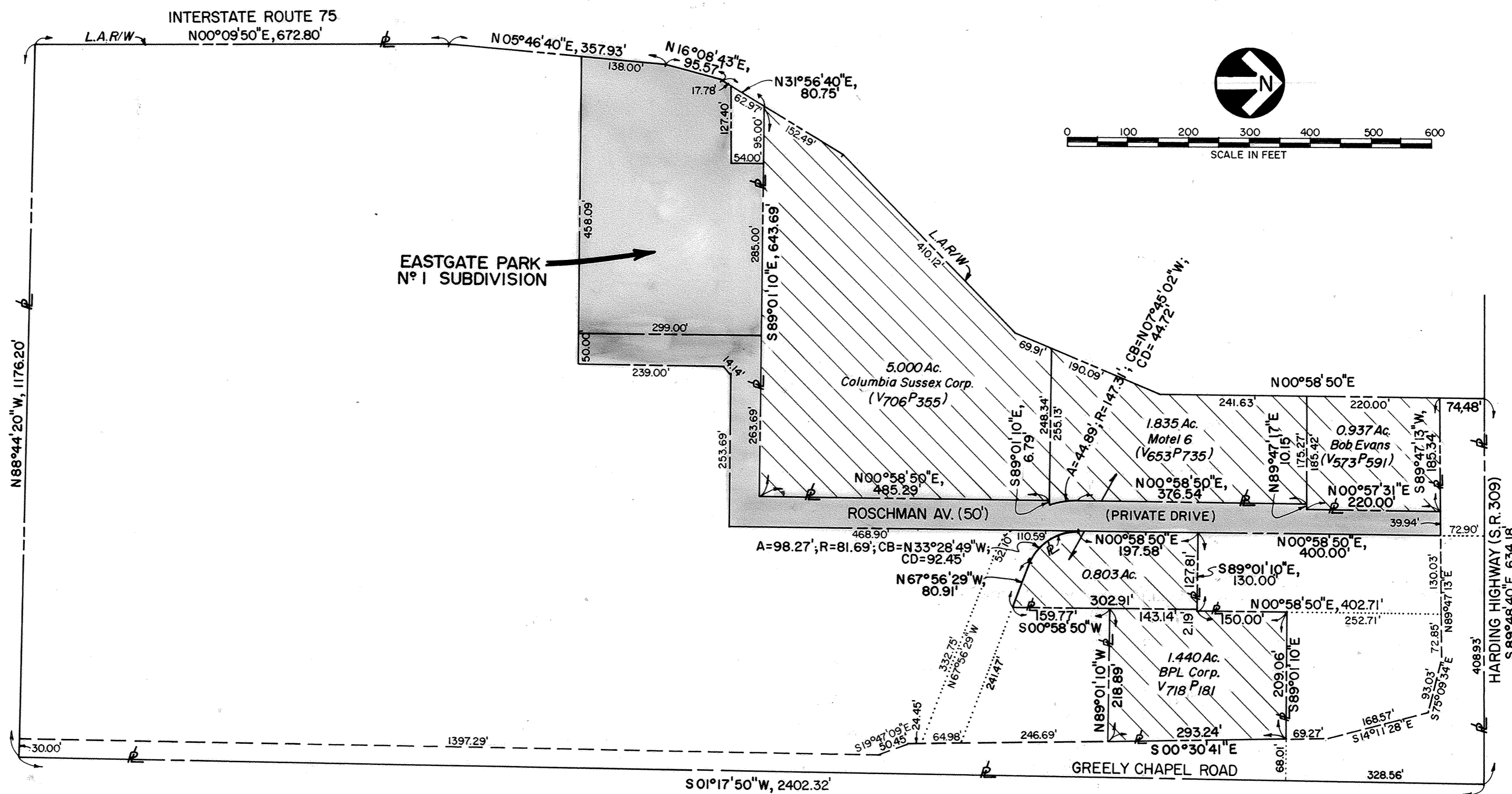


2" MARGIN 17"

18"

A SURVEY OF DEDICATOR'S LANDS FOR EASTGATE PARK NO. 1 SUBDIVISION

A PRIVATE SUBDIVISION IN
PERRY TOWNSHIP, ALLEN COUNTY, OHIO



SUMMARY OF PARCELS GRANTED FROM DEDICATOR'S LANDS:

PARCEL NOW IN NAME OF:	DEED	AREA
Bob Evans Farm Foods, Inc.	V573P591	0.937 Ac.
Motel 6	V653P735	1.835 Ac.
Motel 6	V653P735	0.803 Ac.
Columbia Sussex Corp.	V706P355	5.000 Ac.
BPL Corp.	V718P181	1.440 Ac.

52.753 Ac. Original Area

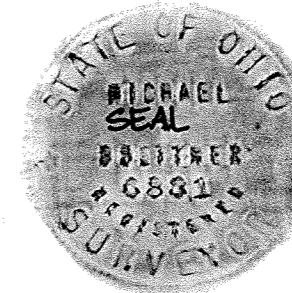
10.015 Ac. subtracted

42.738 Ac. Dedicator's Land Area at platting of Eastgate Park No. 1 Subdivision (Based on K&K Surveys)

SURVEYOR'S CERTIFICATION

I hereby certify that this plat of a survey of the dedicator's lands for Eastgate Park No. 1 Subdivision is based on surveys made by Kohli & Kaliber Associates, Inc., as of August 27, 1991.

Michael G. Buettner
Michael G. Buettner
Ohio Registered Surveyor No. 6881



CROSSHATCHED ABOVE

EASTGATE PARK N^o 1 SUBDIVISION

(A PRIVATE SUBDIVISION)

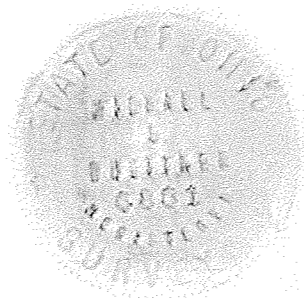
LEGAL DESCRIPTION

Part of the northeast quarter of Section 5, Town-4-South, Range-7-East, Perry Township, Allen County, Ohio, described as follows:

Commencing at the northeast corner of the northeast quarter of said Section 5; thence westerly with the north line of said northeast quarter (legal centerline of Harding Highway, a.k.a. State Route 309) at N89°48'40"W, 408.93 feet; thence southerly into said northeast quarter and through the right-of-way of Harding Highway (S.R. 309) at S00°58'50"W, 72.90 feet to a point in the south right-of-way line of said Harding Highway, and the POINT OF BEGINNING; thence continuing southerly with the east line of a private drive to be known as "Roschman Avenue" (previously known as "Motel Avenue") at S00°58'50"W, 1177.07 feet; thence westerly with the south line of said private drive at N89°01'10"W, 253.69 feet; thence south-westerly with the south line of said private drive at S45°58'50"W, 14.14 feet; thence southerly with the east line of said private drive at S00°58'50"W, 239.00 feet; thence westerly with the south end-line of said private drive at N89°01'10"W, 50.00 feet to the southeast corner of a 2.846-acre parcel to be known as the "Cracker Barrel" parcel; thence westerly with the south line of said 2.846-acre parcel at N89°01'10"W, 458.09 feet to the east line of the limited access right-of-way of Interstate Route 75; thence north-northeasterly on three courses with said limited access line as follows: (one) N05°46'40"E, 138.00 feet; (two) N16°08'43"E, 95.57 feet; and (three) N31°56'40"E, 17.78 feet to the southwest corner of a leased parcel known as the "Traintown Caboose Site"; thence easterly with the south line of said leased parcel at S89°01'10"E, 127.40 feet to the southeast corner of said leased parcel; thence northerly with the east line of said leased parcel at N00°58'50"E, 54.00 feet to the northeast corner of said leased parcel; thence easterly with the south line of a five-acre parcel known as the "Holidome" parcel (see Deed Volume 706, Page 355) at S89°01'10"E, 548.69 feet to the southeast corner of said five-acre parcel; thence northerly with the east line of said five-acre parcel at N00°58'50"E, 458.29 feet to the northeast corner of said five-acre parcel; thence easterly with the south line of a 1.835-acre parcel known as the "Motel 6" parcel (see Deed Volume 653, Page 735) at S89°01'10"E, 6.79 feet to the southeast corner of said parcel; thence north-northeasterly with the east line of said 1.835-acre parcel and with a curve to the right (not tangent to the previous course) an arc distance of 44.89 feet (this curve has a radius of 147.31 feet, and a chord bearing N07°45'02"W, 44.72 feet); thence northerly continuing with the east line of said 1.835-acre parcel (and tangent to the previous course) at N00°58'50"E, 376.54 feet to the northeast corner of said parcel; thence easterly with the south line of a 0.937-acre parcel granted to Bob Evans Farm Foods, Inc. (see Deed Volume 573, Page 591) at a bearing of N89°47'17"E, 10.15 feet (record bearing is N89°48'50"E) to the southeast corner of said parcel; thence northerly with the east line of said 0.937-acre parcel at N00°57'31"E, 220.00 feet (record bearing is N00°56'50"E) to the northeast corner of said parcel; thence easterly with the south right-of-way line of Harding Highway (S.R. 309) at N89°47'13"E, 39.94 feet to the POINT OF BEGINNING. This Subdivision contains 4.733 acres (of which 1.887 acres shall be reserved for said private drive) being subject to all legal easements or other restrictions of record.

I hereby certify that this legal description has been prepared by me, based on surveying work performed by Kohli & Kalher Associates, Inc., as of August 27, 1991.

Michael Gene Buettner
Michael Gene Buettner
Ohio Registered Surveyor No. 6881



DEDICATION

John A. Roschman and Betty L. Roschman, the owners of the land contained in the herein plat, hereby adopt the said plat and dedicate the utility easements as shown on the plat to the use and benefit of the public forever. The streets on said plat shall be private.

In witness whereof, John A. Roschman and Betty L. Roschman have hereunto signed their names this 27th day of August, 1991.

Witnesses:

Thomas J. Sprawl

John A. Roschman
John A. Roschman

Elaine J. Lambert

Betty L. Roschman
Betty L. Roschman

ACKNOWLEDGEMENT

State of Ohio
Allen County ss:

Before me a Notary Public in and for said state and county, personally appeared John A. Roschman and Betty L. Roschman, who acknowledged that they did sign the hereon plat of Eastgate Park No. 1 Subdivision and that the signing was their free act and deed.

In witness whereof, I have hereunto set my hand and seal this 27th day of August, 1991.

THEODORE A. METZGER
Notary Public, State of Ohio

My commission expires June 5, 1995

Theodore A. Metzger
Notary Public, Allen County, Ohio

COUNTY RECORDER'S CERTIFICATE

No. 9109913
Filed for record in the Allen County, Ohio, Recorder's Office this 29th day of August, 1991 at 3:16 o'clock P.m. and recorded in Allen County, Ohio, Plat Book 18 on Page 123.

Fee: \$62.10

Edward P. Kuntz Jr.
Recorder of Allen County, Ohio

COUNTY AUDITOR'S CERTIFICATE

This plat filed for transfer this 29th day of Aug, 1991.

Fee: \$.50

Dean French
Auditor of Allen County, Ohio

APPROVAL OF THE CITY PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I, the Mayor of the City of Lima, Ohio, and Chairman of the City Planning Commission, hereby, on behalf of said City and Commission, approve and accept this plat this

29th day of August, 1991.

David Berger
Mayor of the City of Lima, Ohio and
Chairman of the City Planning Commission

LEGAL DESCRIPTION

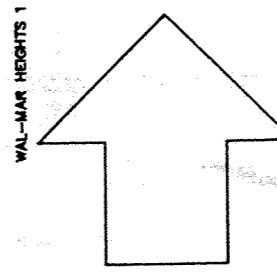
Being a tract of land situate in the northwest quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and being more particularly described as follows:

Commencing for reference at a monument box found marking the position of the southwest corner of the northwest quarter of said Section 3; thence south 89 degrees-16'-17" east along the centerline of Spencerville Road (SR 117) for a distance of 596.45 feet to a p-k nail (found) at the PLACE OF BEGINNING for the tract herein described; thence north 01 degrees-33'-08" east for a distance of 209.02 feet to an iron pin (found); thence north 88 degrees-18'-08" west for a distance of 102.41 feet to an iron pin (found); thence north 01 degrees-33'-27" east for a distance of 840.13 feet to an iron pin (found) at the south right-of-way line of the Allen County Port Authority; thence north 88 degrees-56'-11" east along said south right-of-way line, a distance of 1201.99 feet to an iron pipe (found); thence south 01 degrees-43'-16" west for a distance of 139.42 feet to a point; thence south 86 degrees-04'-54" west for a distance of 599.91 feet to a point; thence south 01 degrees-21'-02" west for a distance of 444.60 feet to a point; thence south 24 degrees-42'-54" east for a distance of 215.62 feet to a point; thence south 01 degrees-34'-01" west for a distance of 74.88 feet to a point; thence north 76 degrees-29'-29" east for a distance of 58.78 feet to a point; thence south 02 degrees-21'-06" west for a distance of 201.48 feet to the centerline of Spencerville Road (SR 117); thence north 89 degrees-10'-14" west for a distance of 406.18 feet to a p-k nail (found); thence north 89 degrees-15'-50" west for a distance of 134.63 feet to a p-k nail (found); thence continuing along the centerline of Spencerville Road (SR 117) north 89 degrees-16'-17" west for a distance of 110.98 feet to a p-k nail (found) at the PLACE OF BEGINNING containing therein 17.366 acres more or less, of which 0.448 acres is existing road right-of-way and 2.35 acre is proposed road right-of-way.

Reference is hereby made to a boundary survey prepared by Sheldon & Associates, of which the above described tract was based upon.

Deed References: Volume 679, Pages 772 & 816; Volume 674, Page 835; Volume 713, Page 756; Volume 749, Page 564; Volume 744, Page 741. Subject to all easements and restrictions.

James M. Kent, P.S. 6792, OHIO



CURVE DATA

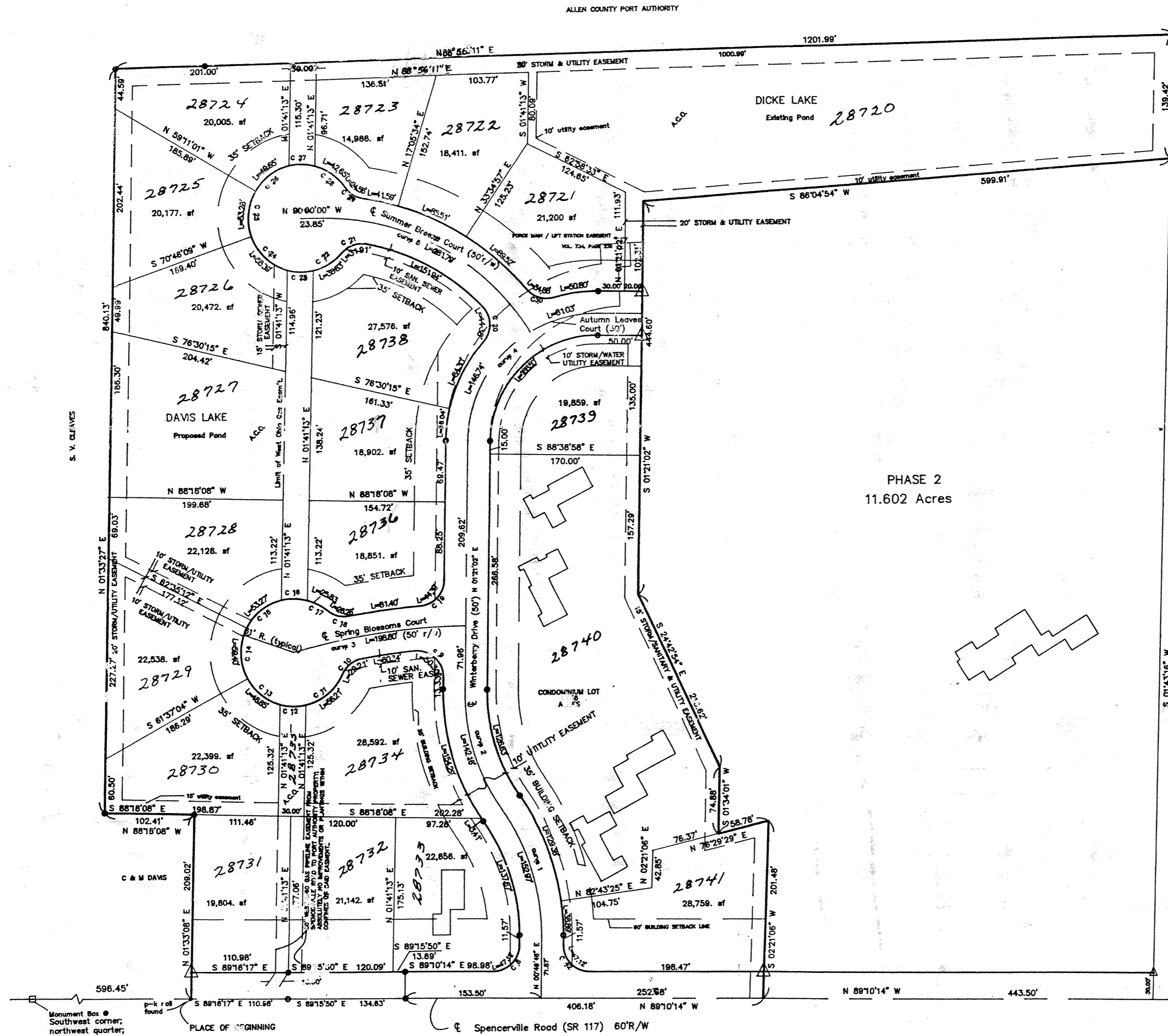
Table with columns: CURVE, RADIUS, LENGTH, TANGENT, CHORD, BEARING, DELTA. Contains data for curves 1 through 42.

GRAPHIC SCALE



(IN FEET) 1 inch = 100 ft.

REVISION - 9/04/91



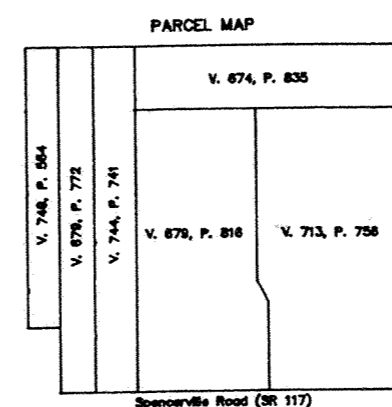
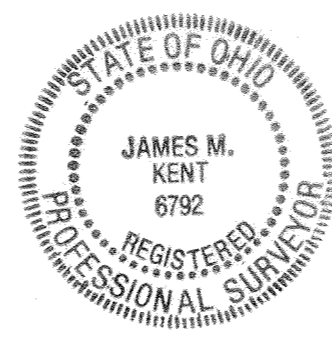
ALLEN COUNTY PORT AUTHORITY

PHASE 2 11.602 Acres

LEGEND

- Legend items: Iron pin (found), concrete monument w/iron (set), concrete monument (found), Monumentation & permanent markers, A.C.O. - Denotes Area of Common Ownership 3.983 ACRES.

KENT SURVEYING P.O. BOX 96 WAPAKONETA, OHIO 419/738-5677



parklane estates PHASE ONE

Maryalice Dicke Trust, Developer

Being a part of the northwest quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio.

PARKLANE ESTATES SUBDIVISION - COVENANTS AND RESTRICTIONS
ARTICLE 1

WHEREAS Maryalice Dicke and Thomas E. Dicke, trustees for the Maryalice Dicke Loving Trust, owner of certain real property situated in the County of Allen, State of Ohio, and consisting of approximately 30 acres. The owner hereinafter will be referred to as "The Developer".

PROPERTY DESCRIPTION: Being a tract of land situated in the northwest quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and being more particularly described as follows:

Commencing for reference at a monument box found marking the position of the southwest corner of the northwest quarter of said Section 3; thence S 89 degrees-16'-17" E along the centerline of Spencerville Road (SR 117) for a distance of 596.45 feet to the PLACE OF BEGINNING for the tract herein described;

thence N 01 degrees-33'-08"E for a distance of 209.02' feet to an iron pin (found);

thence N 88 degrees-18'-08"W for a distance of 102.41 feet to an iron pin (found);

thence N 01 degrees-33'-27"E for a distance of 840.13 feet to an iron pin (found) at the south right-of-way line of the Allen County Port Authority;

thence N 88 degrees-56'-11"E along said south right-of-way line, a distance of 1201.99 feet to an iron pipe (found);

thence S 01 degrees-43'-16" W a distance of 1090.04 feet to a point in the centerline of Spencerville Road (SR 117);

thence N 89 degrees-10'-14" W along said centerline of Spencerville Road (SR 117) a distance of 849.67 feet to a point;

thence continuing along the centerline of said Spencerville Road N 89 degrees-15'-50" W for a distance of 134.63 feet to a point;

thence continuing along the centerline of said Spencerville Road N 89 degrees-16'-17" W a distance of 110.98 feet to the PLACE OF BEGINNING, containing therein 28.968 acres, more or less, of which 0.75 acres is existing road right-of-way.

Reference is hereby made to a boundary survey prepared by Sheldon & Associates, of which the above described tract was based upon.

Subject to all easements and restrictions.

NOW, THEREFORE, For the purpose of enhancing and protecting the value, attractiveness and desirability of the lots or tracts constituting such subdivision, declarant states that all of the real property described above and each part thereof shall be held, sold, and conveyed only subject to the following easements, covenants, conditions, and restrictions, which shall constitute covenants running with the land and shall be binding on all parties having any right, title, or interest in the above described property or any part thereof, their heirs, successors, and assigns, and shall inure to the benefit of each owner thereof.

The restrictions shall not be binding upon any other land owned by The Developer other than the land contained within the Subdivision, even though such land may be contiguous with the land in the Subdivision.

ARTICLE 2: CONTROL COMMITTEE AND CONSTRUCTION REQUIREMENTS

2.1 It is intended that the Subdivision be developed into a residential community, improved with high quality homes. No structure shall be built on any lot in said Subdivision until the final building plans and specifications have been approved, in writing, by The Architectural Control Committee. The following material will be provided by the lot owner to The Architectural Control Committee:

- a. A formal set of building elevations listing materials and specifications.
- b. A formal set of floor plans.
- c. A formal set of building specifications.
- d. A formal site plan with final grade heights and landscaping layouts.

2.2 Architectural Control Committee: The Architectural Control Committee (The Committee) shall be composed of not less than three (3) and not more than five (5) members. At least two-thirds (2/3) of the members of The Committee shall be owners of the lots in the Subdivision, except as hereinafter stated.

"The Developer" reserves the right to appoint all of the initial and successor members of The Committee, none of whom needs to be an owner of a lot in the Subdivision, with such right to continue until The Developer conveys in writing and it is noted in the minutes of The Control Committee's minute book, to terminate its control of The Committee. After the Developer's control The Committee has been terminated, the then record owners of the single family lots and the condominium units in the Subdivision shall have the power, through The Parklane Estates Subdivision Association, by majority vote, to change the membership of The

Committee or to remove members of The Committee, and to appoint members to fill existing or available vacancies on The Committee. Each household as currently exists or as created in the future shall have one vote. Any Committee member may resign at any time with the vacancy filled by majority vote of the members of the Parklane Estates Subdivision Association including any future development phases. A majority of the then current members of the Committee may, from time to time, designate one or more agents (who need not be members of the Committee) to act for it. Members of The Committee shall not be entitled to any compensation for services rendered or performed pursuant to the provisions of this Declaration.

2.3 Committee Approval. No building, fence, wall, driveway, patio, patio enclosure, swimming pool, doghouse, treehouse, television antenna, radio antenna, flagpole, structure, parking lot, drainage improvement, utility connection, advertising sign, landscaping including existing trees, or other improvements shall be changed, commenced, erected or maintained upon any lot in the Subdivision, nor shall any exterior addition, change, alteration or restoration of or to the same be made until the construction plans and specifications showing the nature, kind, shape, size, height, materials, colors and location of the same in adequate detail as required by The Committee shall have been submitted to and approved in writing by The Committee as to harmony of external design, construction, and location in relation to existing or proposed surrounding structures and topography and as to the general suitability of such construction or landscaping with other construction in the Subdivision and as to the relative value and quality of such improvements, landscaping additions, changes, alterations or restorations.

The approval or disapproval of The Committee as required in these covenants shall be in writing. Written approval or disapproval must be signed by a majority of The Committee members and mailed or delivered to the applicant's last known address. In case of disapproval, The Committee shall include a statement of the reasons for disapproval and shall indicate in a general way the kind of plans and specifications which The Committee will approve for the subject property. Failure of The Committee to give either written approval or written disapproval of a submitted plan within thirty (30) days after submission of the plan, by mailing or delivering such written approval or disapproval to the last known address of the applicant for approval as shown on the submitted plan, shall operate to release such building plot from The Committee provisions of these restrictions in regard to the submitted plan, provided the design is in harmony with similar structures in the Subdivision and conforms to all other covenants, restrictions and conditions set forth herein.

2.4 Review Fees: The Committee shall be permitted to make a reasonable charge for the review of any such plans and specifications. Any approval obtained hereunder, whether by default or otherwise, shall be null and void unless construction is commenced within 180 days after the date of approval or date of original sale, whichever occurs later.

2.5 Rules: The Committee may establish rules consistent with the standards set forth herein to govern the construction of any improvements, landscaping, additions, changes, or units in the Subdivision.

2.6 The Committee and The Developer or their agents shall not be responsible for defects in plans or specifications submitted, revised, or approved in accordance with the foregoing provisions, nor for any structural or other defect in any work done according to such plans and specifications.

ARTICLE 3: THE PARKLANE ESTATES SUBDIVISION ASSOCIATION

3.1 A Parklane Estates Subdivision Association (hereafter called The Association) will exist for the common advantage and benefit of the purchasers of any single family lot or condominium unit shown on said plat including any future development phases.

3.2 Every owner of a single family lot shall be a member of The Association; membership shall be appurtenant to and may not be separated from ownership of a lot.

3.3 Every owner of a condominium unit shall be a member of The Association; membership shall be appurtenant to and may not be separated from ownership of a unit.

3.4 The Association will have two classes of voting members as follows:

Class A. Class A members shall all be owners of either a single family lot or a condominium unit, with the exception of declarant, and shall be entitled to

one vote for each lot or unit owned. When more than one person holds an interest in a given lot or unit, all such persons shall be members and the vote for such lot or unit shall be exercised as they may determine among themselves. In no event shall more than one vote be cast with respect to any lot or unit owned by Class A members.

Class B. Class B members shall be declarant, who shall be entitled to exercise one vote for each lot and each condominium unit owned. Class B membership shall cease and be converted to Class A membership at such a time when The Developer is nearing completion of the Subdivision.

3.5 An appropriate association fee will be levied to each lot based on the budget and needs of the Parklane Estates Association.

3.6 The Parklane Estates Association will be governed by the Control Committee as set forth in Article 2.2 of this document.

ARTICLE 4: COMMON GROUNDS

4.1 Common Grounds are a part of Parklane Estates Subdivision. Common grounds include two ponds with land surrounding each along with connecting pathways. These areas will be developed by The Developer and owned by the Parklane Estates Subdivision Association.

4.2 Each single family lot and condominium unit in Parklane Estates Subdivision will own a portion of the common grounds.

4.3 The Parklane Estates Association will formulate a set of rules and regulations that govern the use and maintenance of the common areas.

ARTICLE 5: PROTECTIVE COVENANTS, RESTRICTIONS AND DESIGN CRITERIA

5.1 Land use of all lots is governed by the Zoning Regulations for Shawnee Township as presently enacted or hereafter amended.

5.2 Lots 1 through 32 shall be used for single family residential purposes exclusively only as approved by The Committee.

5.3 Designed 2.156 acre lot on plat shall be used for condominium units exclusively.

5.4 No lots shall be subdivided except as approved by The Committee and in compliance with the Allen County subdivision regulations.

5.5 Building setbacks shall be observed, as provided on the Plat subject to such encroachments, as may be permitted by applicable zoning laws and ordinances.

5.6 All lots, whether occupied or unoccupied, shall at all times be maintained in a neat and attractive condition and in such manner as to prevent their becoming unsightly by reason of unattractive growth on such lot or the accumulation of rubbish or debris thereon. In order to implement effective control of this provision, there is reserved to The Association for itself and its agents, the right, but not the obligation, after ten (10) days written notice to any lot owner, to enter upon any residential lot with such equipment and devices as may be necessary for the purpose of mowing, removing, clearing, or cutting underbrush, weeds or other unsightly growth and trash which in the opinion of The Association detracts from the overall beauty or safety of the Subdivision.

Entrance upon such property for the hereinabove purposes shall be during daylight hours on any day except Sunday, and shall not constitute a trespass. The Association may charge the owner a reasonable cost for such services, which charge shall constitute a lien upon such lot enforceable by appropriate proceedings at law or equity; provided, however, that such lien shall be subordinate to the lien of any first mortgage or deed of trust encumbering such lot. The provisions of this Section shall not be construed as an obligation on the part of The Association to mow, clear, cut or prune any lot, nor to provide garbage or trash removal services. All said lots shall be maintained by mowing no less than once every 10 days during the growing season.

No owner is to clear their lot of accumulated rubbish or debris by depositing it on any other lot within the subdivision. The Developer shall be permitted to have specified areas in which to accumulate debris for removal and for storage of maintenance items and

equipment.

5.7 Garbage or other wastes shall be kept only in sanitary containers which shall be kept in clean and sanitary condition, and shall be so placed and screened by shrubbery, fencing, or other appropriate means so as not to be visible from any road, or within sight distance of any lot boundary at any time except during refuse collection.

5.8 No oil or natural gas drilling, refining, quarrying or mining operations shall be permitted upon any lot.

5.9 All signs, billboards, or advertising structures of any kind are prohibited with the following exceptions, none of which may be attached to trees:

a. Builder and Contractor signs during construction periods.

b. One professional sign of not more than four square feet to advertise a property for sale during a sales period.

5.10 All utility lines for new construction shall be installed underground. All easements and right-of-ways are reserved in and over lots as shown on plat for the construction, operation and maintenance of wires, conduits, and the necessary and proper attachments in connection therewith for the conveyance of electricity, telephone, cablevision, drainage facilities including surface drainage and other purposes; also for the construction, operation and maintenance of sewers, drains and pipelines for supplying gas, water, heat and for any other public utility or function maintained, furnished or performed in any method beneath the surface of the ground. Easements shown upon said plat may also be used by utility companies as circumstances require.

5.11 Completion of construction is expected within eight months from the date of beginning of construction.

5.12 Landscape work must be completed within six months after construction is completed.

5.13 Fences shall not be constructed within any utility easement. All fence designs and locations shall be in keeping with the architectural character of other structures. Plans must be submitted to The Committee and written committee approval must be given before construction of such fencing begins.

5.14 Drainage of surface water, storm water and/or foundation drains shall not be connected to sanitary sewers. No owner of any lot shall interfere with surface water drainage swales or drainage pipes on owners lot. No one shall fill any of the established swales created by The Developer unless given written approval by The Committee. No owner shall modify the elevation of their lot without prior written approval from The Committee.

5.15 No animals, livestock or poultry of any kind or description shall be raised, kept or bred on any lot in the Subdivision. Dogs, cats or other household pets may be kept at any home, provided that no such household pet may be kept at any dwelling for commercial purposes. Dogs must be kept under control and not permitted to wander from owners lot. Dogs must not be a barking nuisance. The Developer's dog will be permitted to roam the development at will for protective surveillance.

5.16 Outbuildings or detached structures shall be allowed with design and location as approved by The Committee when in keeping with the architectural character of the structure. The intent of this rule is not for the purpose of extra storage space for the owner, but instead for the enhancement of the property.

5.17 No truck, semitrailer, boat, boat trailer, house trailer, camper, van, recreational vehicle, equipment or vehicle of a similar nature shall be parked or stored on any road, street, driveway, yard or lot in the Subdivision for any period of time within one year in excess of 7 days, except in closed garages. The Developer's equipment will be an exception to this rule.

5.18 No structure, trailer, basement, tent, shed, garage, barn or other outbuilding shall be used on any lot at any time either as a temporary or permanent dwelling. This rule is not intended for temporary construction site storage arrangements.

5.19 No cinder or cement block structures shall be permitted except in foundations unless given special approval by The Committee. Only new construction, using only new materials shall be permitted unless otherwise approved by The Committee.

5.20 All single family residences shall have a minimum two car garage. All overhead garage doors shall have electric door openers. A separate pedestrian passage door shall be provided into all garages.

5.21 The use of solar panels shall be permitted when placement and design are part of the architectural character of the structure as approved by The Committee.

5.22 Antennas, satellite dishes and other receiving and/or transmitting equipment shall be installed so as visibility of such items are blocked from view from the street as well as all lot boundaries. Such equipment must be approved by The Committee before installation.

5.23 Vents protruding through the roof should be placed on rear roof surfaces when possible and all must be painted a color to blend with roof coloring. There will be no natural finish aluminum flashings allowed. Colored flashing materials must be compatible to adjacent materials.

5.24 Swimming pools to be built shall match the architectural character of the main structure. Such pools shall be installed in ground so the top (exclusive of diving board) is no more than one foot above the established grade level of the lot on which it is to be installed.

5.25 Mail boxes in Parklane Estates shall all be of the same design as designated by The Developer. Spencerville Road addresses can be exempt if approval is given by The Committee.

5.26 Roof drainage and foundation drains shall be connected to the storm drain provided on each lot.

5.27 All driveways shall be of a material approved by The Committee and shall extend from the garage door to the street. The driveway design must be approved by The Committee.

5.28 All structures shall be designed so the electric and gas meters as well as air conditioning units will be located in the rear area of the dwelling unless otherwise approved by The Committee. Decorative wood fences and/or landscape screening must be provided to screen these devices.

5.29 Permanent outdoor clothes lines are not permitted. Committee approved retractable lines will be permitted in enclosed patio areas. Decking and fences are not to be used as drying surfaces for laundry or pool area materials.

5.30 All structures shall have a minimum distance from the side lot line of fifteen feet unless otherwise approved by The Committee. Maximum allowable distance at the front of the house from the street right-of-way shall be no more than fifteen feet from the platted building setback line unless otherwise approved by The Committee.

ARTICLE 6: EASEMENTS

6.1 The easement area of each lot in the Subdivision shall be maintained by the owner of such lot, except for those improvements for which a public authority or utility company is responsible.

ARTICLE 7: ENFORCEMENT

7.1 In the event of an actual violation or breach of any of these restrictions, or any amendments or supplement thereto, by any lot owner or condominium owner or by any person or entity using or occupying any lot, then The Developer, The Committee, any lot owner or condominium owner, shall have the right to compel compliance with the terms and conditions hereof, by any and all such courses of action or legal remedies which may be appropriate. No delay or failure on the part of an aggrieved party to invoke any available remedy shall be held to be a waiver of any right or remedy available to such party upon the recurrence or continuation of said violation.

ARTICLE 8: LOT OWNER AND CONDOMINIUM OWNER ACCEPTANCE

8.1 The owner or grantee of any lot or condominium which is subject to these restrictions, by acceptance of the deed or other instrument conveying title to such lot or condominium unit, or by the execution of a contract for the purchase thereof, whether from The Developer or from a subsequent owner of such lot or condominium unit, shall accept, and shall be deemed to have accepted, such deed or other contract upon and subject to these restrictions herein contained, all of the same being covenants running with the land.

ARTICLE 9: TERM AND MODIFICATION

9.1 This declaration may be amended only by the sole act of The Developer up to the time The Developer relinquishes control of The Committee. Thereafter, a majority vote of the lot owners and condominium owners (within each lot as currently exists or created in the future and each condominium unit, having one vote) may amend this Declaration. Unless so amended this Declaration shall run for an initial period of 30 years with successive automatic renewal periods of 10 years.

ARTICLE 10: SEVERABILITY

10.1 Each restriction is hereby declared to be independent from the remainder of the restrictions. Invalidation of any one of the restrictions shall in no way affect any of the other restrictions.

ARTICLE 11: COMMITTEE ADDRESS

11.1 All matters or plans required to be submitted to The Committee for approval or review shall be addressed and delivered to The Committee, Parklane Estates Subdivision, c/o 2920 Spencerville Road, Lima, Ohio 45805, or to such other address as The Committee shall subsequently designate by written instrument duly recorded in the Records Office of Allen County, Ohio.

ARTICLE 12: MISCELLANEOUS PROVISIONS

12.1 Any dispute concerning the provisions of this Declaration shall be resolved by arbitration in accordance with the prevailing rules of the American Arbitration Association, and shall be binding on the parties to the same.

12.2 In all matters involving the interpretation and construction of the terms and provisions of this Declaration, the opinion of The Committee shall be final, and in no event be deemed arbitrary or capricious.

12.3 The Committee, its members, agents, employees, and contractors shall not be liable to any owner or any other party for loss, claims or demands asserted on account of their administration of The Committee or these restrictions or the performance of their duties hereunder or any failure or defect in such administration and performance.

12.4 The Committee may adopt and enforce reasonable rules and regulations pertaining to the construction on, and use of, the lots in the Subdivision, which shall be binding on the owners of lots in the Subdivision in the same manner as this Declaration.

DEDICATION

The owners of the land contained the hereon plat hereby adopt the said plat and dedicate the land contained within the streets to the use and benefit of the public forever. Utility easements and building setback lines are established as shown on the plat.

IN WITNESS WHEREOF, we have hereunto signed our names this 23rd day of September, 1991

Witnesses: Charles H. Dickey, Marylice Dicke, Trustee; Ann M. Decker, Thomas E. Dicke, Trustee

Witnesses: Pamela A. Jennings, William Thomas Dicke, Trustee

ACKNOWLEDGEMENT

State of Ohio SS Allen County

Before me, a Notary Public in and for the State and County, personally appeared the above signed owners, who acknowledged that they did sign the hereon plat of Parklane Estates Subdivision, Phase 1, and that the signing thereof was their free act and deed.

IN WITNESS WHEREOF, I have set my hand and seal this 23rd day of September, 1991

Ann M. Decker, Notary Public, Allen County, OH, My Comm. Exp. 4/1/92

COUNTY AUDITOR'S CERTIFICATE

This plat filed for transfer this 26th day of September, 1991, Fee \$11.00

H. Dean French, Auditor of Allen County, Ohio

COUNTY RECORDER'S CERTIFICATE

No. 9110900

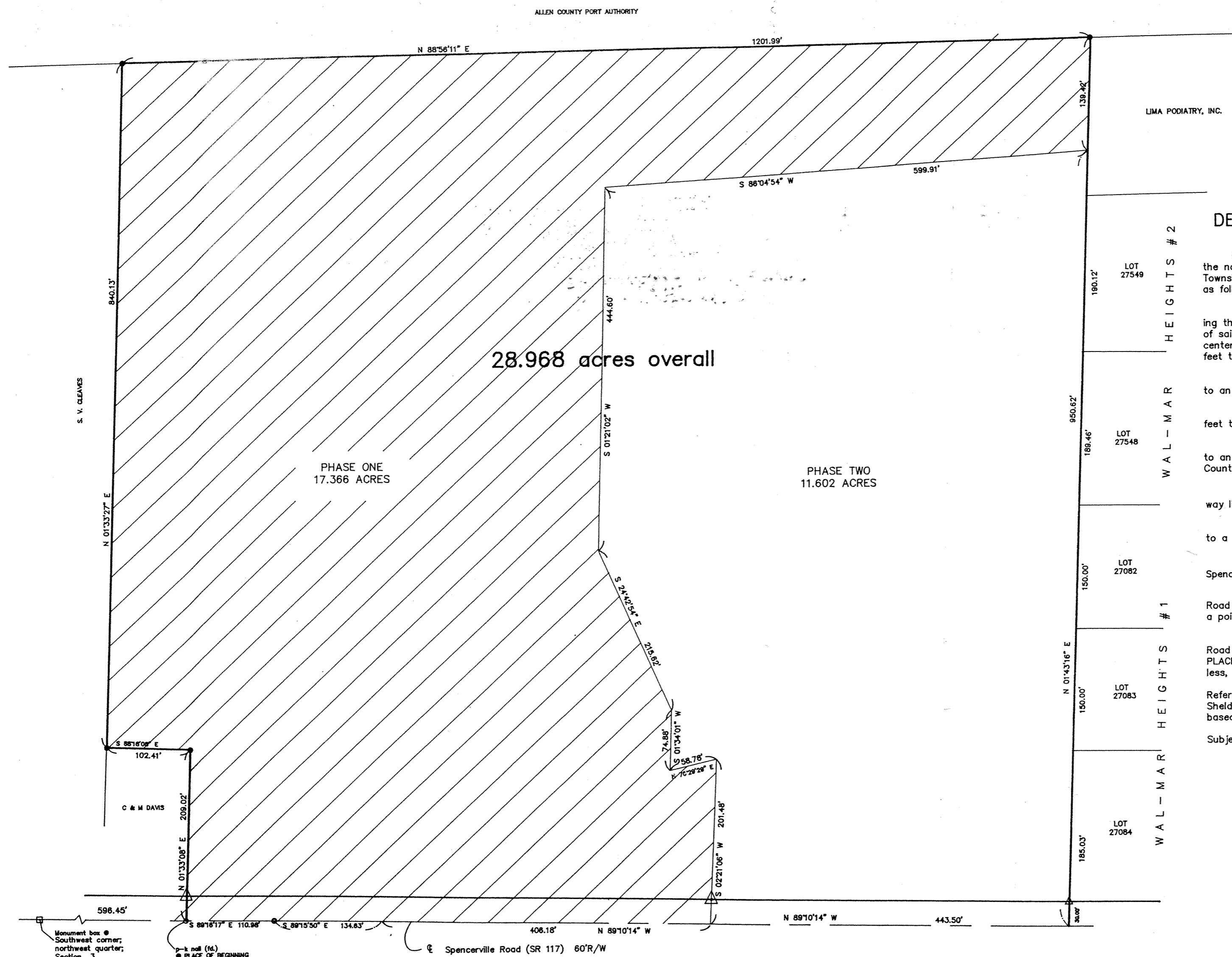
Filed for record in the Allen County, Ohio, Recorder's Office this 26th day of Sept 1991 at 11:03 o'clock a.m. and recorded in Allen County, Ohio, Plat Book 18 on Page 126

Edward P. Kirk, Recorder of Allen County, Ohio, fee \$2.80

APPROVAL OF THE CITY PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I the Mayor of the City of Lima, Ohio, and Chairman of the City Planning Commission, hereby, on behalf of said City and Commission, approve and accept this plat this 13 day of September, 1991

David Wagner, Mayor of the City of Lima, Ohio and Chairman of the City Planning Commission



DESCRIPTION OF DEDICATORS' LAND

PROPERTY DESCRIPTION: Being a tract of land situated in the northwest quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and being more particularly described as follows:

Commencing for reference at a monument box found marking the position of the southwest corner of the northwest quarter of said Section 3; thence S 89 degrees-16'-17" E along the centerline of Spencerville Road (SR 117) for a distance of 596.45 feet to the PLACE OF BEGINNING for the tract herein described;

thence N 01 degrees-33'-08" E for a distance of 209.02 feet to an iron pin (found);

thence N 88 degrees-18'-08" W for a distance of 102.41 feet to an iron pin (found);

thence N 01 degrees-33'-27" E for a distance of 840.13 feet to an iron pin (found) at the south right-of-way line of the Allen County Port Authority;

thence N 88 degrees-56'-11" E along said south right-of-way line, a distance of 1201.99 feet to an iron pipe (found);

thence S 01 degrees-43'-16" W a distance of 1090.04 feet to a point in the centerline of Spencerville Road (SR 117);

thence N 89 degrees-10'-14" W along said centerline of Spencerville Road (SR 117) a distance of 849.68 feet to a point;

thence continuing along the centerline of said Spencerville Road N 89 degrees-15'-50" W for a distance of 134.63 feet to a point;

thence continuing along the centerline of said Spencerville Road N 89 degrees-16'-17" W a distance of 110.98 feet to the PLACE OF BEGINNING, containing therein 28.968 acres more or less, of which 0.75 acres is existing road right-of-way.

Reference is hereby made to a boundary survey prepared by Sheldon & Associates, of which the above described tract was based upon.

Subject to all easements and restrictions.

James M. Kent
 JAMES M. KENT, P.S. 6792 OH



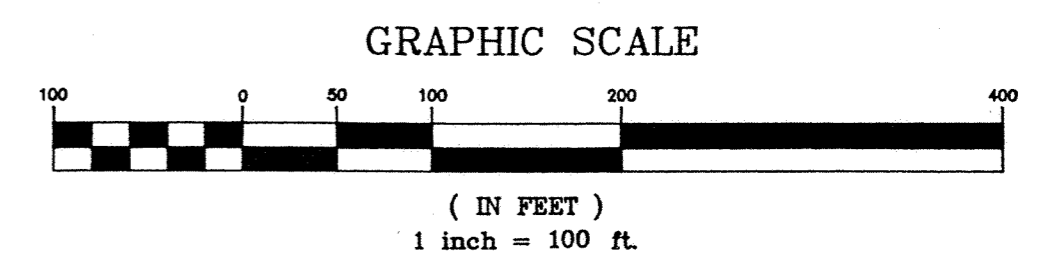
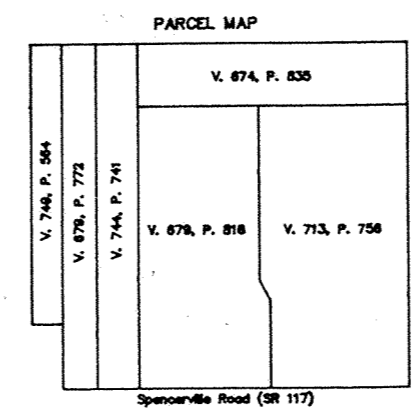
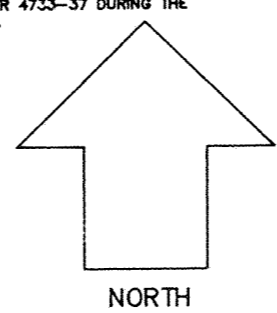
PLAT OF DEDICATORS' LAND FOR parklane estates

Maryalice Dicke Trust, Developer
 Being a part of the northwest quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio.

- LEGEND
- ⊙ --denotes iron pin (found)
 - △ --denotes concrete monument (found)
 - △ --denotes concrete monument w/iron (est)

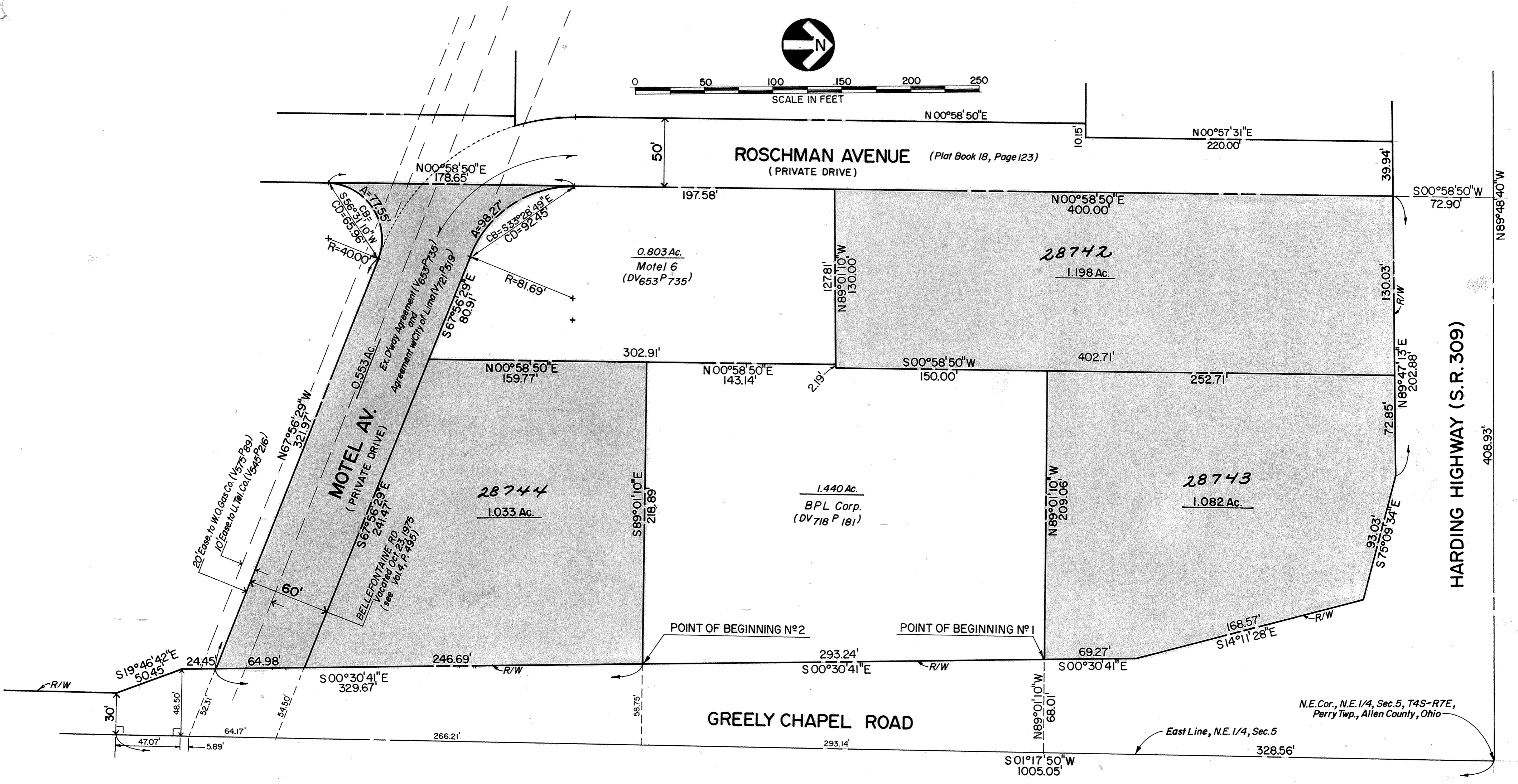
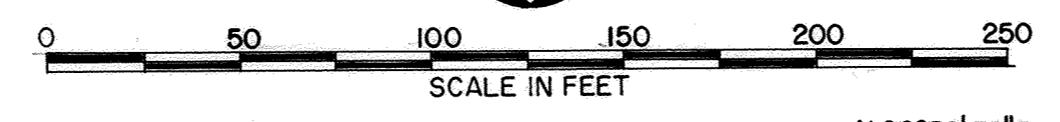
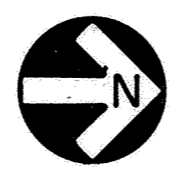
MONUMENTATION & PERMANENT MARKERS SHALL BE PLACED ON ALL LOT CORNERS, POINTS OF CURVE AND INTERSECTIONS PER O.R.C. CHAPTER 4733-37 DURING THE COURSE OF THE CONSTRUCTION OF PUBLIC IMPROVEMENTS.

KENT SURVEYING
 P.O. BOX 96
 WAPAKONETA, OHIO
 419/738-5677



A PRIVATE SUBDIVISION, KNOWN AS EASTGATE PARK N^o2 SUBDIVISION

PART OF N.E. 1/4, SEC. 5, T-4-S, R-7-E,
PERRY TOWNSHIP, ALLEN COUNTY, OHIO



SURVEYOR'S CERTIFICATION

I hereby certify that this plat of a survey for Eastgate Park No. 2 Subdivision is based on surveying work performed by Kohli & Kalher Associates, Inc., as of September 3, 1991, and that markers for the boundary corners shall be in place as shown within six months from the recording of this plat.

Michael Gene Buettner
Michael Gene Buettner
Ohio Registered Surveyor N^o 6881



EASTGATE PARK NO. 2 SUBDIVISION

LEGAL DESCRIPTION

Two parts of the northeast quarter of Section 5, Town-4-South, Range-7-East, Perry Township, Allen County, Ohio, together to be known as Eastgate Park No. 2 Subdivision, more particularly described by metes and bounds as follows:

Commencing at the northeast corner of the northeast quarter of said Section 5; thence southerly with the east line of said northeast quarter (original centerline of Greely Chapel Road) at S01°17'50"W, 328.56 feet; thence westerly into said northeast quarter and thru the right-of-way of Greely Chapel Road at N89°01'10"W, 68.01 feet to a point in the west right-of-way line of said Road, being also the northeast corner of a 1.440-acre parcel granted to BPL Corporation (Deed Volume 718, Page 181) and POINT OF BEGINNING NO. 1; thence westerly with the north line of said 1.440-acre parcel at N89°01'10"W, 209.06 feet to the northwest corner of said parcel; thence southerly with the west line of said 1.440-acre parcel at S00°58'50"W, 150.00 feet to an angle point in said west line; thence westerly generally with the north line of a 0.803-acre parcel granted to Motel 6 (Deed Volume 653, Page 735) at N89°01'10"W, 130.00 feet to the northwest corner of said parcel; thence northerly with the east line of a private drive platted as Roschman Avenue (Plat Book 18, Page 123) at N00°58'50"E, 400.00 feet to the south right-of-way line of Harding Highway (State Route 309); thence easterly with said south right-of-way line at N89°47'13"E, 202.88 feet; thence east-southeasterly with said south right-of-way line at S75°09'34"E, 93.03 feet; thence south-southeasterly with the west right-of-way line of Greely Chapel Road at S14°11'28"E, 168.57 feet; thence southerly with said west right-of-way line at S00°30'41"E, 69.27 feet to POINT OF BEGINNING NO. 1, thus completing the metes and bounds of the first of the two parts, and containing 2.280 acres; thence continuing southerly with said west right-of-way line and with the east line of said 1.440-acre parcel at S00°30'41"E, 293.24 feet to the south-east corner of said parcel, and POINT OF BEGINNING NO. 2; thence continuing southerly with said west right-of-way line at S00°30'41"E, 329.67 feet; thence west-northwesterly with the old south line of vacated Bellefontaine Road at N67°56'29"W, 321.97 feet; thence westerly, southwesterly and southerly on a tangent curve to the left an arc distance of 77.55 feet (radius is 40.00 feet; chord bears S56°31'10"W, 65.96 feet) to a point in the east line of said Roschman Avenue; thence northerly with said east line, reversing on the tangent to the curve at N00°58'50"E, 178.65 feet; thence southerly and southeasterly with the south line of said 0.803-acre parcel, reversing on a tangent curve to the left an arc distance of 98.27 feet (radius is 81.69 feet; chord bears S33°28'49"E, 92.45 feet); thence east-southeasterly with the old north line of vacated Bellefontaine Road and with said south line of said 0.803-acre parcel (and tangent to the previous course) at S67°56'29"E, 80.91 feet to the southeast corner of said parcel; thence northerly with the east line of said 0.803-acre parcel at N00°58'50"E, 159.77 feet to the southwest corner of said 1.440-acre parcel; thence easterly with the south line of said 1.440-acre parcel at S89°01'10"E, 218.89 feet to POINT OF BEGINNING NO. 2, thus completing the metes and bounds of the second of the two parts, and containing 1.586 acres. The sum of the areas of the two parts is 3.866 acres, which area is subject to all legal easements or other restrictions of record.

I hereby certify that this legal description has been prepared by me, based on surveying work performed by Kohli & Kaliher Associates, Inc., as of September 3, 1991.

Michael Gene Buettner
Michael Gene Buettner
Ohio Registered Surveyor No. 6881



DEDICATION

John A. Roschman and Betty L. Roschman, the owners of the land contained in the herein plat, hereby adopt the said plat and dedicate the utility easements as shown on the plat to the use and benefit of the public forever. The streets on said plat shall be private.

In witness whereof, John A. Roschman and Betty L. Roschman have hereunto signed their names this 24th day of September, 1991.

Witnesses:

Ronald L. Miller

John A. Roschman
John A. Roschman

Betty L. Roschman

Betty L. Roschman
Betty L. Roschman

ACKNOWLEDGEMENT

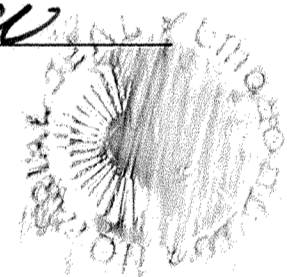
State of Ohio
Allen County ss:

Before me a Notary Public in and for said state and county, personally appeared John A. Roschman and Betty L. Roschman, who acknowledged that they did sign the hereon plat of Eastgate Park No. 2 Subdivision and that the signing was their free act and deed. In witness whereof, I have hereunto set my hand and seal this 24th day of September, 1991.

THEODORE A. METZGER
Notary Public, State of Ohio
My Commission Expires June 6, 1993

My commission expires _____.

Theodore A. Metzger
Notary Public, Allen County, Ohio



COUNTY RECORDER'S CERTIFICATE

No. 9110947
Filed for record in the Allen County, Ohio, Recorder's Office this 27th day of Sept, 1991 at 10:00 o'clock A.m. and recorded in Allen County, Ohio, Plat Book 18 on Page 130.
Fee: \$62.10

Edward P. Reik
Recorder of Allen County, Ohio
egp

COUNTY AUDITOR'S CERTIFICATE

This plat filed for transfer this 27 day of Sept, 1991.
Fee: \$1.50

H. Dean Funch
Auditor of Allen County, Ohio

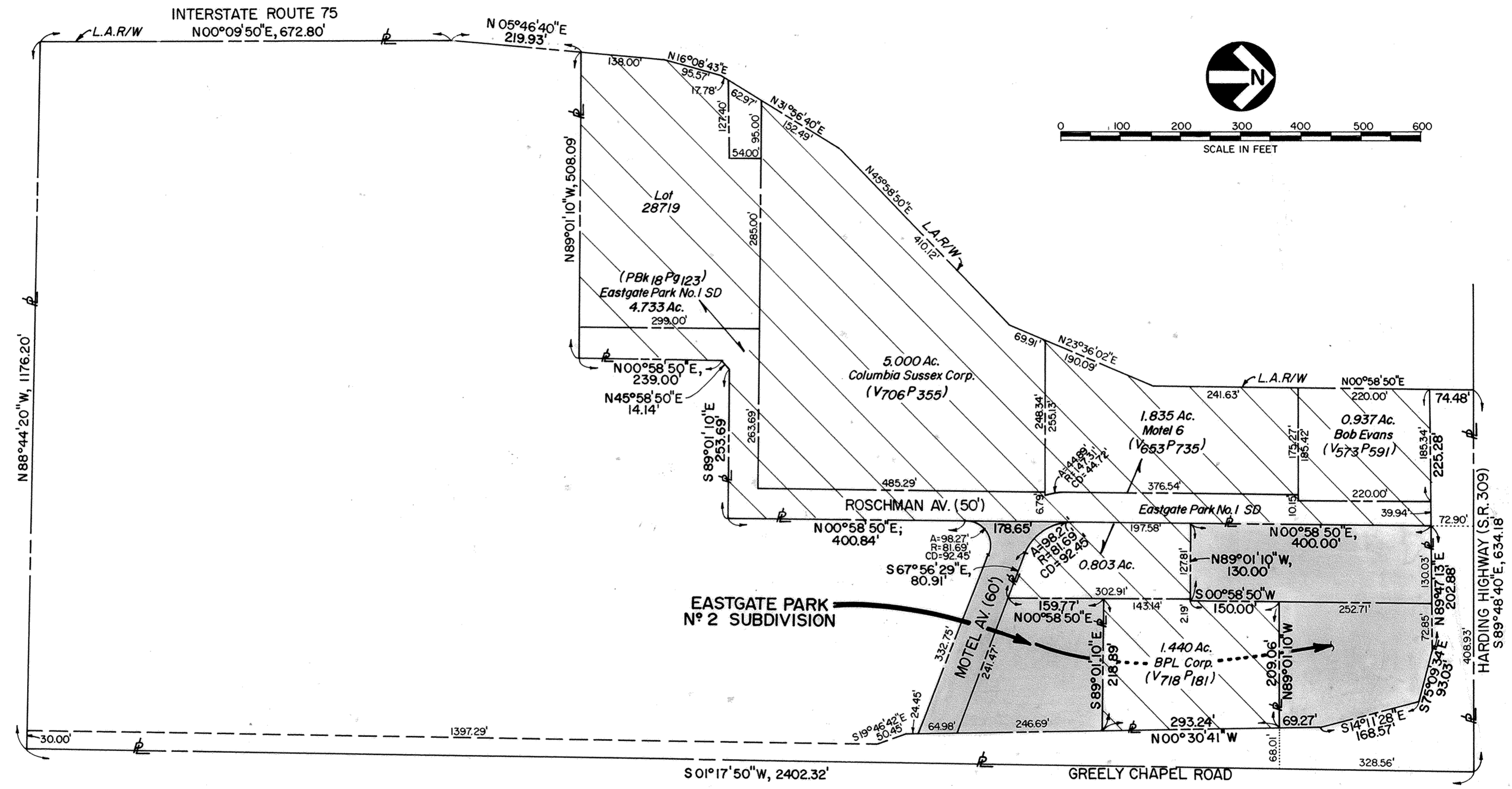
APPROVAL OF THE CITY PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I, the Mayor of the City of Lima, Ohio, and Chairman of the City Planning Commission, hereby, on behalf of said City and Commission, approve and accept this plat this 26th day of Sept, 1991.

David Wilson
Mayor of the City of Lima, Ohio and
Chairman of the City Planning Commission

SURVEY OF DEDICATOR'S LANDS FOR EASTGATE PARK N^o2 SUBDIVISION

A PRIVATE SUBDIVISION IN
PERRY TOWNSHIP, ALLEN COUNTY, OHIO



SUMMARY OF PARCELS GRANTED FROM DEDICATOR'S LANDS:

PARCEL NOW IN NAME OF:	DEED	AREA
Bob Evans Farm Foods, Inc.	V573P591	0.937 Ac.
Motel 6	V653P735	1.835 Ac.
Motel 6	V653P735	0.803 Ac.
Columbia Sussex Corp.	V706P355	5.000 Ac.
BPL Corp.	V718P181	1.440 Ac.
Eastgate Park No. 1 Subdivision	PBk 18 Pg 123	4.733 Ac.

52.753 Ac. Original Area
14.748 Ac. subtracted

38.005 Ac. Dedicator's Land Area at platting of Eastgate Park No. 2 Subdivision (Based on K&K Surveys)

SURVEYOR'S CERTIFICATION

I hereby certify that this plat of a survey of the dedicator's lands for Eastgate Park No. 2 Subdivision is based on surveys made by Kohli & Kaliner Associates, Inc., as of September 3, 1991.

Michael G. Ewertner
Michael G. Ewertner
Ohio Registered Surveyor No. 6681



CROSSHATCHED ABOVE

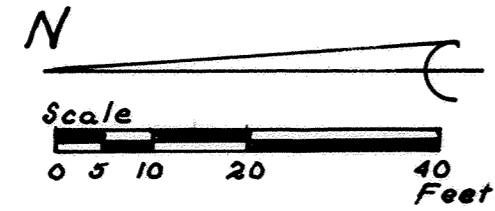
PARKLANE ESTATES CONDOMINIUMS

LOT N^o 28740

PARKLANE ESTATES - PHASE ONE

133
EXHIBIT "C"
Sheet 1 of 11

LEGEND:



LAC 3 denotes Limited Common Area for Unit designated
 Ⓛ denotes Yard Light

Approved for transfer
 Allen County Tax Map Office
 By JE Date 10-1-1991

PARKLANE ESTATES CONDOMINIUMS consist of Lot N^o 28740 in PARKLANE ESTATES - PHASE ONE, as recorded in Plat Book 18 on page 126 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consist of two pages showing the plot plan of PARKLANE ESTATES CONDOMINIUMS, five pages showing the floor plans of the Units, four pages showing the elevation views of the buildings and one page showing the Survey of Dedicators Land, show insofar as graphically possible (1) the particulars of the buildings in the condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and the limited common areas and facilities. The undersigned being respectively a Registered Surveyor and a licensed Professional Engineer hereby certify that said drawings shows the building, as constructed, as graphically possible.

Richard D. Morrissey
 Registered Surveyor N^o 6470
 Richard D. Morrissey, L.S.
 KUCK and MORRISSEY, Inc.

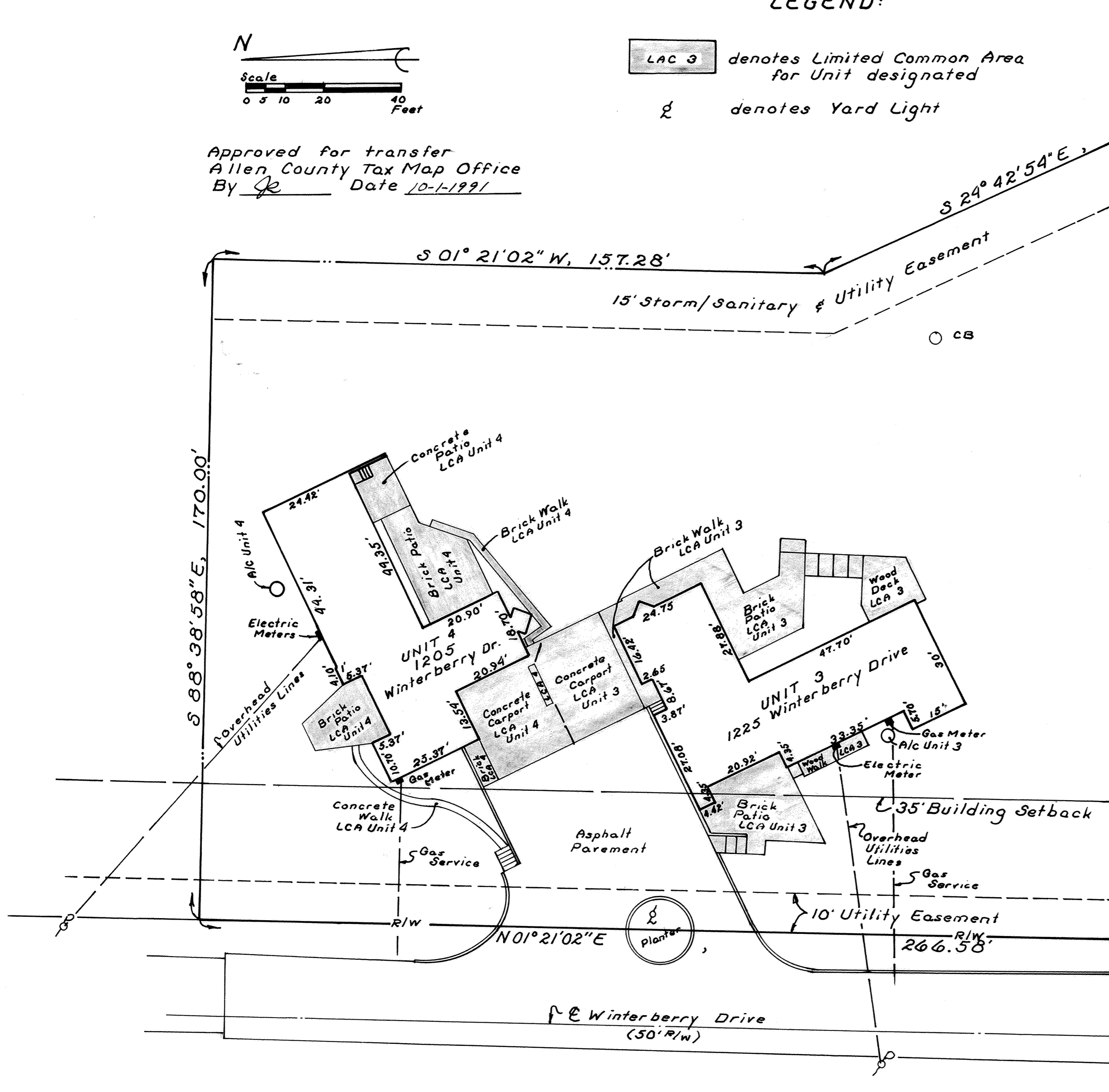
Richard D. Morrissey
 Professional Engineer N^o 34373
 Richard D. Morrissey, P.E.
 KUCK and MORRISSEY, Inc.

N^o 911049 FEE: \$227.70
 Filed for record this 1st day of Oct, 1991, at 9:15 o'clock A.M.

Recorded this 1st day of October, 1991 in Plat Book 18 on Page N^o 133.

Edward P. Kuck LR 9m
 RECORDER ALLEN COUNTY, OHIO.

For DECLARATIONS see Deed Volume 756 Page 536.



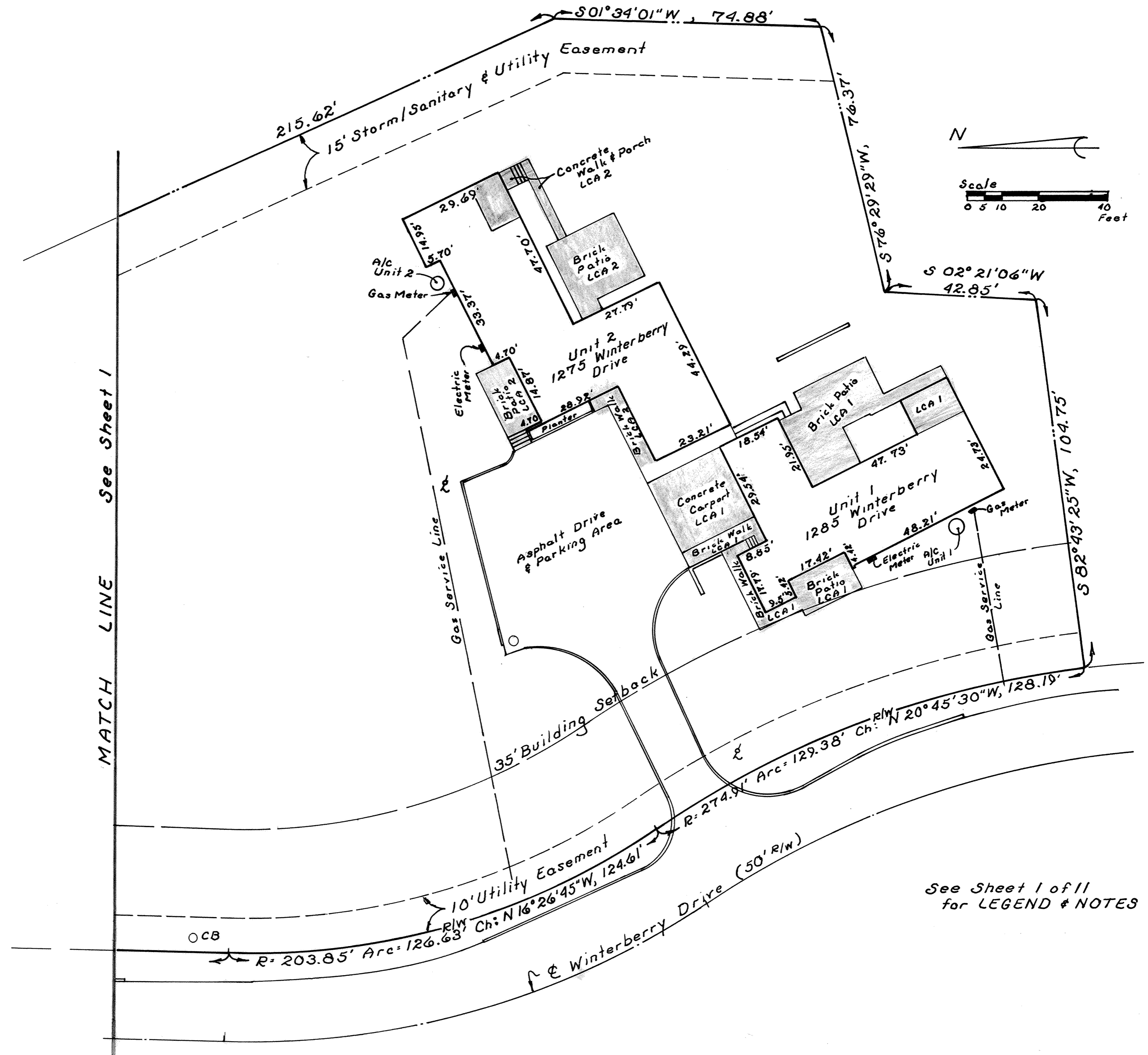
MATCH LINE See Sheet 2



PARKLANE ESTATES CONDOMINIUMS

LOT N^o 28740

PARKLANE ESTATES - PHASE ONE

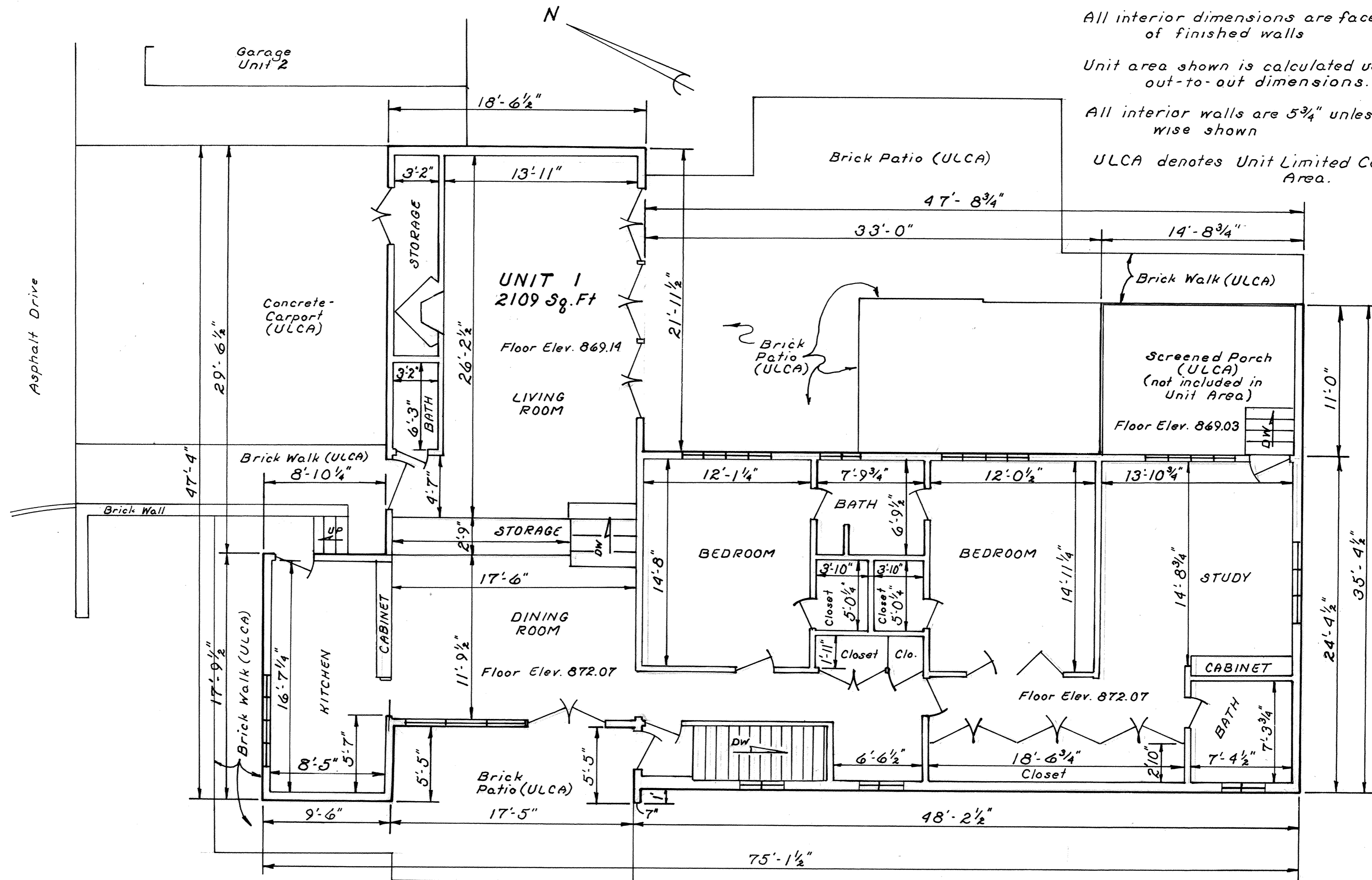


PARKLANE ESTATES CONDOMINIUMS

LOT N^o 28740

PARKLANE ESTATES - PHASE ONE

135
EXHIBIT "C"
Sheet 3 of 11



All interior dimensions are face to face of finished walls

Unit area shown is calculated using out-to-out dimensions.

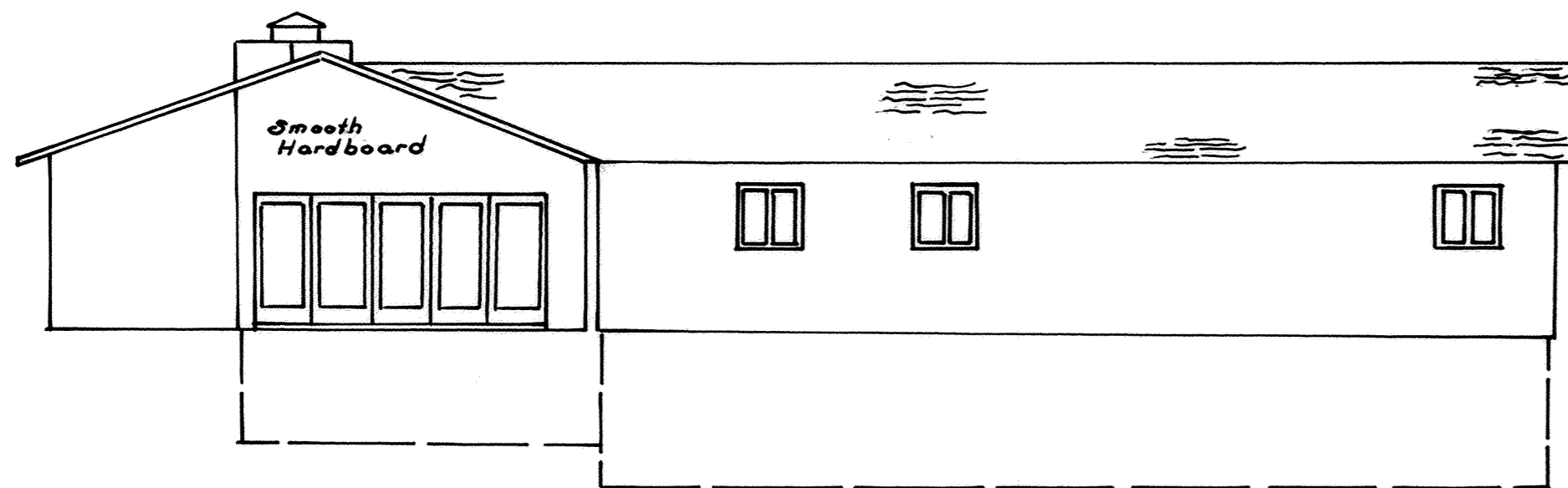
All interior walls are 5 3/4" unless otherwise shown

ULCA denotes Unit Limited Common Area.

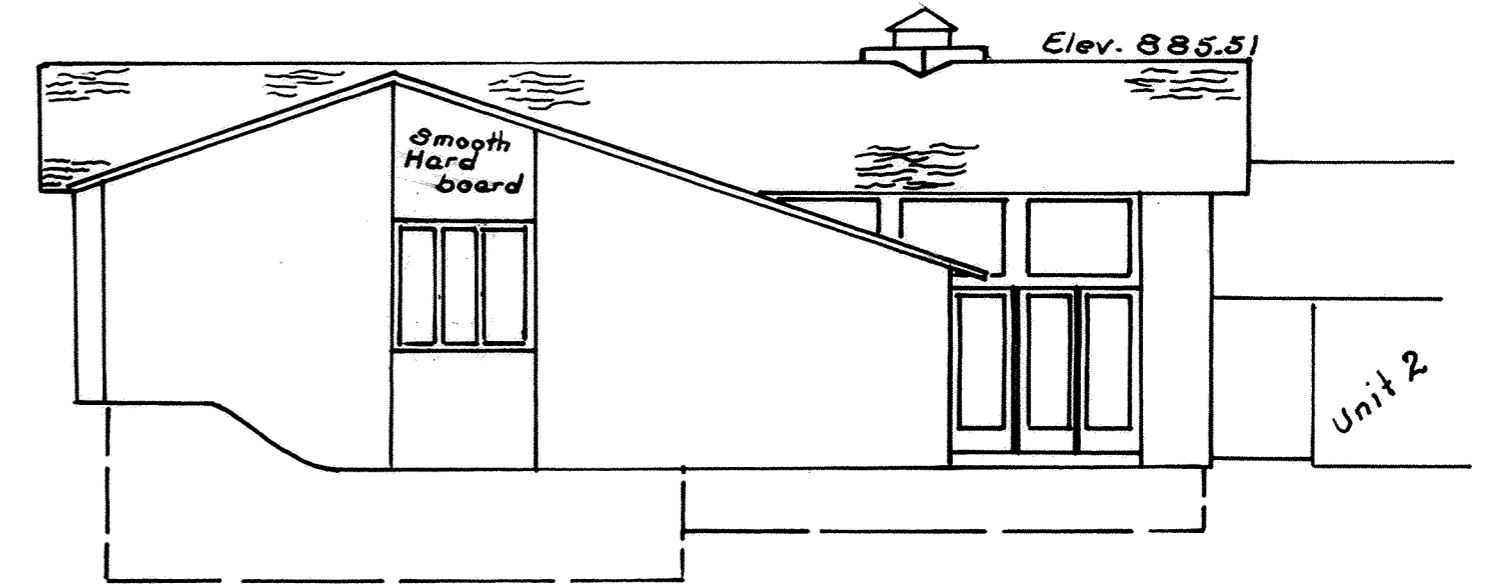
FLOOR PLAN - UNIT 1

PARKLANE ESTATES CONDOMINIUMS
 LOT N^o 28740
 PARKLANE ESTATES - PHASE ONE

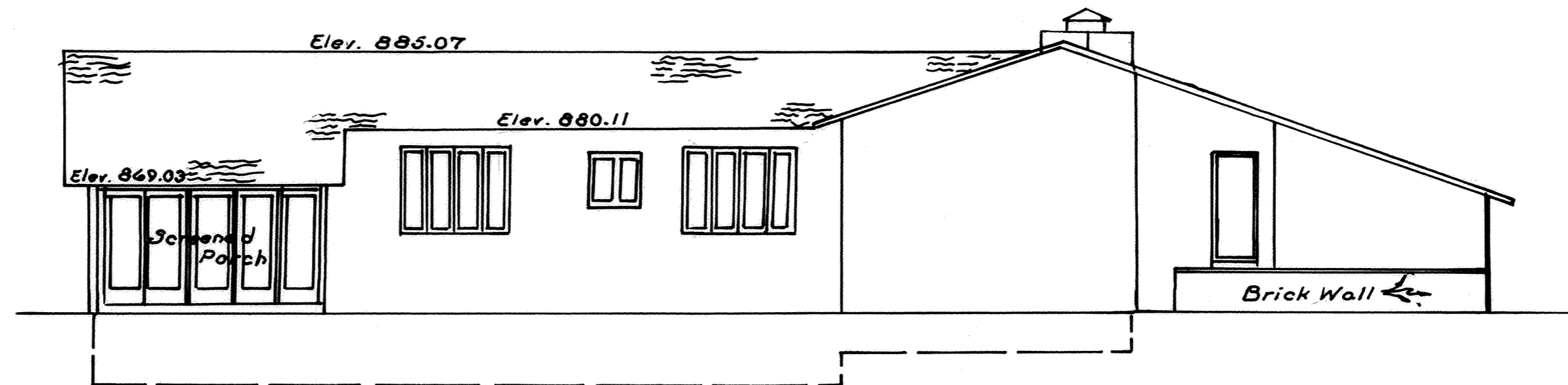
136
 EXHIBIT "C"
 Sheet 4 of 11



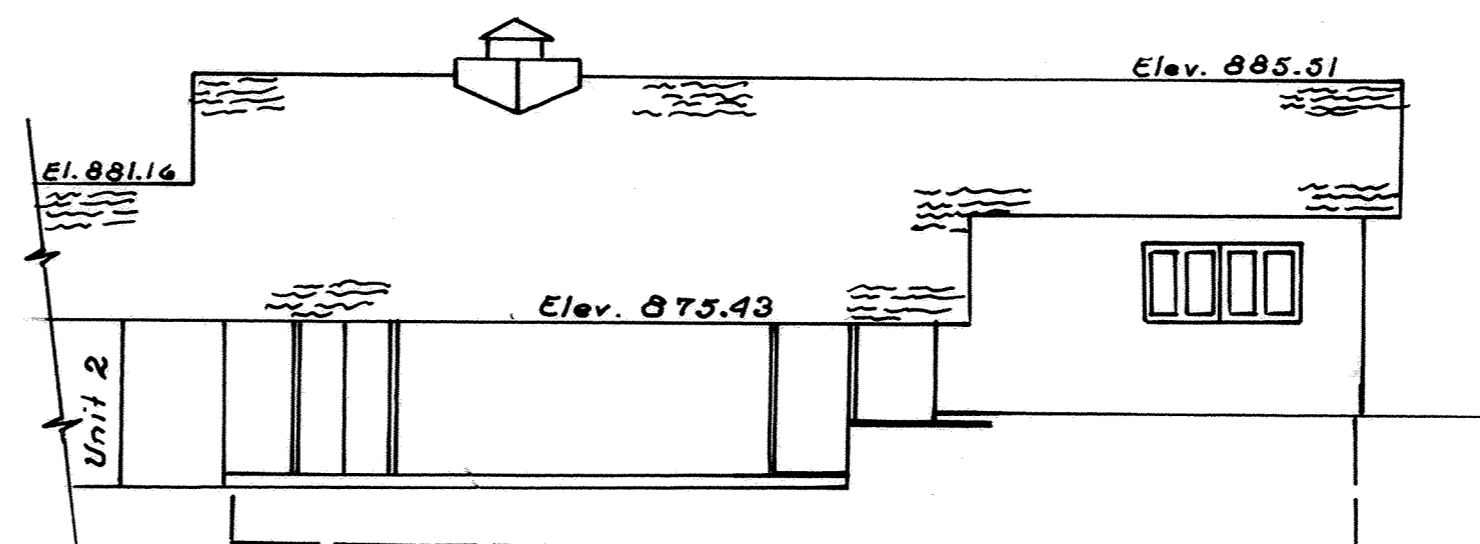
WEST ELEVATION



SOUTH ELEVATION



EAST ELEVATION



NORTH ELEVATION

Elevations shown in one view is typical of all views.

All siding is vertical "V" grooved unless shown otherwise.

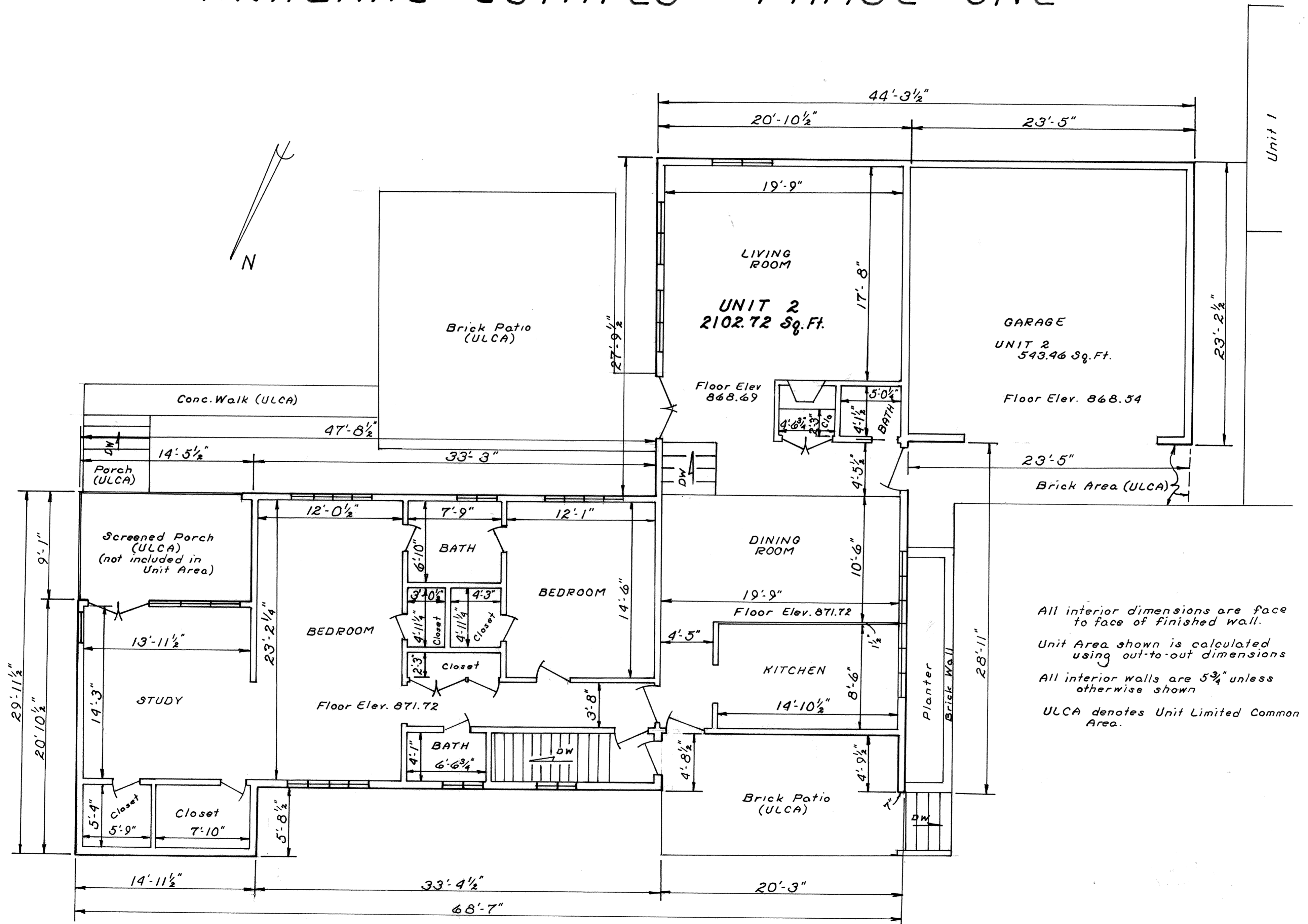
See Floor Plans for Elevations of different floor levels.

ELEVATION VIEWS - UNIT-1

PARKLANE ESTATES CONDOMINIUMS

LOT N^o 28740

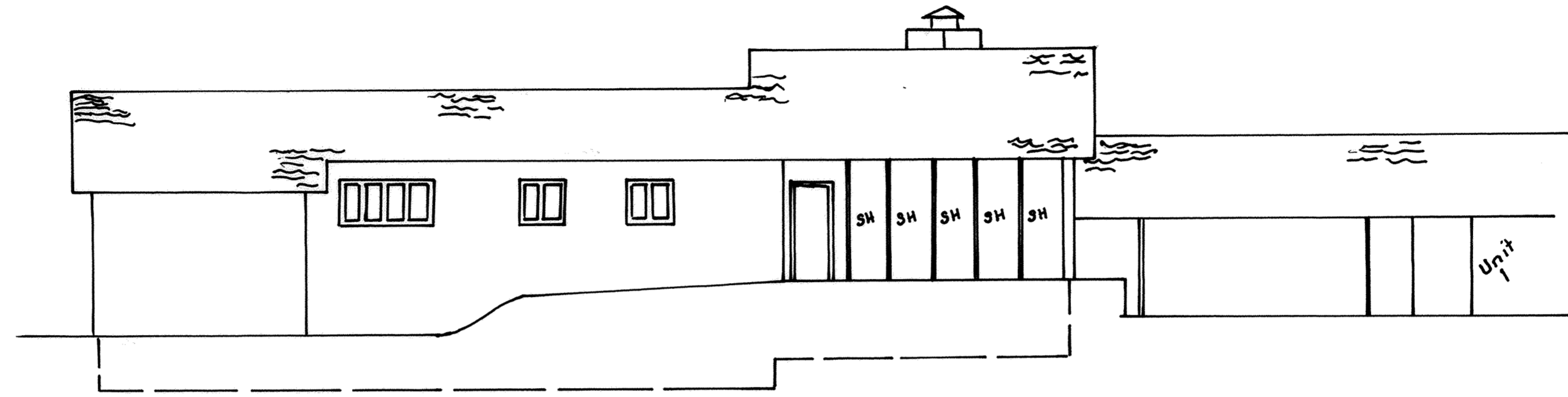
PARKLANE ESTATES - PHASE ONE



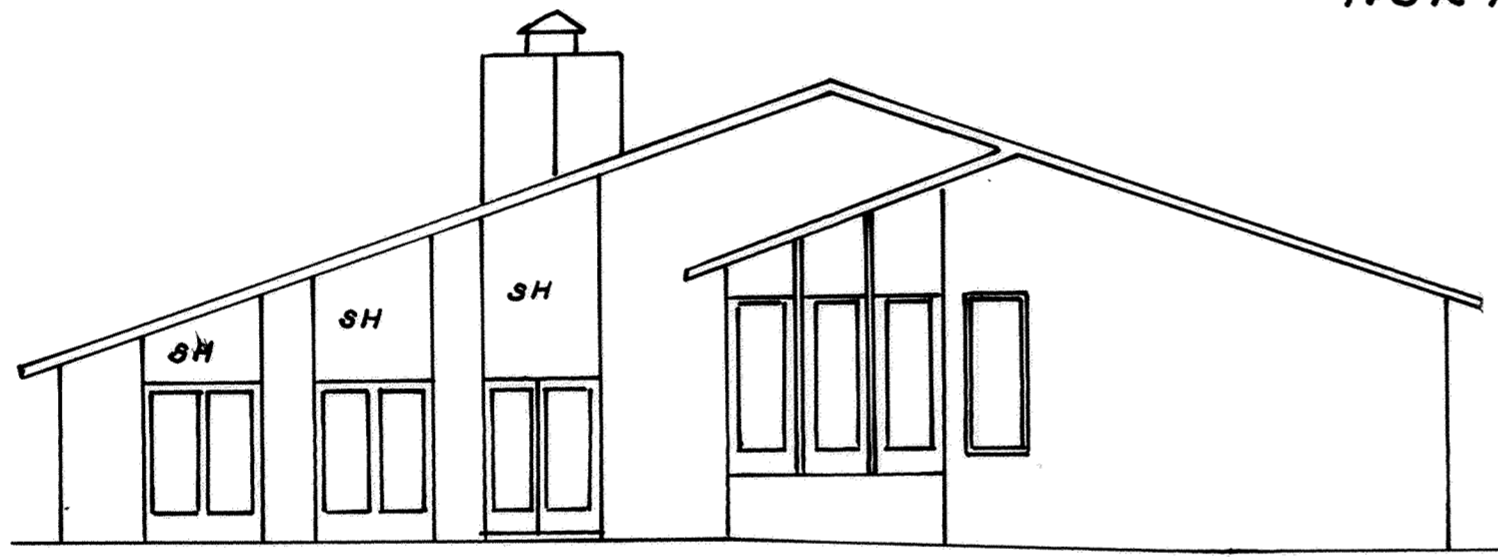
All interior dimensions are face to face of finished wall.
Unit Area shown is calculated using out-to-out dimensions
All interior walls are 5 3/4" unless otherwise shown
ULCA denotes Unit Limited Common Area.

FLOOR PLAN - UNIT 2

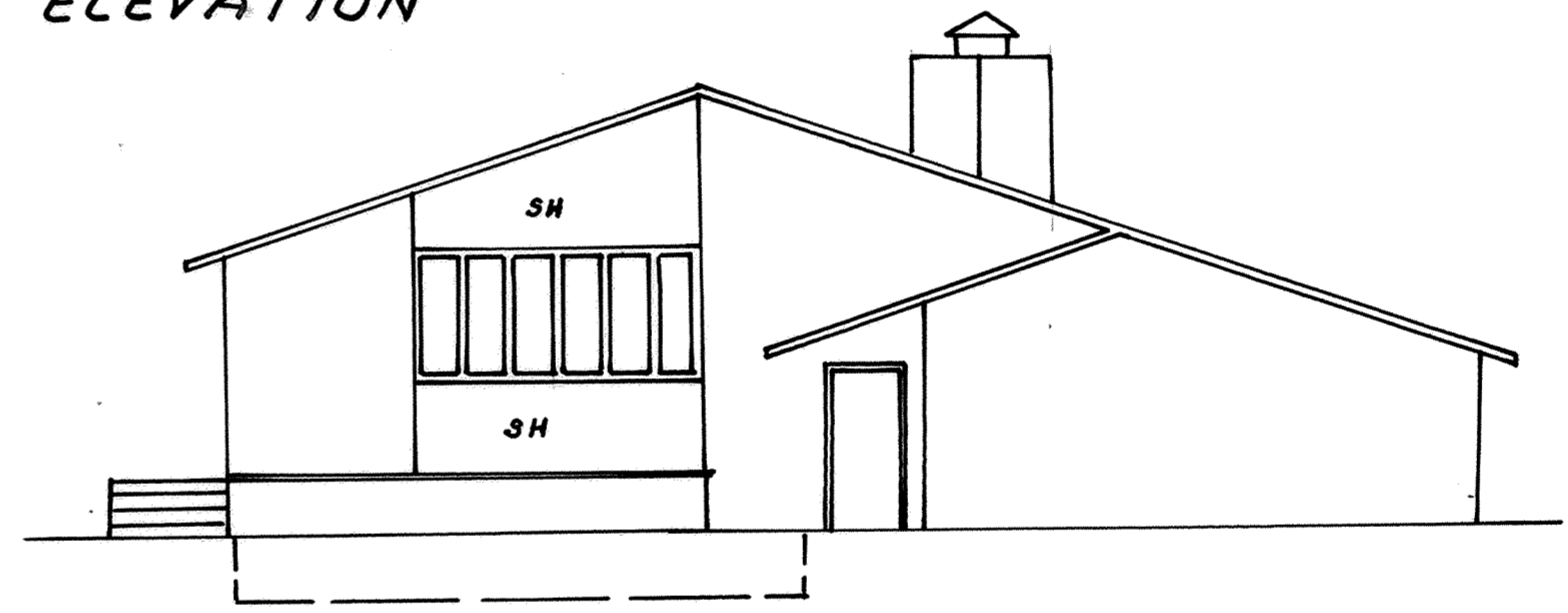
PARKLANE ESTATES CONDOMINIUMS
 LOT N^o 28740
 PARKLANE ESTATES - PHASE ONE



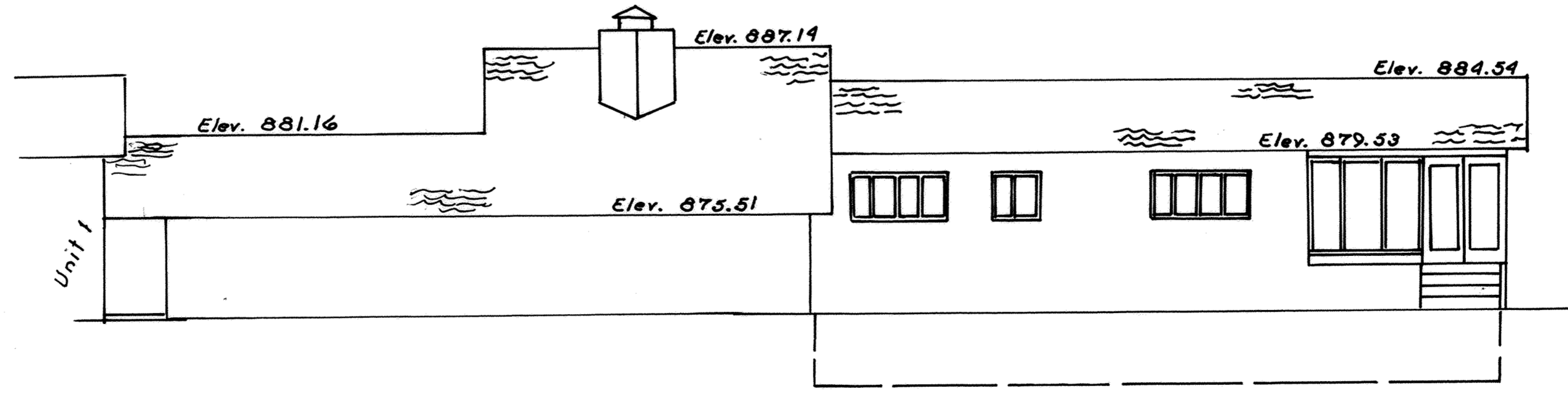
NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION

Elevations shown in one view is typical of all views
 See Floor Plans for Elevations of different floor levels.

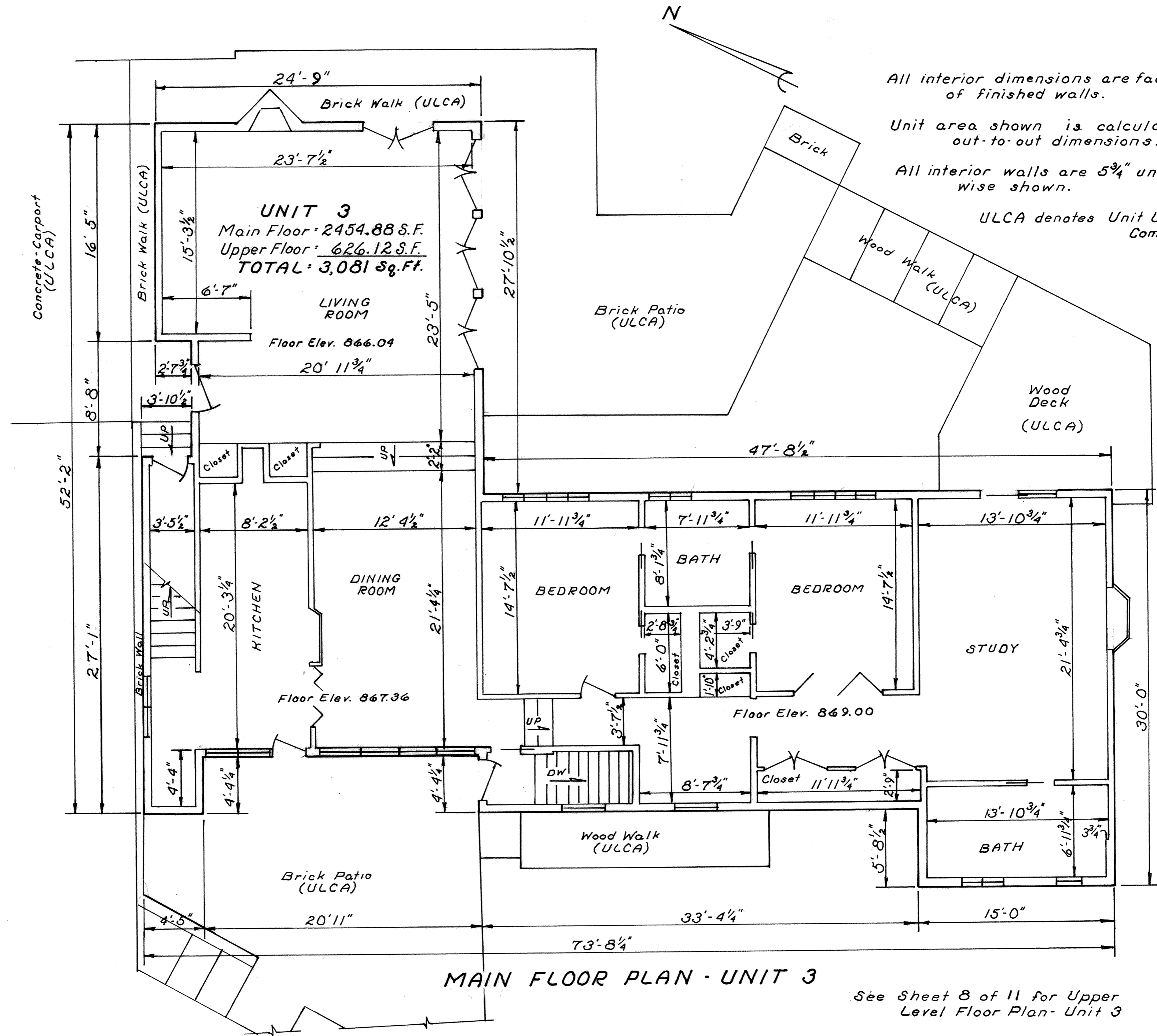
ELEVATION VIEWS - UNIT-2

All siding is vertical "V" grooved unless shown otherwise.
 SH denotes Smooth Hardwood Siding

PARKLANE ESTATES CONDOMINIUMS

LOT N° 28740

PARKLANE ESTATES - PHASE ONE



All interior dimensions are face to face of finished walls.
 Unit area shown is calculated using out-to-out dimensions.
 All interior walls are 5 3/4" unless otherwise shown.
 ULCA denotes Unit Limited Common Area.

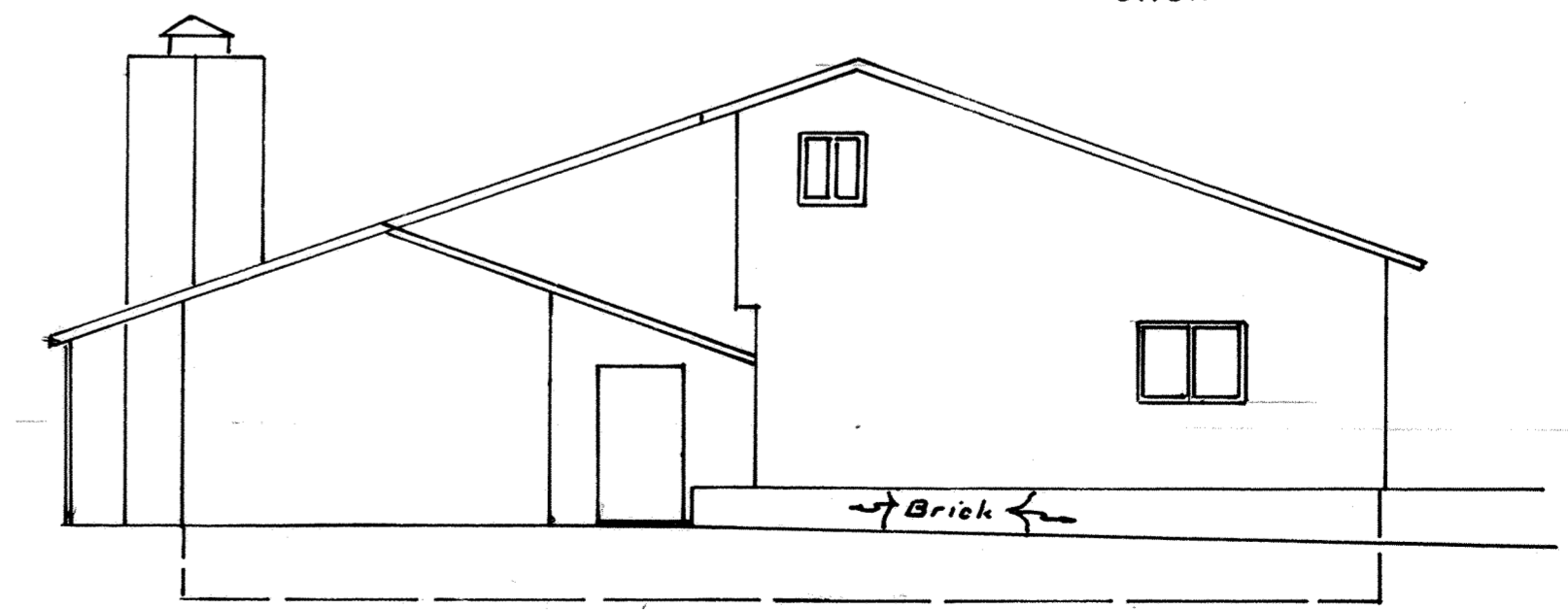
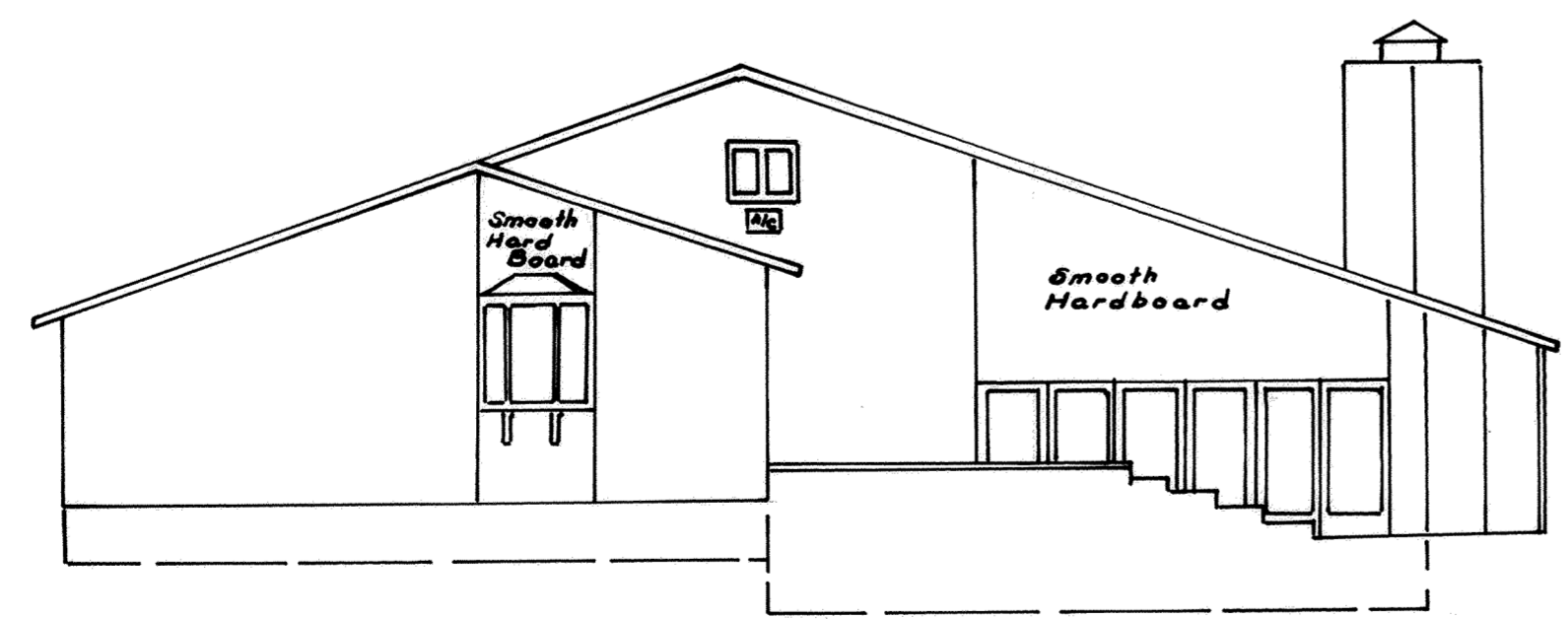
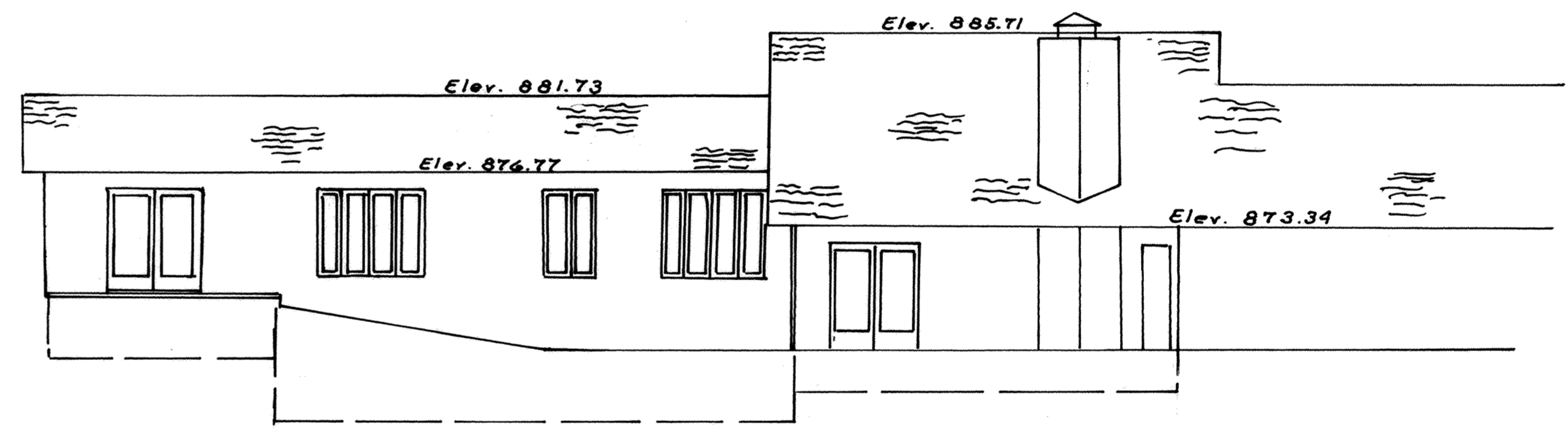
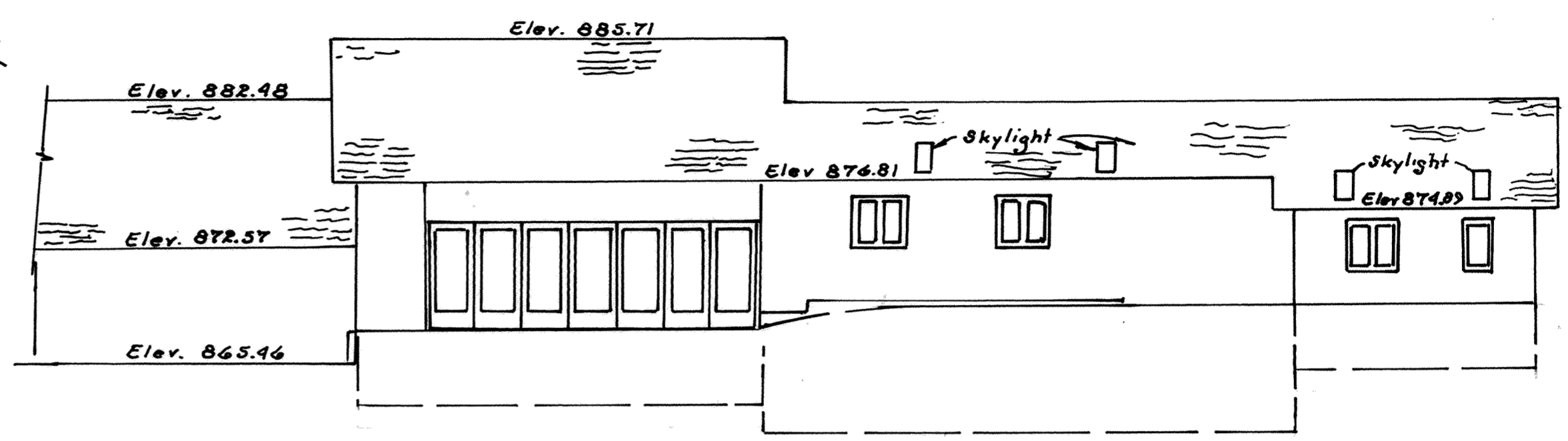
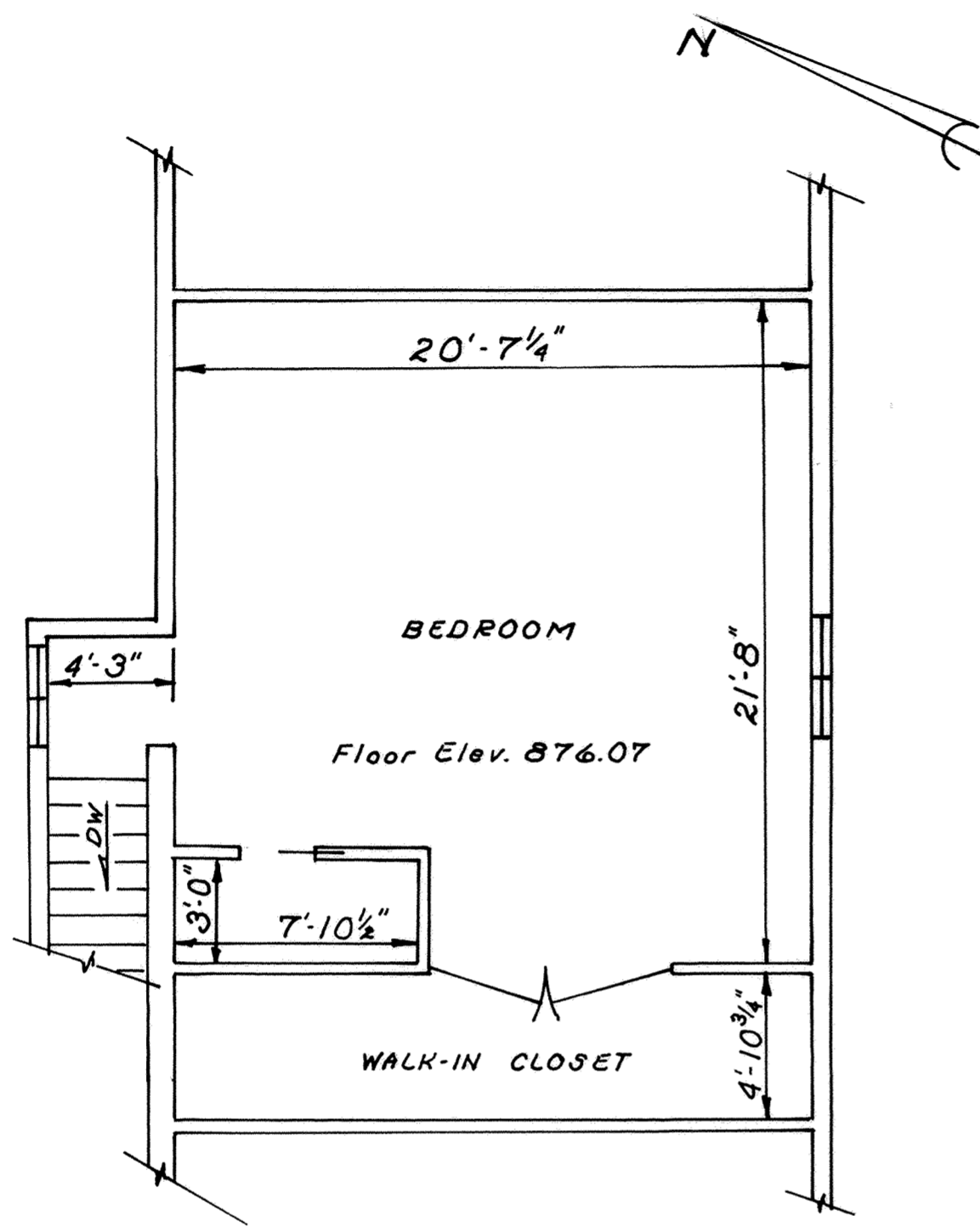
MAIN FLOOR PLAN - UNIT 3

See Sheet 8 of 11 for Upper Level Floor Plan - Unit 3

PARKLANE ESTATES CONDOMINIUMS

LOT N° 28740

PARKLANE ESTATES - PHASE ONE



All siding is vertical
 "V" grooved unless
 shown otherwise.

ELEVATION VIEWS - UNIT 3

Elevations shown in the EAST and
 the WEST view are typical for all
 views.
 See Floor Plans for Elevations of
 different floor levels.

PARKLANE ESTATES CONDOMINIUMS

LOT N^o 28740

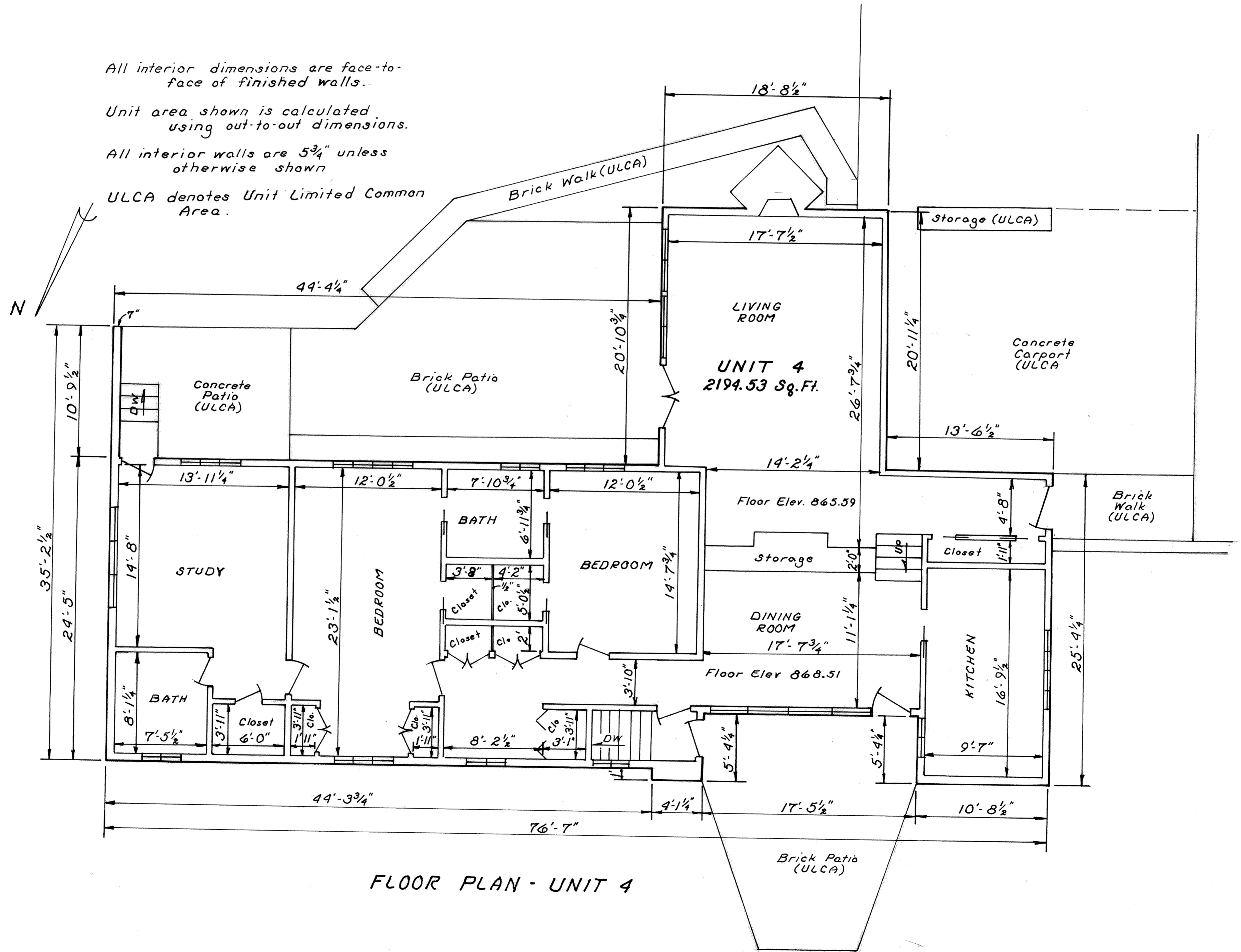
PARKLANE ESTATES - PHASE ONE

All interior dimensions are face-to-face of finished walls.

Unit area shown is calculated using out-to-out dimensions.

All interior walls are 5³/₄" unless otherwise shown

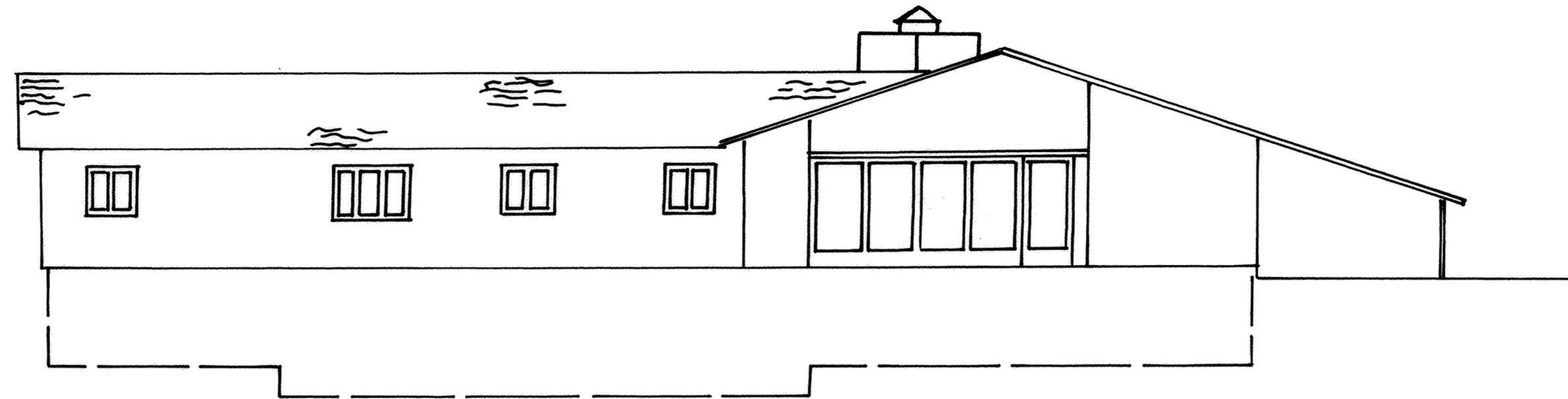
ULCA denotes Unit Limited Common Area.



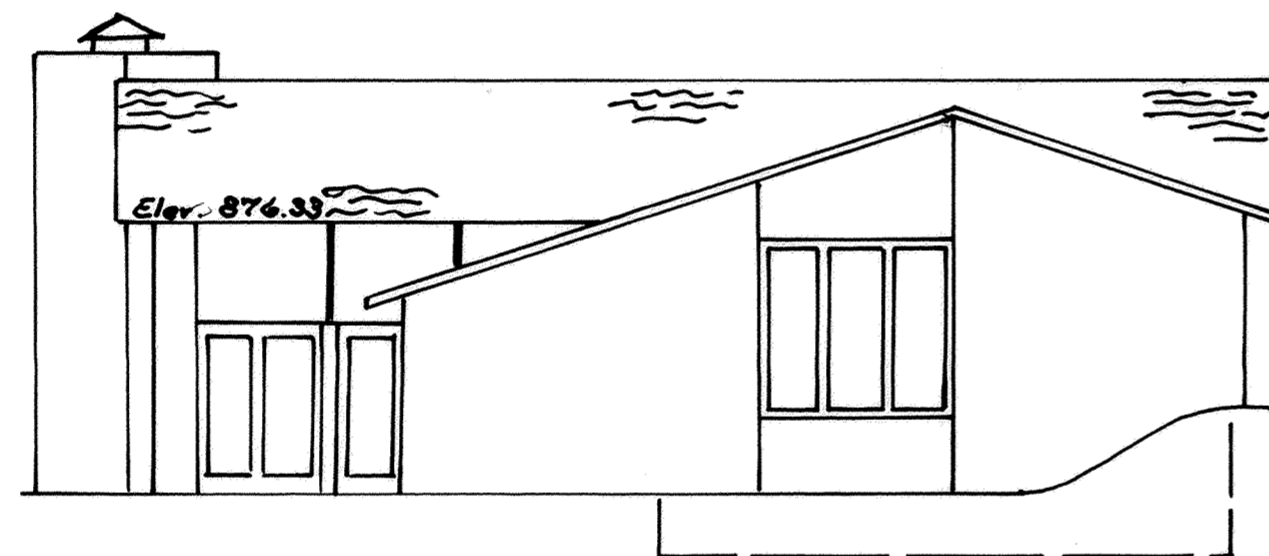
FLOOR PLAN - UNIT 4

PARKLANE ESTATES CONDOMINIUMS
 LOT N^o 28740
 PARKLANE ESTATES - PHASE ONE

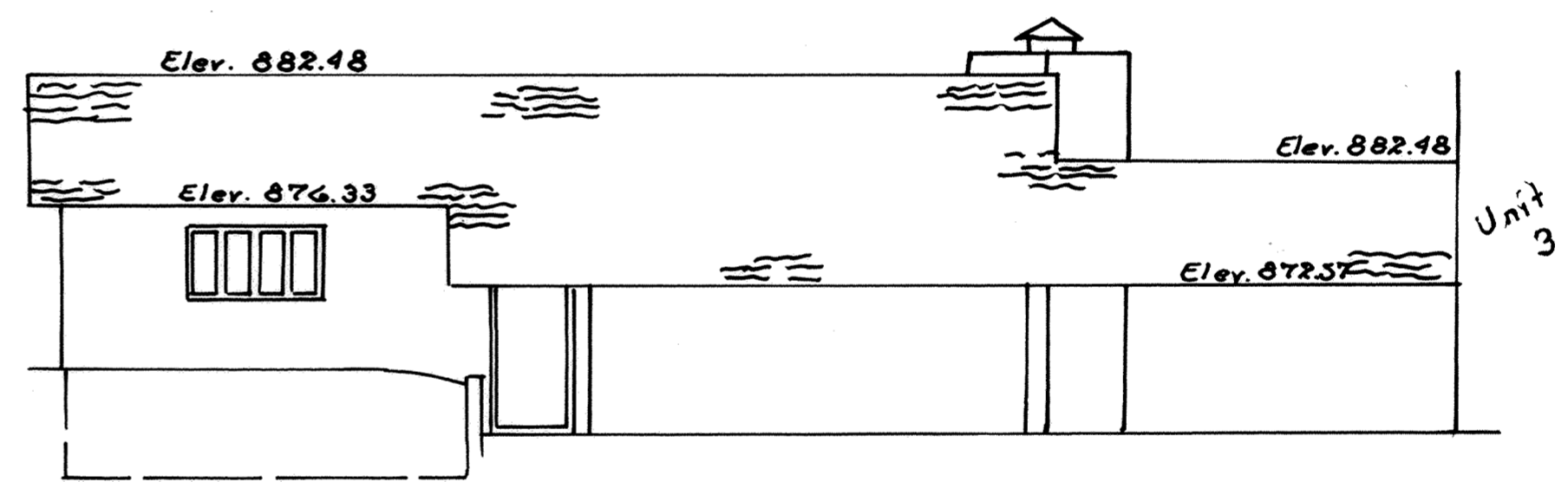
142
 EXHIBIT "C"
 Sheet 10 of 11



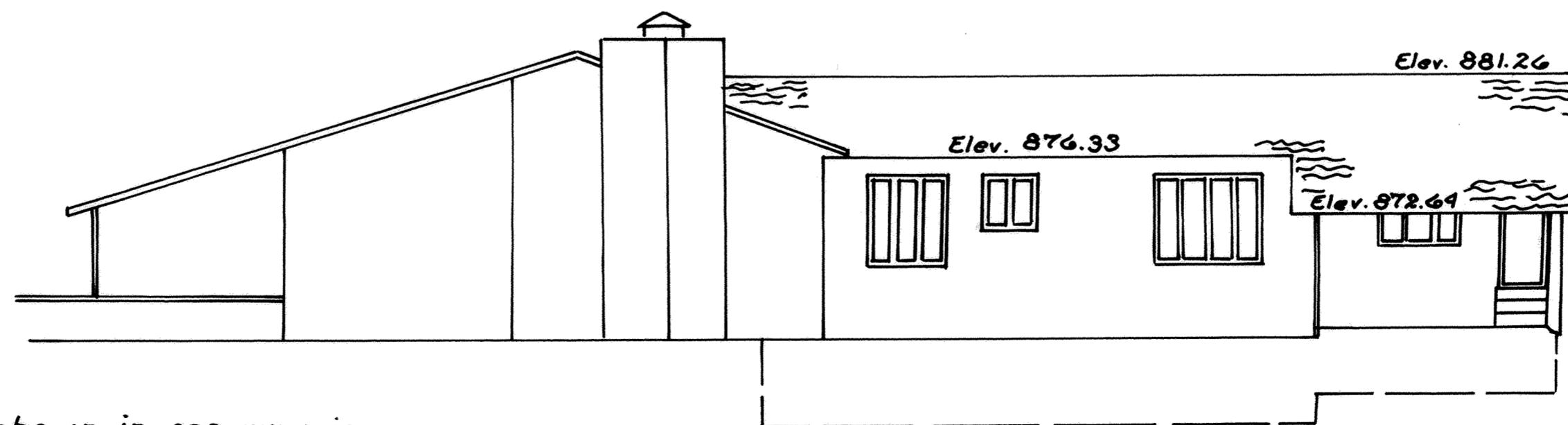
NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION



SOUTH ELEVATION

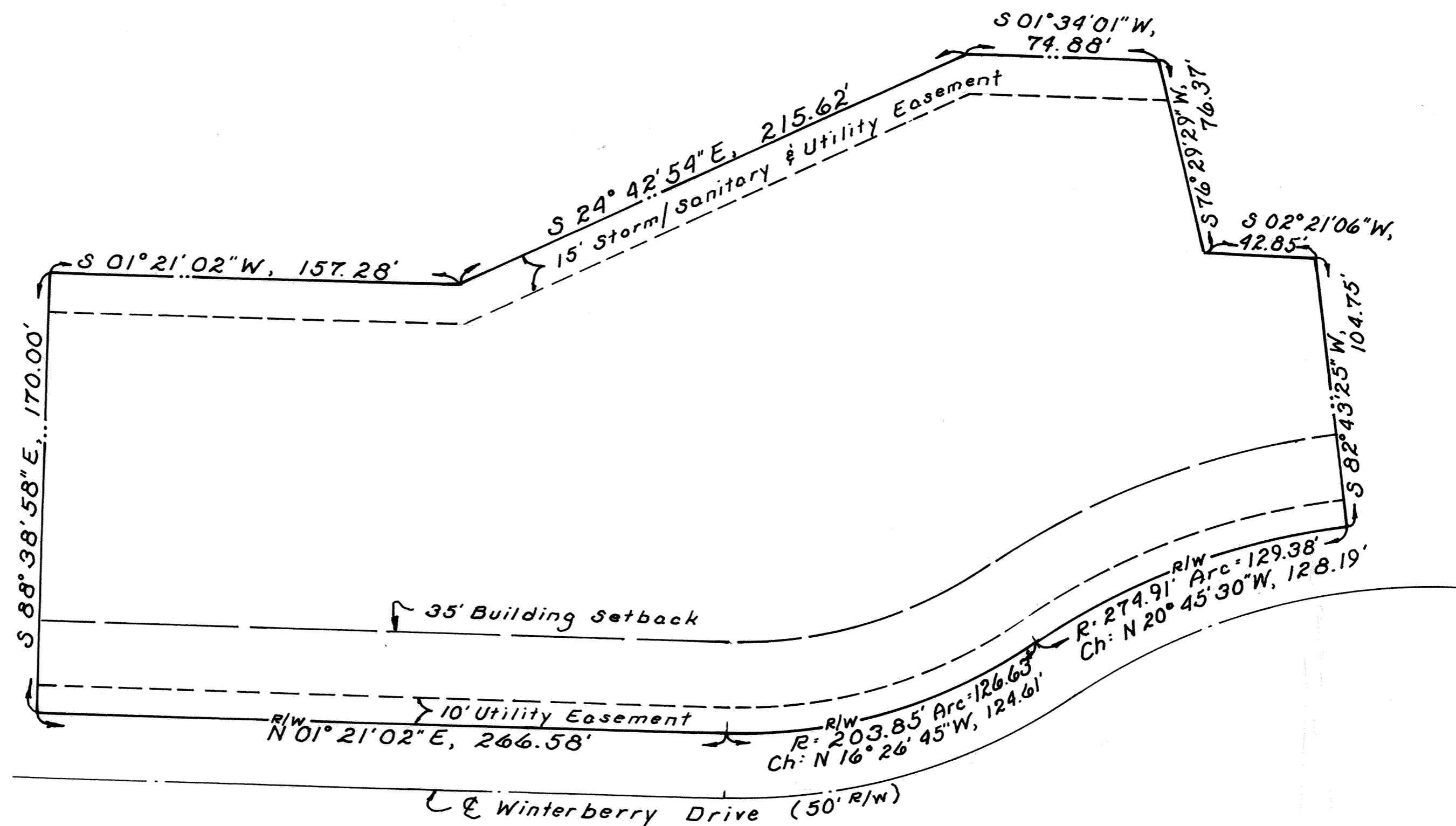
Elevations shown in one view is typical of all views

See Floor Plans for Elevations of different floor levels.

All siding is vertical "V" grooved unless shown otherwise.

SH denotes smooth hardboard siding.

PARKLANE ESTATES CONDOMINIUMS
 LOT N^o 28740
 PARKLANE ESTATES - PHASE ONE
 SURVEY OF DEDICATOR'S LAND

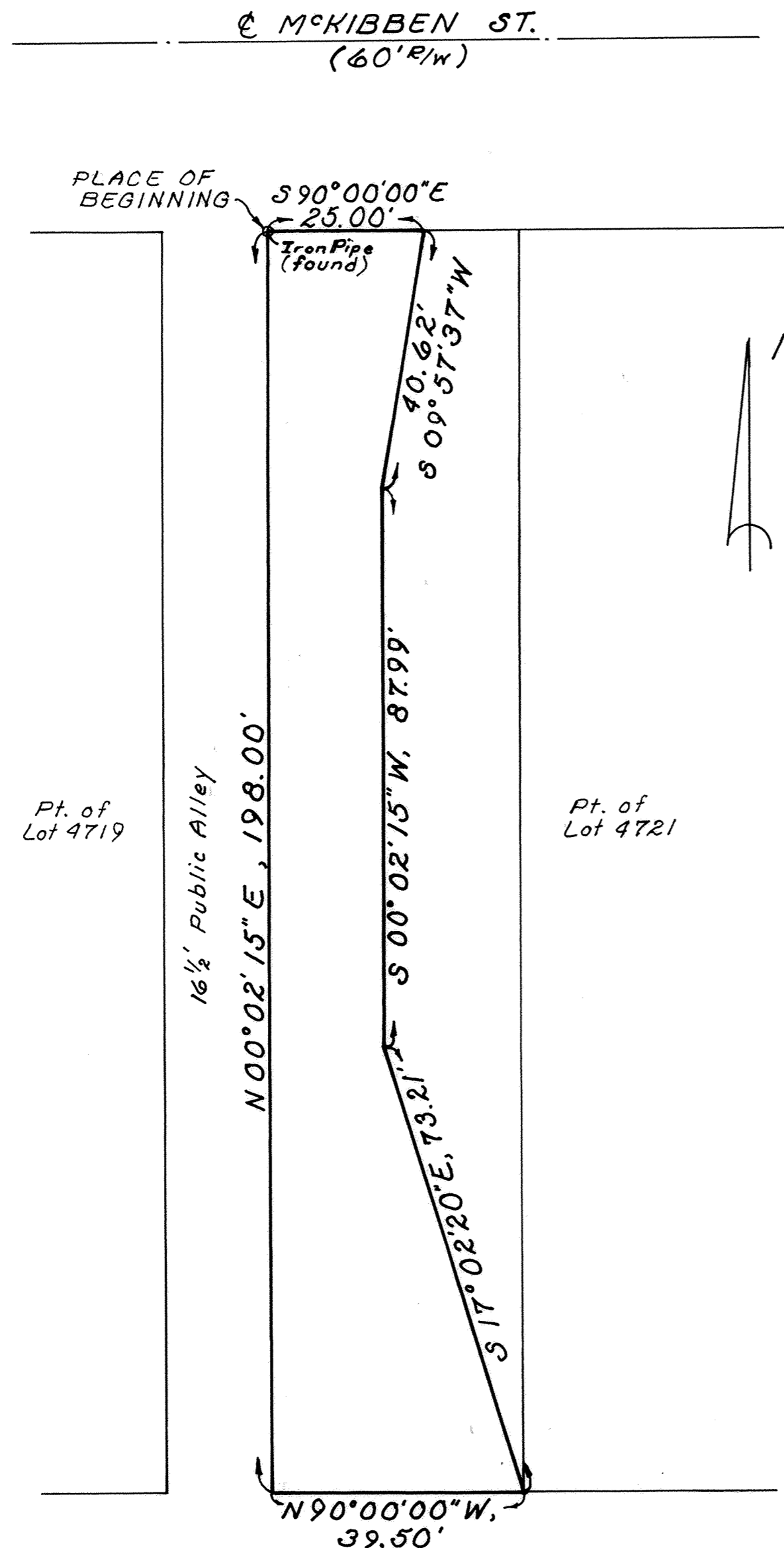


DESCRIPTION

Being all of Lot 28740 in Parklane Estates - Phase One in the Northwest quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio as shown on the recorded plat in Plat Book 18 on Page 126 in the Allen County Recorder's Office, Allen County, Ohio.

DEDICATION PLAT- A PRIVATE ALLEY.

Part Of Lot Number 4720 in Honora Lawlor's Addition, City of Lima, Allen County, Ohio.



DESCRIPTION

Being a part of Lot Number 4720 in Honora Lawlor's Addition to Lima, Ohio as recorded in Plat Volume 3 on Page 168 and more particularly described as follows:

BEGINNING at an iron pipe found at the northwest corner of said Lot Number 4720; thence $S 90^{\circ}00'00'' E$ with the north line of said Lot (also the south right-of-way line of McKibben St.), 25.00 feet to a point; thence $S 09^{\circ}57'37'' W$, 40.62 feet to a point; thence $S 00^{\circ}02'15'' W$, 87.99 feet to a point; thence $S 17^{\circ}02'20'' E$, 73.21 feet to the intersection of the east line of said Lot 4720 with the north line of a private 20 foot alley; thence $N 90^{\circ}00'00'' W$ with said north line, 39.50 feet to a point on the west line of said Lot 4720; thence $N 00^{\circ}02'15'' E$ with said west line of said Lot 4720, 198.00 feet to the PLACE OF BEGINNING containing 4,456.542 square feet or 0.102 acre more or less and subject to all legal easements of record.

DEDICATION

IDL Enterprises, a partnership, the owner of the land contained in the hereon plat, hereby adopts the said plat and dedicates the lands described thereon to the use as a private alley forever.

WITNESS

IDL ENTERPRISES

Richard L. Rapp
Wicki Lynn Dome

Richard L. Rapp President
 Mr. Richard L. Rapp, PRESIDENT
Lynn Krohn - Sec-Treas
 Mr. Lynn Krohn, SEC-TRES.

ACKNOWLEDGEMENT

STATE OF OHIO
 COUNTY OF ALLEN

Before me a Notary Public in and for said State and County did personally appear the above signed Officers of said IDL Enterprises, who acknowledged that they did sign the hereon plat and that the signing thereof was their free act and deed. In testimony thereof, I affix my hand and seal this 9th day of October, 1991.

MY COMMISSION EXPIRES
May 22, 1992.

Wicki Lynn Dome
 NOTARY PUBLIC, ALLEN COUNTY, OHIO

APPROVAL OF PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I the undersigned Mayor of the City of Lima, Ohio and Chairman of the City Planning Commission, hereby on behalf of said City and Commission, approved and accept this plat this 11 day of October, 1991.

David Bern
 MAYOR OF THE CITY OF LIMA, OHIO AND
 CHAIRMAN OF CITY PLANNING COMMISSION

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 11th day of OCTOBER 11, 1991.
 FEE: .50

H. Dean French
 AUDITOR, ALLEN COUNTY, OHIO 1/25

9/11/94

COUNTY RECORDER'S CERTIFICATION

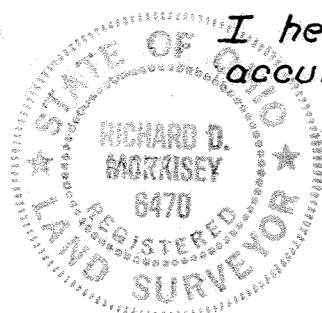
Filed for record this 11th day of Oct, 1991, at 12:58 O'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 144.

30 # 20.70

Edward P. Keil Jr
 RECORDER, ALLEN COUNTY, OHIO.

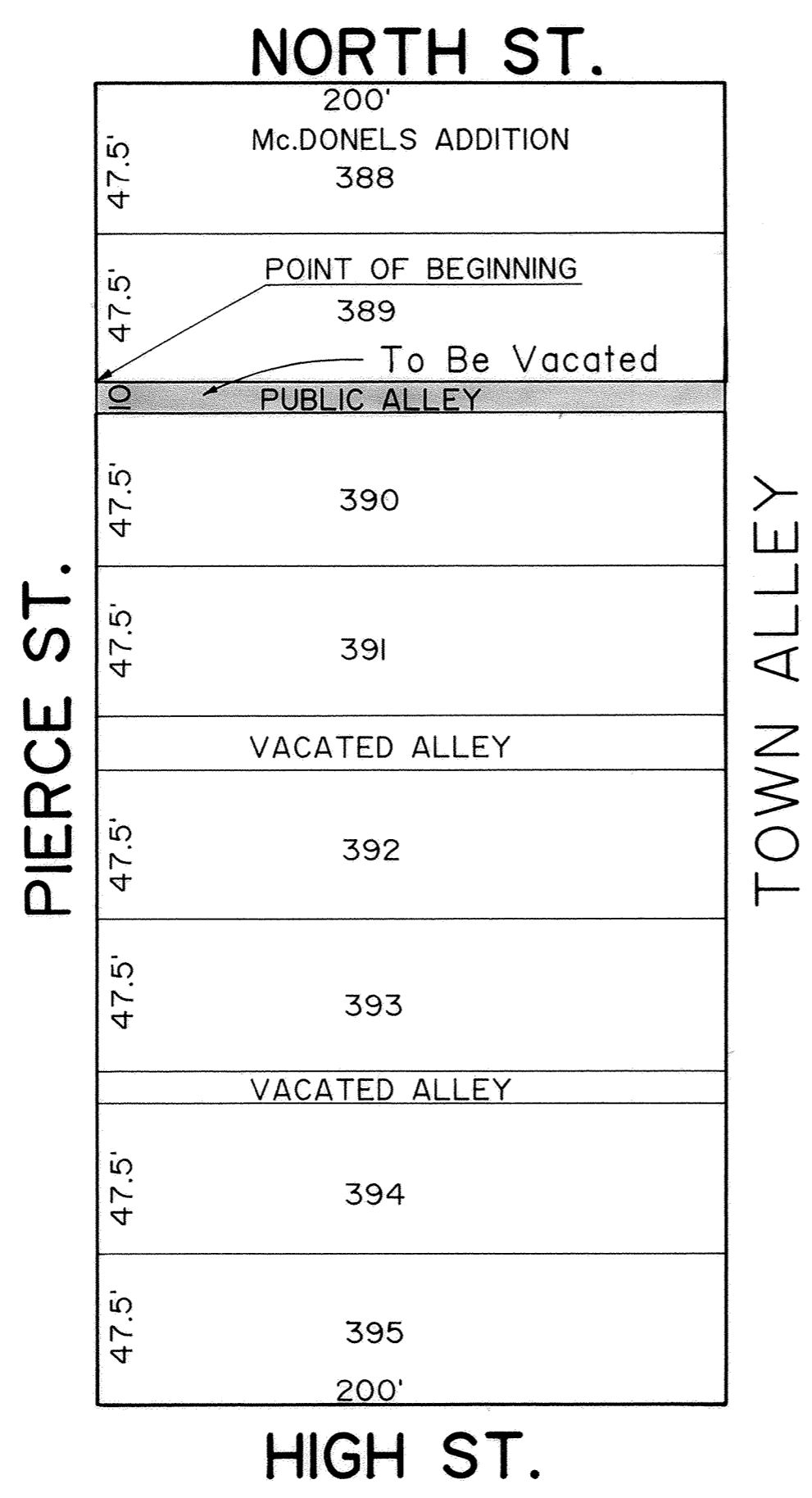
SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in September, 1991.



Richard D. Morrisey
 REGISTERED SURVEYOR No. 6470
 KUCK and MORRISEY, Inc.
 Consulting Engineers & Surveyors

ALLEY VACATION



DESCRIPTION FOR ALLEY VACATION

All of an east-west alley which has a record width of 10 feet and lies between lots 389 and 390 in the McDonels Addition to the City of Lima, Allen County, Ohio, as recorded in Plat Book I, Page 17 at the Allen County, Ohio Recorder's Office, more particularly described as follows:

Beginning at the southwest corner of said Lot 389, thence east, 200.00 feet with the south line of said Lot No. 389 to the southeast corner of said Lot No. 389, thence south, 10.00 feet with the west line of Town Alley to the northeast corner of said Lot 390, thence west, 200.00 feet with the north line of said Lot 390 to the northwest corner of said Lot 390, thence north, 10.00 feet with the east line of Pierce Street to the PLACE OF BEGINNING.

NOTE: It shall be assumed that the side lines of all streets, alleys, and lots above all bear in cardinal directions.

CERTIFICATION:

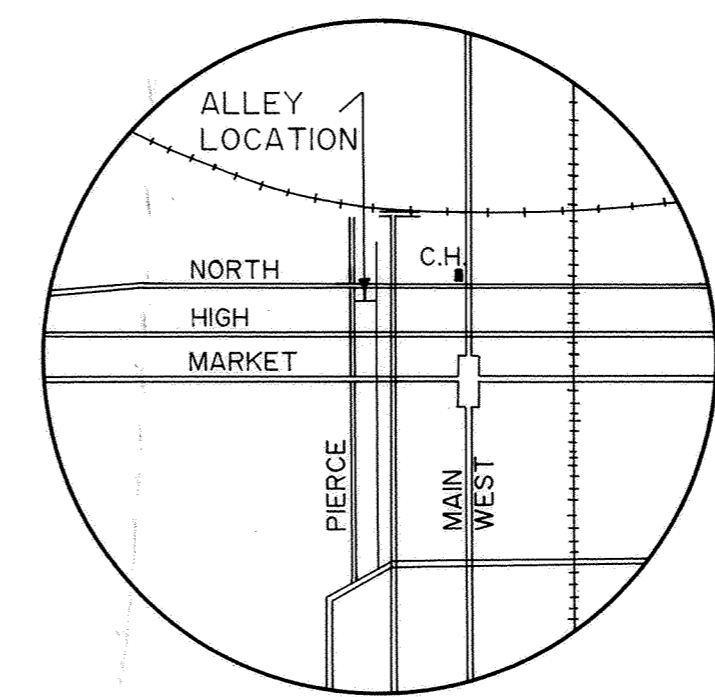
I hereby certify that these descriptions and the accompanying plat are based entirely on recorded information and do not represent any field survey made under my supervision.



Theodore A. Metzger
 Theodore A. Metzger
 Ohio Registered Surveyor No. 5514



LOCATION MAP
 1" = 2000'



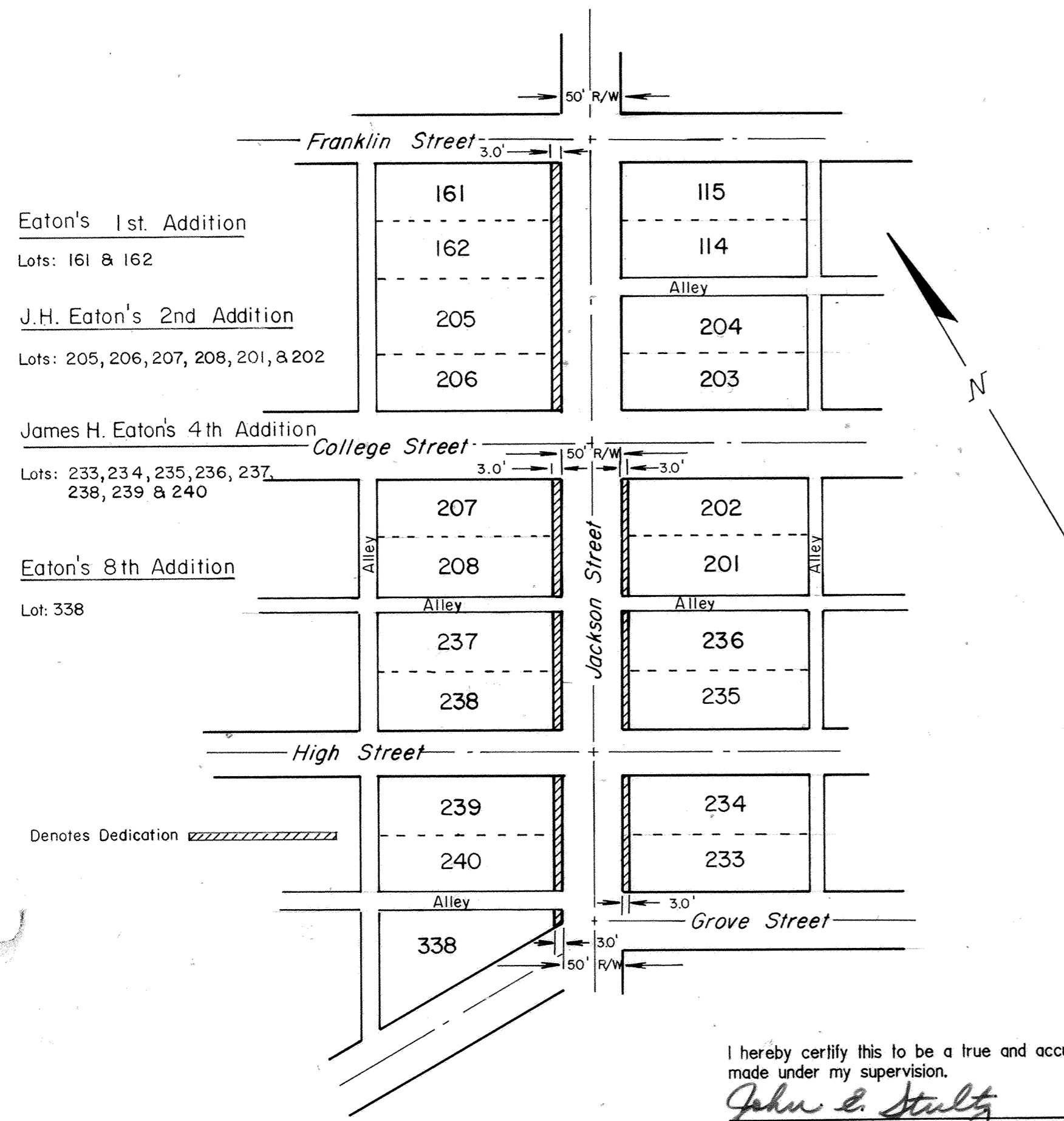
9111598
 Received and Recorded
 Oct 16, 1991 at 1:01 PM
 Plat Book 18 page 145
 Edward P. Keib
 Allen County Recorder
 Ord. Vol 757 pg 133

DEDICATION OF A PUBLIC RIGHT-OF-WAY

Eaton's 1 st, J. H. Eaton's 2 nd, James H. Eaton's 4 th, & Eaton's 8 th Additions, Village of Bluffton Allen County, Ohio

DEDICATION DESCRIPTION

Three (3) feet off lots, 161, & 162 in Eaton's 1 st. Addition, Three (3) feet off lots 201, 202, 205, 206, 207 & 208 in Eaton's 2 nd. Addition, Three (3) feet off lots 233-240 in Eaton's 4 th. Addition & Three (3) feet off lots 338 in Eaton's 8 th. Addition.



I hereby certify this to be a true and accurate plat made under my supervision.
John E. Stultz
John E. Stultz Village Engineer P.E. & P.S.

DEDICATION

THE VILLAGE OF BLUFFTON, OHIO OWNER OF THE LAND CONTAINED IN THE EATON'S 1 st J. H. EATON'S 2nd, JAMES H. EATON'S 4th & EATON'S 8th ADDITIONS HERE ON PLATED HEREBY DEDICATE THE DESCRIBED LAND TO THE USE AND BENEFIT OF THE GENERAL PUBLIC FOREVER.

IN WITNESS THERE OF, THE UNDERSIGNED, MAYOR OF THE VILLAGE OF BLUFFTON, OHIO, HEREBY ON BEHALF OF SAID VILLAGE HAS HERE UNTO SIGNED HIS NAME THIS 29 DAY OF Oct 1991.

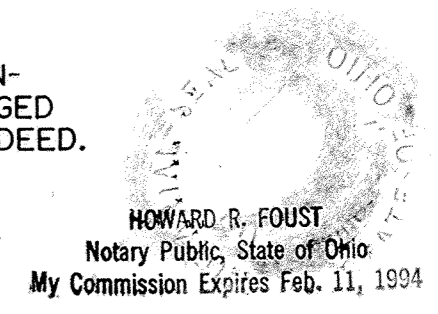
WITNESSES: *Frederick D. Hodelough* *Roger Edwards*
Gary R. Case MAYOR OF THE VILLAGE OF BLUFFTON

ACKNOWLEDGEMENT

STATE OF OHIO
ALLEN COUNTY, SS

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, APPEARED THE HONORABLE ROGER EDWARDS, MAYOR OF THE VILLAGE OF BLUFFTON, OHIO, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING DEDICATION AND THAT SAME WAS HIS FREE/ ACT AND DEED.

IN WITNESS THERE OF, I HAVE INTO SET MY HAND AND SEAL THIS 29 DAY OF October 1991
MY COMMISSION EXPIRES Nov 19 94 *H. R. Foust*
NOTARY PUBLIC, ALLEN COUNTY, OHIO



APPROVAL OF VILLAGE PLANNING COMMISSION

I THE UNDERSIGNED MAYOR OF THE VILLAGE OF BLUFFTON, OHIO AND CHAIRMAN OF THE VILLAGE PLANNING COMMISSION, HEREBY, ON BEHALF OF SAID VILLAGE AND SAID COMMISSION, APPROVE AND ACCEPT THIS PLAT THIS 29 DAY OF Oct 1991

Roger Edwards
MAYOR OF THE VILLAGE OF BLUFFTON, OHIO
CHAIRMAN OF THE VILLAGE PLANNING COMMISSION

COUNTY RECORDERS CERTIFICATE

NO. 9112215
FILED FOR RECORD IN THE ALLEN COUNTY, OHIO RECORDER'S OFFICE THIS 30th DAY OF Oct 1991
AT 2:27 O' CLOCK, P.M.
FEE Edmond P. Keel by J.M.
PLAT BOOK NO. 18 PAGE 146 RECORDER OF ALLEN COUNTY, OHIO
20.70

COUNTY AUDITORS CERTIFICATE

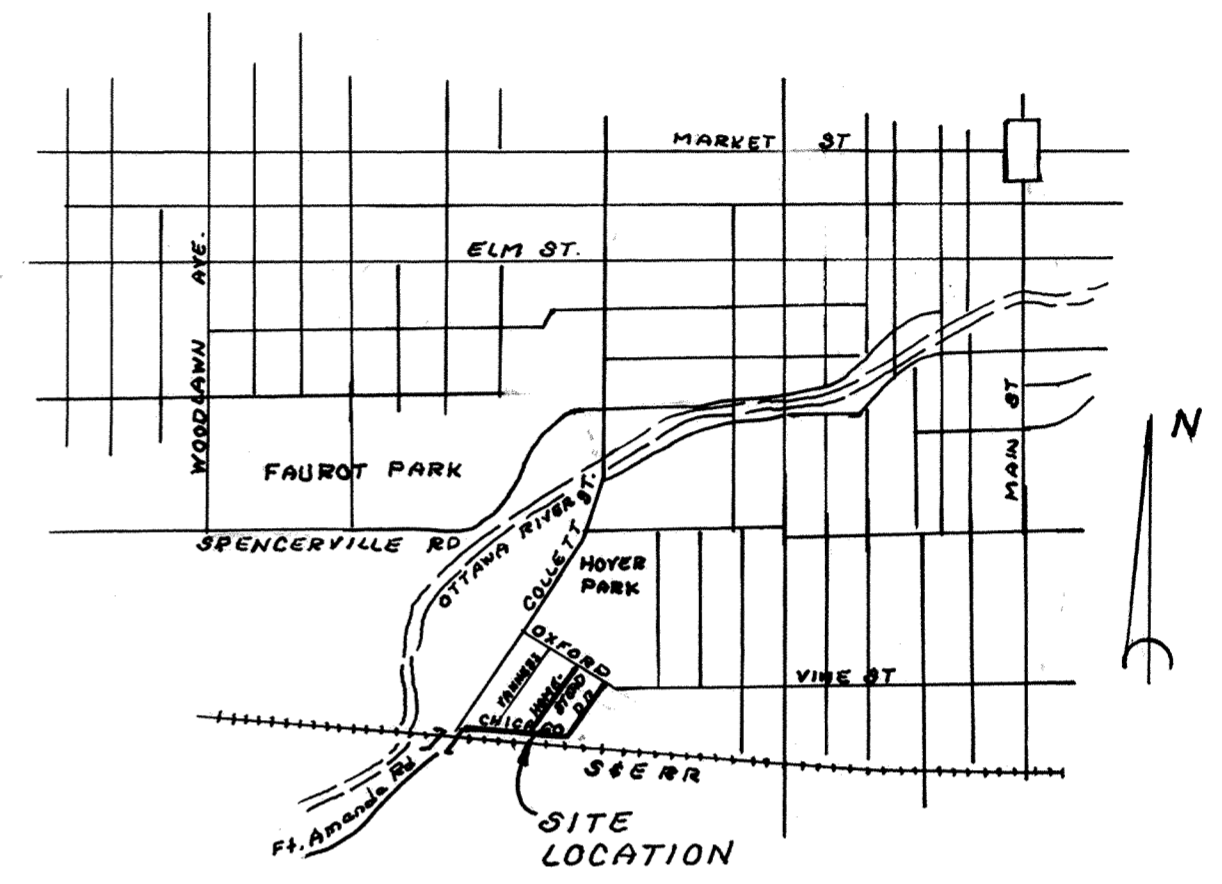
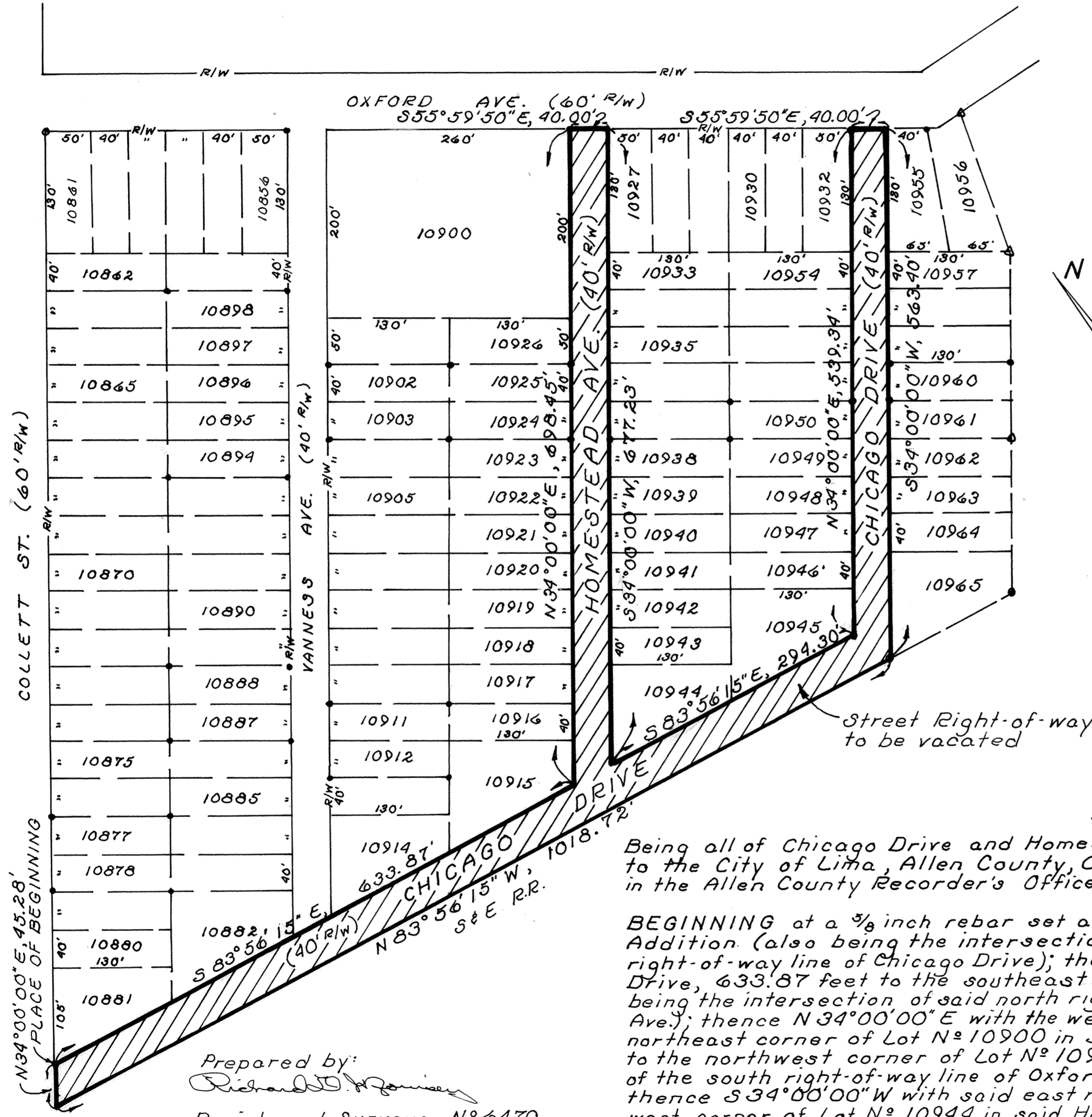
THIS PLAT FILED FOR TRANSFER THIS 30th DAY OF Oct 1991
H. Dean French SS
AUDITOR OF ALLEN COUNTY, OHIO
No Fee

REVISIONS			DEDICATION OF A PUBLIC RIGHT-OF-WAY			
NO	DATE	BY				
1.			EATON'S 1 st, ADDITION J.H. EATON'S 2 nd ADDITION			
2.			JAMES H. EATON'S 4 th ADDITION & EATON'S 8 th ADD.			
3.			Drawn By	E.H.	Scale	1" = 100'
4.			Chk'd		Date	10/ 5/ 91
5.			Traced		App'd	

STREET VACATION

CITY OF LIMA

ALLEN COUNTY, OHIO



LOCATION MAP

91/2502
 RECEIVED AND RECORDED
 AT 1:11 PM
 NOVEMBER 6, 1991
 PLAT BOOK 18 pg 147
 EDWARD P. KIRK
 ALLEN COUNTY RECORDER
 FEE \$20.70
 ORD DEEP VOL 757 pg 657

DESCRIPTION:

Being all of Chicago Drive and Homestead Avenue as platted in the Hoyer Park Addition to the City of Lima, Allen County, Ohio as recorded in Plat Book 3 on Page 302 and 303 in the Allen County Recorder's Office and more particularly described as follows:

BEGINNING at a $\frac{3}{8}$ inch rebar set at southwest corner of Lot N^o 10881 in said Hoyer Park Addition (also being the intersection of the east right-of-way line of Collett St. with the north right-of-way line of Chicago Drive); thence $S 83^{\circ} 56' 15'' E$ with the north right-of-way line of Chicago Drive, 633.87 feet to the southeast corner of Lot N^o 10915 in said Hoyer Park Addition (also being the intersection of said north right-of-way line with the west right-of-way line of Homestead Ave.); thence $N 34^{\circ} 00' 00'' E$ with the west right-of-way line of Homestead Ave., 698.45 feet to the northeast corner of Lot N^o 10900 in said Hoyer Park Addition; thence $S 55^{\circ} 59' 50'' E$, 40.00 feet to the northwest corner of Lot N^o 10927 in said Hoyer Park Addition (also being the intersection of the south right-of-way line of Oxford Ave. with the east right-of-way line of Homestead Ave.); thence $S 34^{\circ} 00' 00'' W$ with said east right-of-way line of Homestead Ave., 677.23 feet to the southwest corner of Lot N^o 10944 in said Hoyer Park Addition (also being the intersection of the east right-of-way line of Homestead Ave. with the north right-of-way line of Chicago Drive); thence $S 83^{\circ} 56' 15'' E$ with said north right-of-way line of Chicago Drive, 294.30 feet to the southeast corner of Lot N^o 10945 in said Hoyer Park Addition; thence $N 34^{\circ} 00' 00'' E$ with the west right-of-way line of Chicago Drive, 539.34 feet to the northeast corner of Lot N^o 10932 in said Hoyer Park Addition; thence $S 55^{\circ} 59' 50'' E$, 40.00 feet to the north west corner of Lot N^o 10955 in said Hoyer Park Addition (also being the intersection of the south right-of-way line of Oxford Ave. with the east right-of-way line of Chicago Drive); thence $S 34^{\circ} 00' 00'' W$ with the east right-of-way line of Chicago Drive, 563.40 feet to the southwest corner of Lot N^o 10965 in said Hoyer Park Addition; thence $N 83^{\circ} 56' 15'' W$ with the south right-of-way line of Chicago Drive, 1018.72 feet to the intersection of said south right-of-way line of Chicago Drive with the east right-of-way of Collett St.); thence $N 34^{\circ} 00' 00'' E$, 45.28 feet to the PLACE OF BEGINNING

Prepared by:
 Richard D. Morrisey
 Registered Surveyor N^o 6470
 KUCK and MORRISEY, Inc.
 Consulting Engineers & Surveyors
 AUG 1991



PLAT OF SURVEY CATAUBA RUN

PT SW¹/₄, SEC 9 AND PT NW¹/₄ SEC 16
T-4-S, R-6-E, SHAWNEE TWP.
ALLEN COUNTY, OHIO

Williams Excavating
D.V. 720-407

CURVE TABLE			
Curve	Radius	Arc	Chord Bearing & Length
1	1019.90'	306.59'	S.17°-30'-12"E., 305.44'
2	1019.90'	148.68'	S.21°-56'-20"E., 148.55'
3	920.00'	199.56'	S.19°-54'-04"E., 199.17'
4	745.00'	200.36'	S.7°-15'-47"E., 199.98'
5	745.00'	301.82'	S.4°-11'-23"E., 300.53'
6	745.00'	333.94'	S.15°-05'-00"W., 332.20'
7	745.00'	435.39'	S.12°-00'-28"W., 431.55'
8	1019.90'	157.91'	S.13°-19'-37"E., 157.76'

LEGEND
 A = Found 1" Pipe
 B = Found PK nail
 C = Mon. Box
 D = Set PK nail
 E = Set #5 rebar
 F = Found #5 rebar

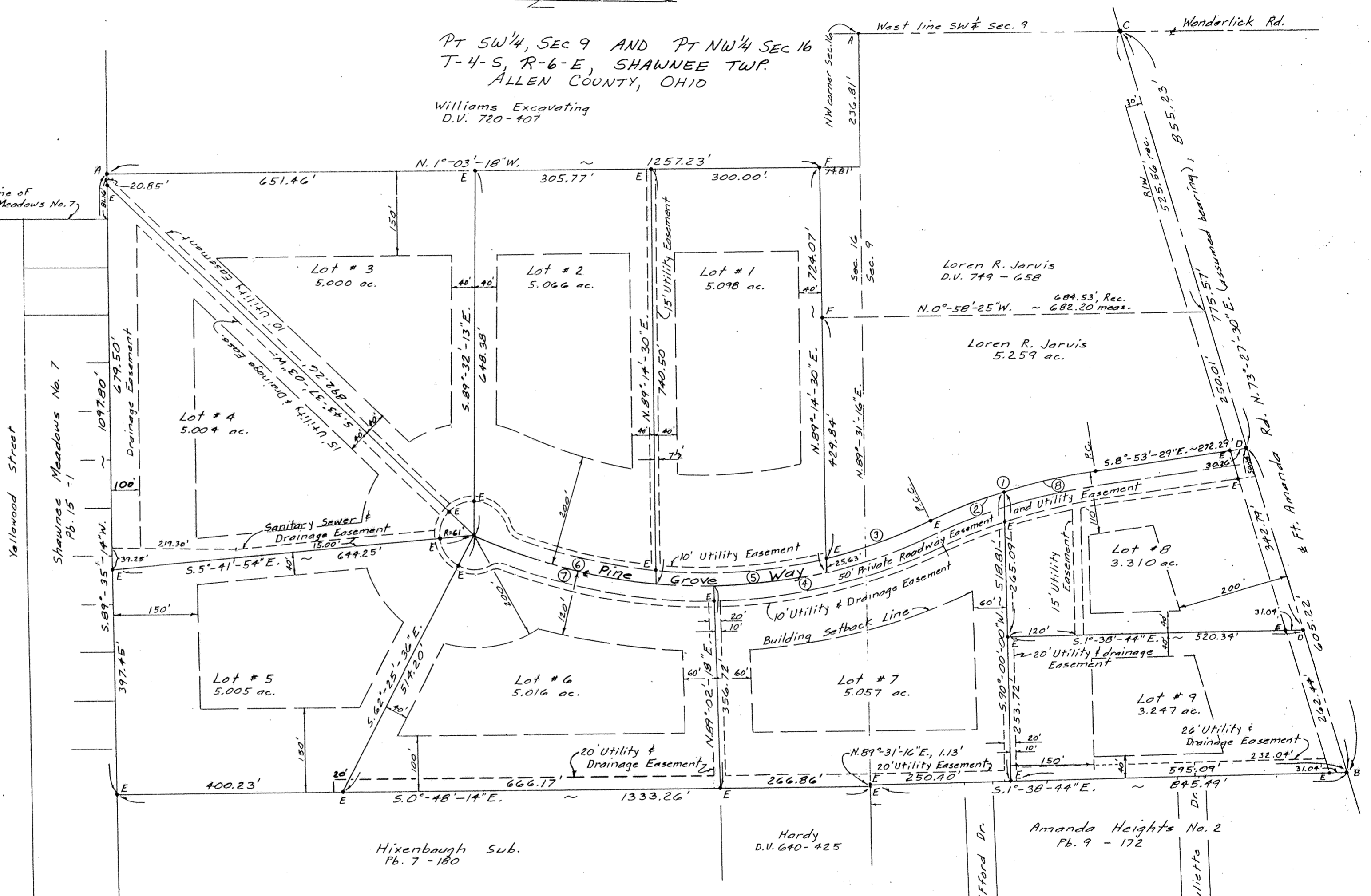
DESCRIPTION

Being a parcel of land in the SW¹/₄ of Section 9 and in the NW¹/₄ of Section 16, T4S, R6E, Shawnee Township, Allen County, Ohio, more particularly described as follows:

Beginning at a set PK nail on the centerline of Ft. Amanda Road N.73°-27'-30"E. (assumed bearing), 775.57' from the monument box at the intersection of the centerline of Ft. Amanda Road and the west line of the SW¹/₄ of Section 9, thence the following courses;

1. Continue N.73°-27'-30"E. on said centerline, 605.22' to an existing PK nail;
2. S.1°-38'-44"E. on the west line of Amanda Heights No. 2 Subdivision, 845.49' to a set #5 rebar at the southwest corner of Lot 22868 in said subdivision, on the south line of Section 9, passing over a set #5 rebar at 31.04';
3. N.89°-31'-16"E. on the south line of Section 9, 1.13' to a set #5 rebar;
4. S.0°-48'-14"E., 1333.26' to a set #5 rebar at the southwest corner of the Hixenbaugh Subdivision;
5. S.89°-35'-14"W. on the north line of Shawnee Meadows No. 7 subdivision, 1097.80' to a found 1" pipe;
6. N.1°-03'-18"W., 1257.23' to an existing #5 rebar;
7. N.89°-14'-30"E., 698.44' to a set #5 rebar on the west line of a 50' wide private roadway easement;
8. Northwestery on the west line of said easement on a curve to the left, 199.56' to a set #5 rebar at the P.C.C., said curve having a radius of 920.00' and an L.C. of N.19°-54'-04"W., 199.17';
9. Northerly on the west line of said easements on a curve to the right an arc length of 306.59' to a set #5 rebar at the P.T., said curve having a radius of 1019.90' and an L.C. of N.17°-30'-12"W., 305.44';
10. N.8°-53'-29"W. on the west line of said 50' wide roadway easement 272.29' to the POINT OF BEGINNING., passing over a set #5 rebar at 242.03'

The above described parcel contains 41.803 acres, more or less, subject to all legal highways and easements of record. There are 9.238 ac. in the SW¹/₄ of Sec. 9 and 32.565 ac. in the NW¹/₄ of Sec. 16.



9112759
COUNTY RECORDER'S CERTIFICATE
 No. _____
 Filed for record in the Allen County Recorder's office this 13th day of NOVEMBER, 1991 at 2:58 o'clock P.M. and recorded in Allen County Plat Book No. 18 on Page 148.
 Fee: \$20.70
 Edward P. Feil by Jm
 Recorder, Allen County, Ohio

PROPERTY IS SUBJECT TO RESTRICTIONS AND ROAD MAINTENANCE AGREEMENT AS RECORDED IN DEED VOLUME 157, PAGE 798, OF THE DEED RECORDS OF THE ALLEN COUNTY, OHIO, RECORDER'S OFFICE.



Owner & Developer:
 R. & J. Development Co.
 321 Lincoln St.
 Lima, Ohio 45801
 Deed Volume 754, Page 139

BACON & ASSOCIATES
 4600 Kitamat Trail
 Lima, Ohio 45805
 419-799-3756
 Clayton J. Bacon

Clayton T. Bacon P.E. #37919; P.S. #6179

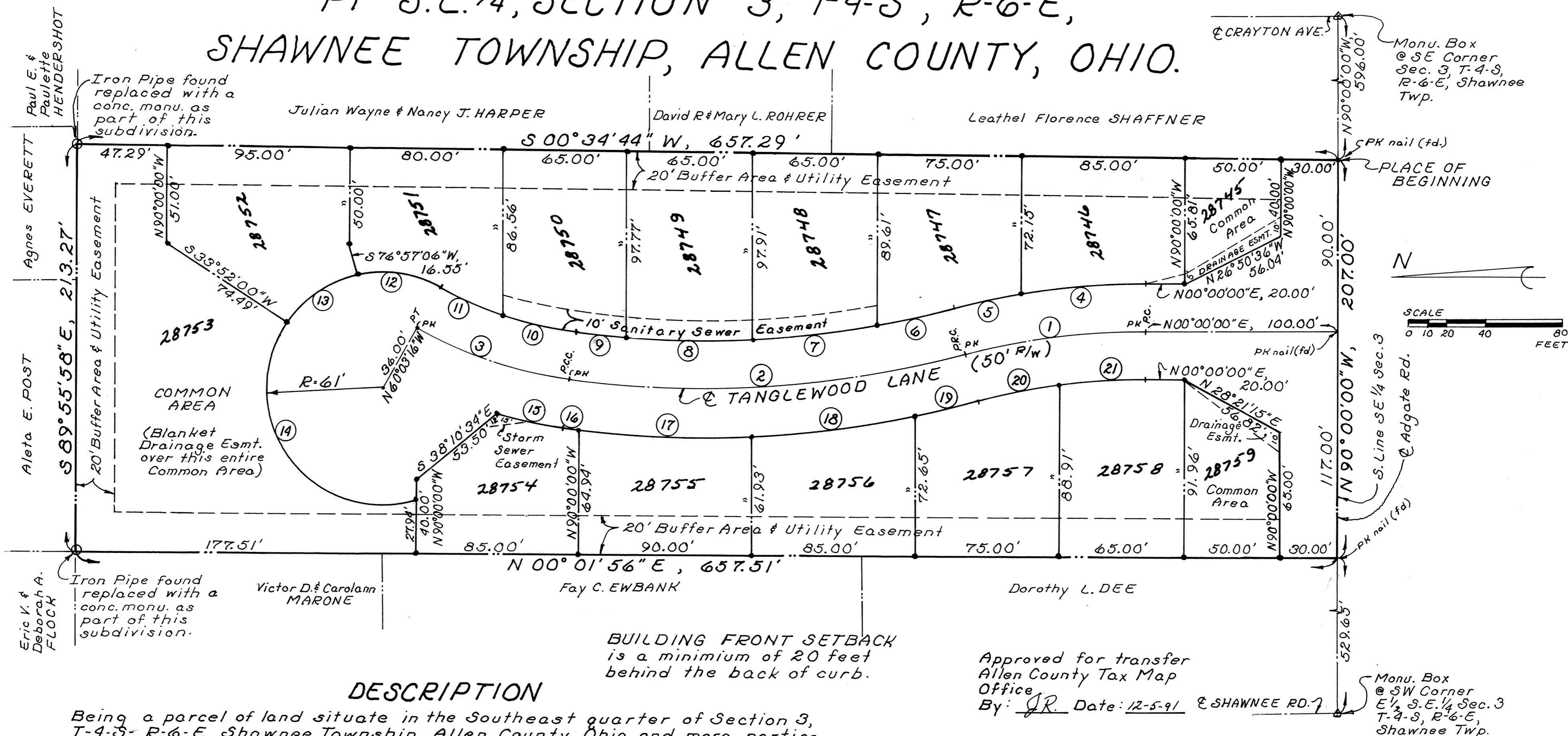
CATAUBA RUN	
SCALE: 1" = 100'	APPROVED BY
DATE: 8-21-91	DRAWN BY: C.T.B.
41.803 ac. in the SW ¹ / ₄ Sec. 9 & NW ¹ / ₄ Sec. 16, T4S, R6E, Shawnee Twp., Allen Co., Ohio	
DRAWING NUMBER	

TANGLEWOOD VILLAS

A PLANNED UNIT DEVELOPMENT

Pt S.E. 1/4, SECTION 3, T-4-S, R-6-E,

SHAWNEE TOWNSHIP, ALLEN COUNTY, OHIO.



BUILDING FRONT SETBACK
is a minimum of 20 feet
behind the back of curb.

DESCRIPTION

Being a parcel of land situate in the Southeast quarter of Section 3, T-4-S, R-6-E, Shawnee Township, Allen County, Ohio and more particularly described as follows:

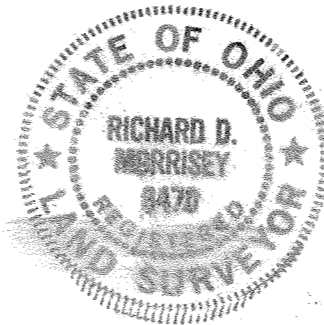
Commencing at a monument box found at the southeast corner of said Southeast quarter; thence N 90° 00' 00" W with the south line of said Southeast quarter (also the centerline of Adgate Road), 596.00 feet to a PK found and the PLACE OF BEGINNING thence continuing N 90° 00' 00" W with said south line and centerline, 207.00 feet to a PK nail found; thence N 00° 01' 56" E, 657.51 feet to an iron pipe found (replaced with a concrete monument as part of this subdivision); thence S 89° 55' 58" E, 213.27 feet to an iron pipe found (replaced with a concrete monument as part of this subdivision); thence S 00° 34' 44" W, 657.29 feet to the PLACE OF BEGINNING containing 3.171 acres more or less and subject to all highway and other legal easements of record.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in May, 1991 and that all markers are in place at the time of recording.

- denotes 5/8" rebar topped with plastic Peramark cap stamped: KUCK & MORRISEY LS 6470 set at all lot corners unless noted otherwise.

Richard D. Morrisey
Registered Surveyor No. 6470
KUCK and MORRISEY, Inc.
Consulting Engineers & Surveyors



Curve No	Location	Radius	Arc	Chord: Bearing & Distance	Delta	Tan.
1	☉	362.63'	95.16'	N 07° 31' 03" W, 94.88'	15° 02' 06"	47.85'
2	☉	528.88'	208.00'	N 03° 46' 06" W, 206.66'	22° 32' 00"	105.36'
3	☉	214.86'	84.18'	N 18° 43' 19" E, 83.64'	22° 26' 50"	42.64'
4	R/W	387.63'	65.30'	N 04° 49' 34" W, 65.22'		
5	R/W	387.63'	36.42'	N 12° 20' 37" W, 36.40'		
6	R/W	503.88'	40.44'	N 12° 44' 08" W, 40.43'		
7	R/W	503.88'	65.49'	N 06° 42' 47" W, 65.45'		
8	R/W	503.88'	65.05'	N 00° 42' 32" E, 65.00'		
9	R/W	503.88'	27.19'	N 05° 57' 10" E, 27.18'		
10	R/W	189.86'	39.09'	N 13° 23' 48" E, 39.02'		
11	R/W	189.86'	35.29'	N 24° 37' 13" E, 35.24'		
12	R/W	61.00'	45.77'	N 08° 26' 55" E, 44.71'		
13	R/W	61.00'	45.87'	N 34° 35' 27" W, 44.80'		
14	R/W	61.00'	149.59'	S 53° 36' 48" W, 114.83'		
15	R/W	239.86'	35.15'	S 11° 41' 50" W, 35.12'		
16	R/W	553.88'	8.61'	S 07° 03' 11" W, 8.61'		
17	R/W	553.88'	90.15'	S 01° 56' 42" W, 90.05'		
18	R/W	553.88'	85.75'	S 07° 09' 12" E, 85.67'		
19	R/W	553.88'	33.32'	S 13° 18' 42" E, 33.31'		
20	R/W	337.63'	43.46'	S 11° 20' 50" E, 43.43'		
21	R/W	337.63'	45.13'	S 03° 49' 47" E, 45.10'		

TANGLEWOOD VILLAS

A PLANNED UNIT DEVELOPMENT

COVENANTS, CONDITIONS AND RESTRICTIONS

DEFINITIONS

- 1) Association: The term association shall mean and refer to "Tanglewood Villas Owners Association."
- 2) Lot: Refers to platted, numbered and recorded real-estate, which when improved by a dwelling will be conveyed to an owner.
- 3) Owner: Refers to the record owner of a fee simple title to a lot.
- 4) Member: Upon purchasing a lot and dwelling the owner will automatically become a member of the Association.
- 5) Common Area: This term shall mean the remainder of the ground that is not platted into lots upon which a dwelling will be built or dedicated as road right-of-way excepting the front and rear island. The common areas on this plat shall be lots number 28745, 28753 and 28759, and the front and rear island. The common area may also be referred to as the Green Area.
- 6) Trustee: The term "Trustee" shall refer to the duly elected Board of Trustees of the Association.

CONCEPT

It is the intent of the Developer to create essentially a single family detached housing lifestyle that is regulated by the provisions of this declaration with the Association providing services to the owners. It is further set forth that all lots and Green Areas are to be governed by the covenants, conditions and restrictions as forth hereinafter. Now therefore, in consideration of the foregoing, be it declared that the following shall be the covenants, conditions and restrictions pertaining to the premises heretofore referred to.

LAND USE AND BUILDING SIZE

Building lots shall be used and occupied solely and exclusively for private single family residential purposes. No business or trade of any kind shall be permitted, including garage sales. The living space of a single story dwelling exclusive of open porches and garages built on the above lots shall not be less than fifteen hundred (1500) square feet. No concrete block structures shall be permitted on said lots except foundations. No building or parts of buildings shall be permitted to be moved upon said lots and only new construction, with new materials shall be permitted. The interior of the dwelling must be completed within six (6) months from the time of commencing.

NUISANCES

No offensive activity shall be carried on or upon said lots that may be or may become an annoyance or nuisance to the neighborhood. No trailer, tent, shed, garage, barn or other out-buildings shall be used on any of the above said lots at any time either as temporary or permanent structure unless approved by the Developer or the Association. No trucks, trailers, boats, vans, motor homes or other articles of personal property shall be stored on the premises or any common area unless the same be stored in a garage. No trucks, trailers, motorhomes or boats shall be permitted to remain overnight on any building sites or common areas.

ANIMALS, LIVESTOCK AND POULTRY

Animals, livestock and poultry of any kind shall not be bred, raised or kept on any lot, except dogs, cats, or other household pets may be kept, provided they are not kept, bred or maintained for commercial purposes and provided they are so confined that the keeping of them does not become a nuisance. When outside, household pets must either be on a leash accompanied by the owner or in a fenced in rear yard so as not to become a nuisance.

SIGNS

No signs of any kind shall be displayed to public view on any lot, except one sign advertising the property for sale or one sign advertising the property during construction.

DRAINAGE

No owner of any of the above said lots shall interfere with the natural flow of surface water through swales or pipes on his lot. All downspouts shall empty on the ground and shall not be connected to the storm drains.

SWIMMING POOLS

No swimming pools shall be constructed above the ground. In ground swimming pools shall be permitted only when constructed at the time of the house construction.

GARBAGE AND REFUSE DISPOSAL

No lot or green area in the above plat shall be used as a dumping ground for rubbish, trash, grass clippings, or Christmas trees. Garbage and other wastes shall be kept only in sanitary containers and away from public view.

FENCES

No chain link fences or any metal fence shall be permitted on any site. Fences along the rear property line and from the rear property line along the side property line to the rear of the house shall not be more than seven (7) feet in height. Any fence from the rear of the house forward shall be approved by the Developer or the architectural committee, which ever takes precedence at the time. All fencing used shall be decorative wood material.

MATERIALS

There shall be no vinyl or aluminum siding used on any site. Soffit materials may be either aluminum or vinyl. Brick, stone and wood siding shall be permitted in any combination.

ANTENNAS

There shall be no television or radio antennas or television discs permitted on any of the above lots or common areas.

SITE CONTROLS

The developer shall approve all of the following: (a) All floor elevations; (b) Location of house on lot. No house shall be closer to the side lot line than five (5) feet; (c) Landscaping layout- no plantings of any kind shall be planted or removed from the front or side yard until approved by the landscaping committee; (d) location of all fences, gas and electric meters and AC compressors; (e) All exterior entities.

PLAN APPROVAL

No structure shall be erected on any of the above sites until the final building plans and specifications have been approved in writing by the Developer. A formal set of plans showing foundation, elevations, materials and specifications shall be provided by the lot owner to the developer.

TERMS

These covenants, conditions and restrictions shall be binding on all lot owners in the above plat for a period of ten (10) years from the date this plat is recorded, after which time such covenants, conditions and restrictions shall automatically extend for successive periods of ten (10) years, unless at anytime before the association is formed an instrument in writing, listing the changes and signing by the Developer, or after the association is formed an instrument listing the changes and signed by three-fourth (3/4) majority of lot owners of said plat, has been recorded agreeing to alter, amend or annul said covenants, conditions or restrictions in whole or in part.

(Continued on next sheet)

TANGLEWOOD VILLAS

A PLANNED UNIT DEVELOPMENT

COVENANTS, CONDITIONS AND RESTRICTIONS (Cont'd)

At anytime in the future should any one of the covenants, conditions or restrictions be held to be illegal, void or unenforceable, such fact, shall not in any way impair the validity of any of the other covenants, conditions, or restrictions, all of which shall remain in full force and effect. Enforcement of the terms of these covenants, conditions, and restrictions shall vest in each lot owner as a member of the Association. Enforcement shall be proceedings in law or in equity against any person or persons or legal entity violating or attempting to violate any covenant, condition or restriction. All covenants, conditions or restrictions shall be enforced by the Developer until such time as a homeowners association is formed.

MAINTENANCE

For the purpose of maintaining the Green Areas, each lot owner shall be liable for assessments as herein limited and defined. The owners of each lot agrees to pay such future assessments as the Trustees of the Association deem necessary for the proper upkeep of the Green Areas. Such assessments shall be paid on a monthly basis commencing on the first day of the month following the transfer of the deed to the property. The assessments shall be a lien upon the lot and improvements thereon and may be enforced in a court of law by proceedings, provided however, that such proceedings shall not be commenced until a lot owner is in default in making of such payment for a period of six (6) months. All expenses incurred by the Association to collect such default, shall be the responsibility of the Owner who is in default.

Negligence. In the event the need for maintenance is caused through negligence or willful act of the owner, owners family, or guest, the cost of such repair or replacement, if provided by the Association, shall be the responsibility of the owner over and above the normal assessments levied as part of the common expenses to cover the routine maintenance.

Changes. An owner will make no changes, alterations or additions to the exterior of the building until the owner has the approval of the architectural committee of the Association and the approval of the zoning and building authorities of Shawnee Township. Any design change must be in harmony with the rest of the houses in the plat. The cost of such changes or alterations shall be the responsibility of the owner desiring such changes or alterations.

ASSOCIATION

Duties. It shall be the duty of the Association through its Trustees to enforce the covenants, conditions and restrictions herein contained; to improve and maintain the green areas and to provide the services and maintenance described above.

Membership. Each owner of a lot shall be a member of the Association. Membership shall be appurtenant to and may not be separated from the ownership of any lot. Ownership of a lot shall be the sole qualification for membership. Upon the sale or other disposition of a lot that vest title in a new owner, the new owner shall automatically become a member of the Association and the seller shall cease to be a member.

BINDING. Each owner by the acceptance of a deed to a lot and membership in the Association for himself, his heirs, personal representatives, administrators, executors, successors and assigns, whether or not it shall be expressed in such deed, covenants and agrees to pay the assessments that are levied from time to time, to pay his allocated share of the common expenses provided herein and levied by the Association. The Trustees may impose a 20% late charge for any assessments not paid within five (5) days after they are due.

UNIVERSITY HEIGHTS CONDOMINIUMS NO. 20

PT SE 1/4, SECTION 34, T3S,R7E

BATH TOWNSHIP, ALLEN COUNTY, OHIO

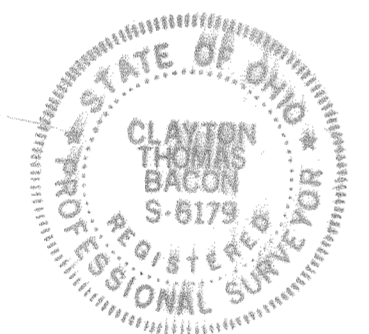
ADDENDUM No. 1
SHEET 1 of 5
EXHIBIT "C"

RR Spike

DRAWINGS and CERTIFICATION

This set of drawings attached hereto: consisting of a plot plan of UNIVERSITY HEIGHTS CONDOMINIUMS No. 20, two pages of floor plans and one page of typical elevations for the two buildings; show, insofar as is graphically possible: (1) the particulars of the buildings in the condominiums, including but not limited to, the layout, location designation, and dimensions of each unit therein; and (2) the layout, location and dimensions of the common areas and facilities. The undersigned, being, respectively, a registered surveyor and a licensed professional engineer, hereby certify that said drawings accurately show the buildings as constructed.

The original drawings for UNIVERSITY HEIGHTS CONDOMINIUMS No.20 are recorded in Platt Book Vol. Pg. Allen County Recorder's Office.



Clayton T. Bacon
Clayton T. Bacon, Reg. Sur. # 6179

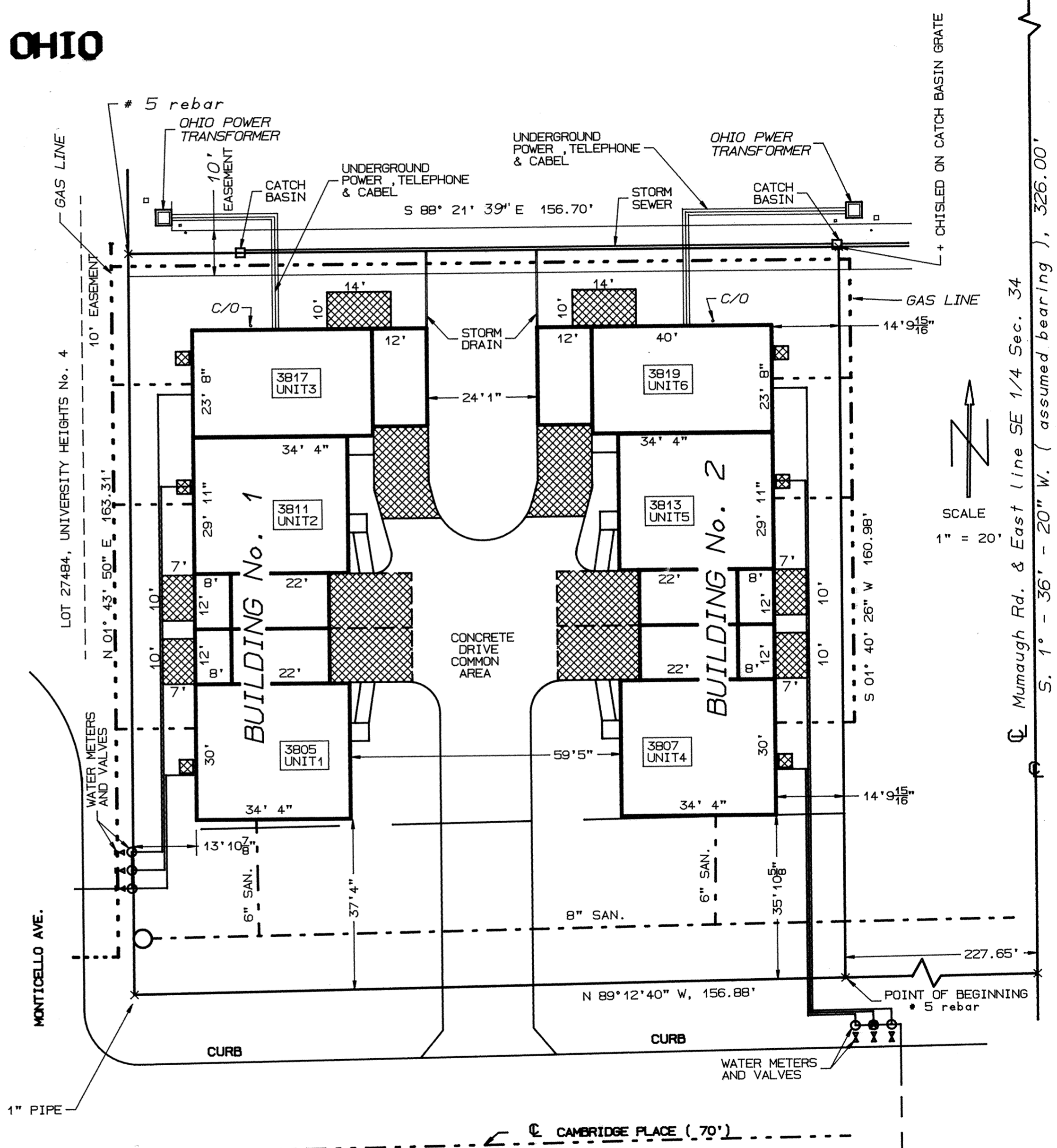
CONDOMINIUM PARCEL DESCRIPTION

Being a parcel of land in the SE 1/4 of the SE 1/4 of Section 34, T3S, R7E, Bath Township, Allen County, Ohio, more particularly described as follows:

Commencing for reference at an existing RR spike at the northeast corner of the SE 1/4 of the SE 1/4 of Sec. 34; thence S. 1° 36' 20" W. (assumed bearing) on the east line of the SE 1/4 (being also the centerline of Mumaugh Rd.), 326.00'; thence N. 89° 12' 40" W. on the north line of Cambridge Place, 227.65' to a set # 5 rebar at the POINT OF BEGINNING, thence the following courses;

1. Continue N. 89° 12' 40" W. , 156.88' to an existing 1" pipe ;
2. N. 1° 43' 50" E. on the east line of Lot 27484 in University Heights No.4, 163.31' to a set # 5 rebar ;
3. S. 88° 21' 39" E. , 156.70' to an " + " chisled on a catch basin grate ;
4. S. 1° 40' 26" W. , 160.98' to the POINT OF BEGINNING.

The above described parcel contains 0.584 acres, more or less, subject to all legal highways and easements of record.



No. 9201759 Fee \$103.50

Filed for record this 7th day of Feb, 1992 at 7:25⁰ PM in the office of the Allen County Recorder and recorded in Platt Book 18 on 153 Page

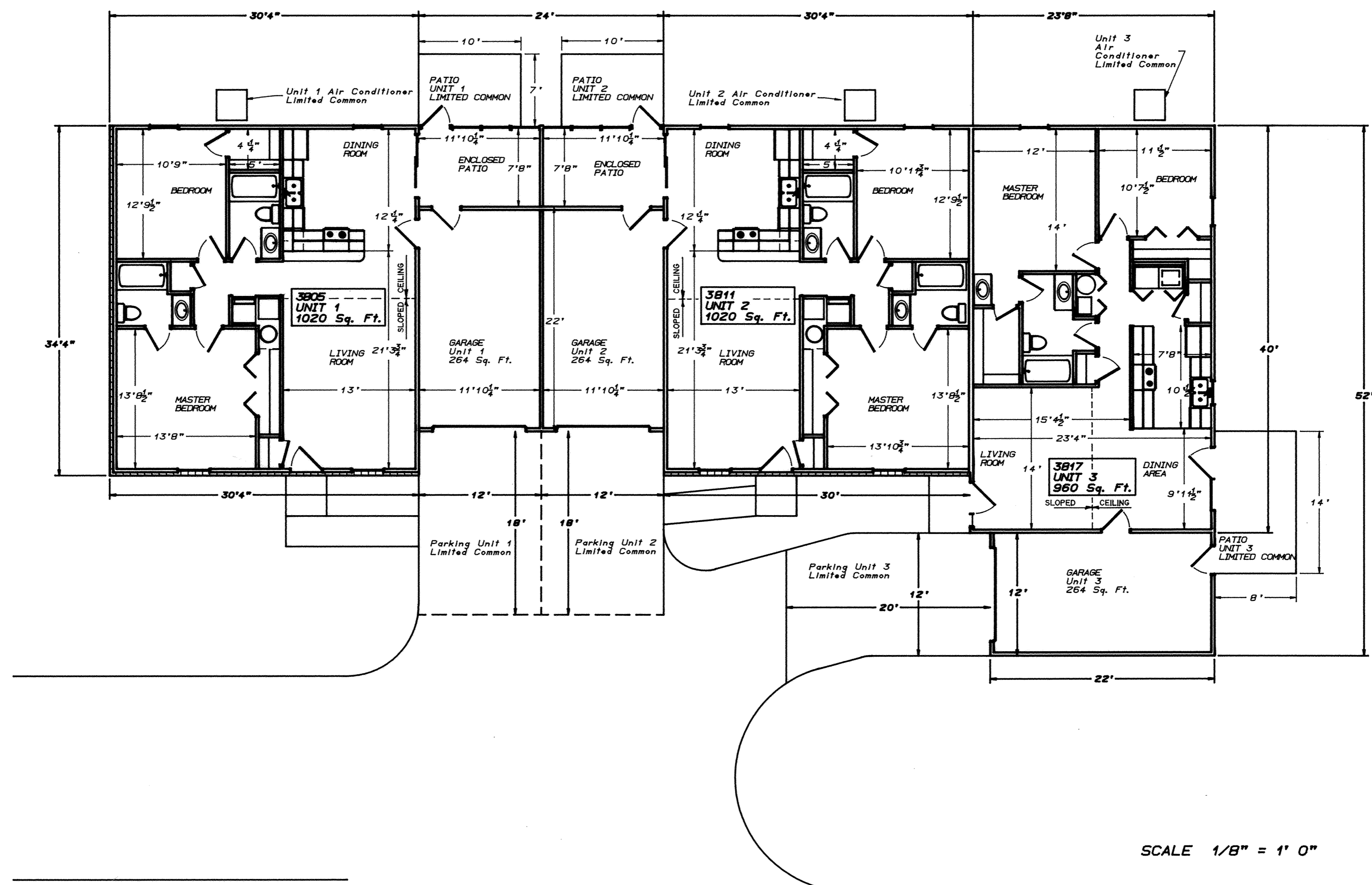
Denotes Limited Common Area

Approved for Transfer
Allen County Tax Map
Office: _____ Date _____

FOR DECLARATIONS SEE DEED VOL. 760 PAGE 574

Edward P. Kirk
RECORDER, ALLEN COUNTY, OHIO

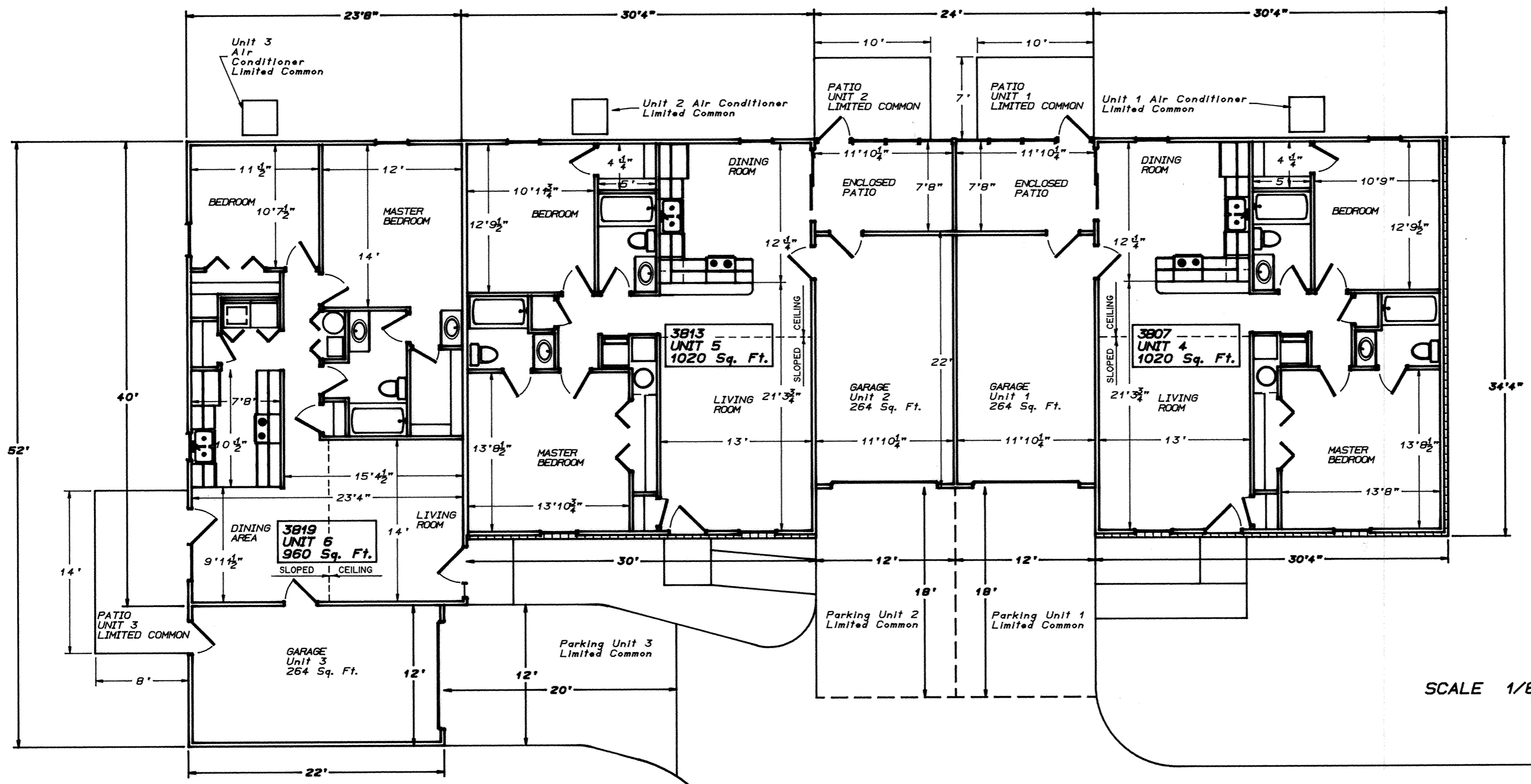
University Heights Condominiums No. 20



Building No. 1

ADDENDUM No. 1
SHEET 3 of 5
EXHIBIT " C "

University Heights Condominiums No. 20

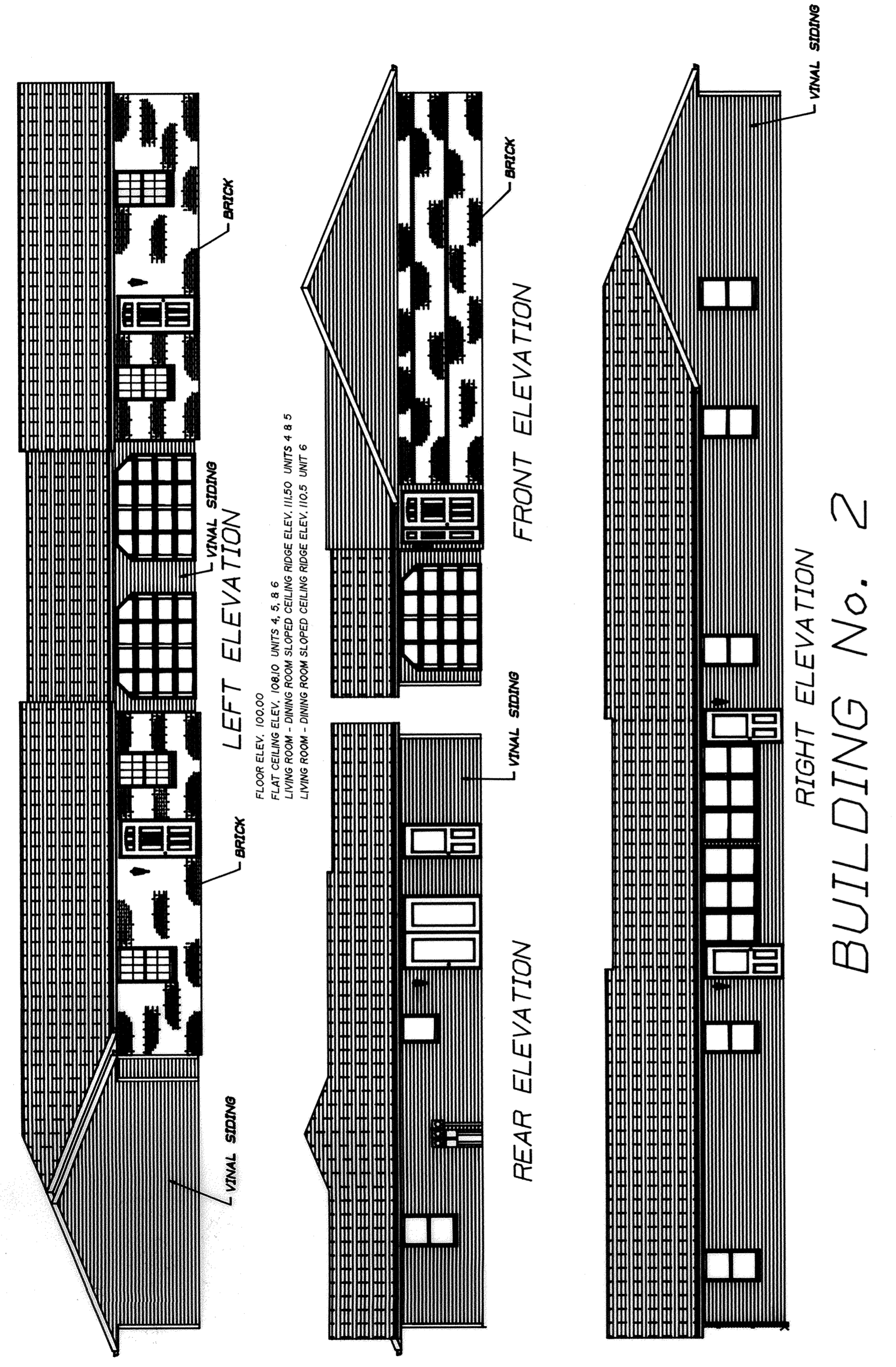


SCALE 1/8" = 1' 0"

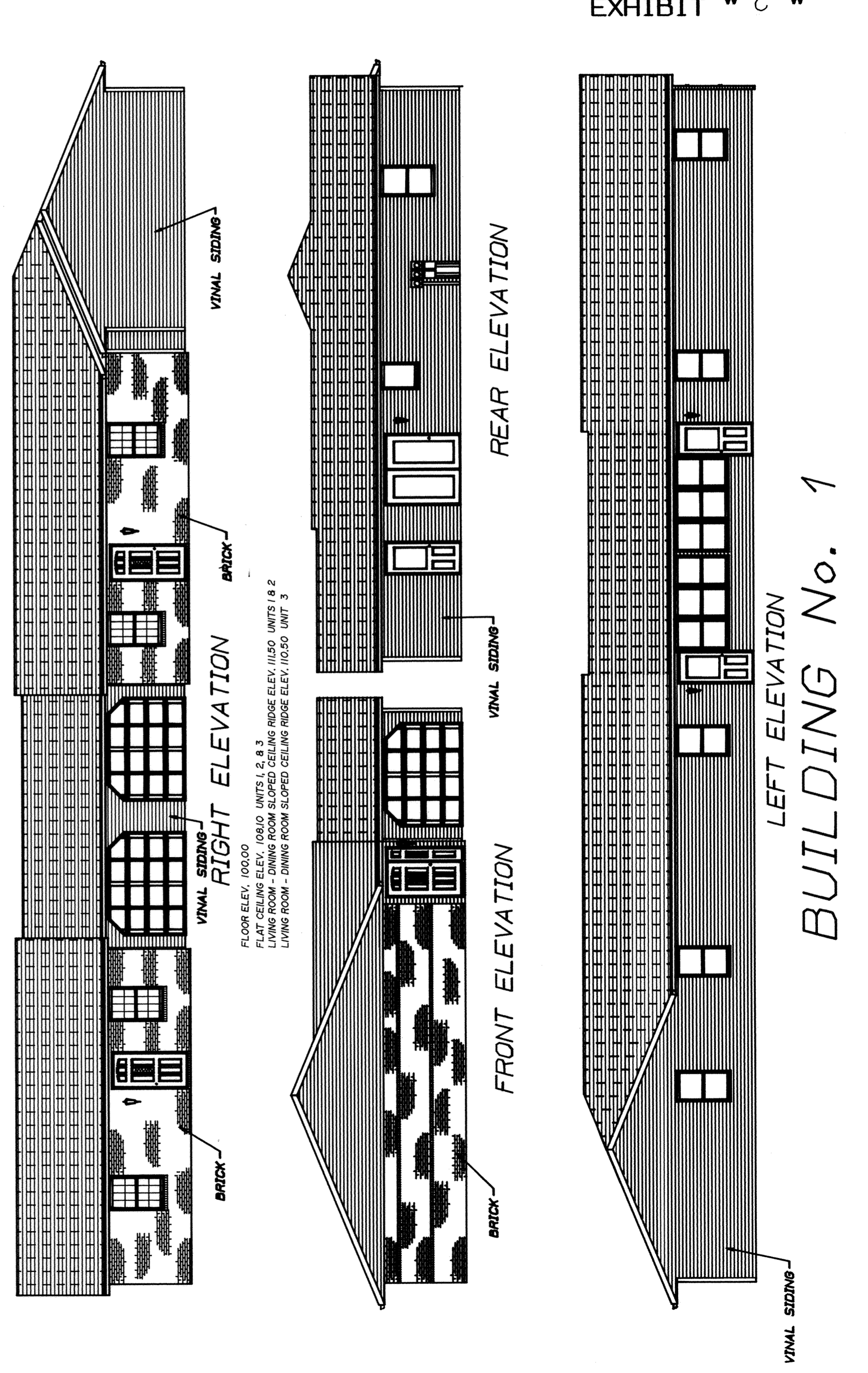
Building No. 2

UNIVERSITY HEIGHTS CONDOMINIUMS No. 20

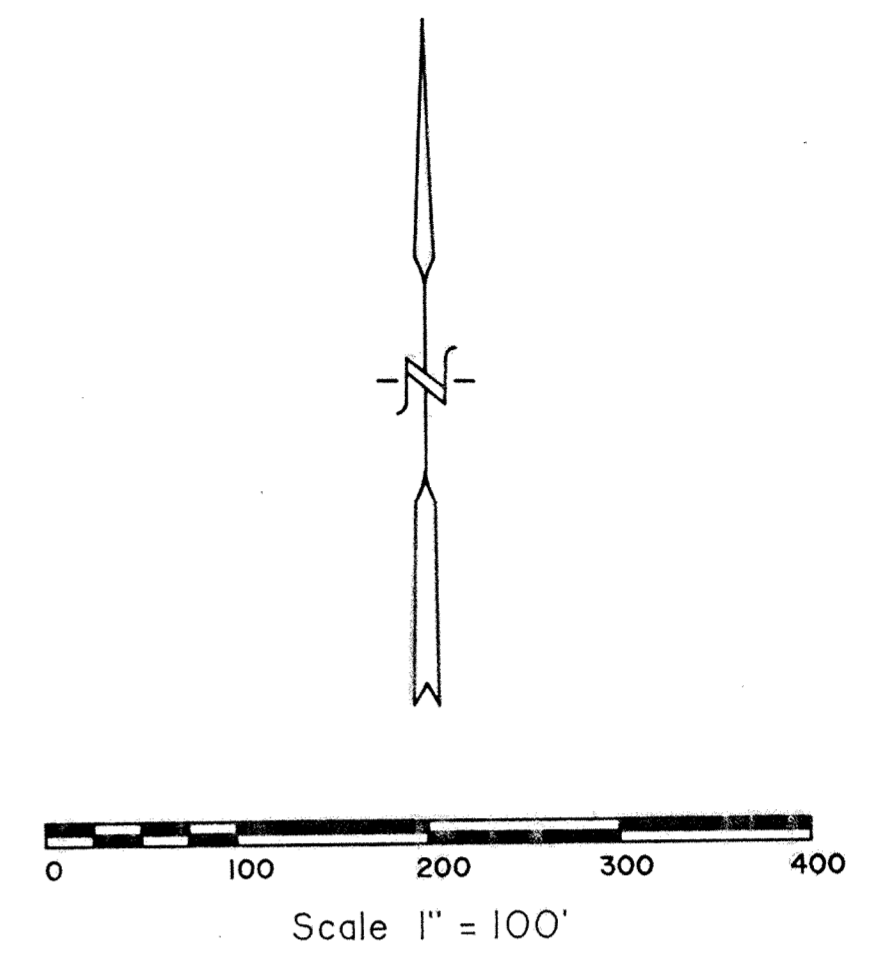
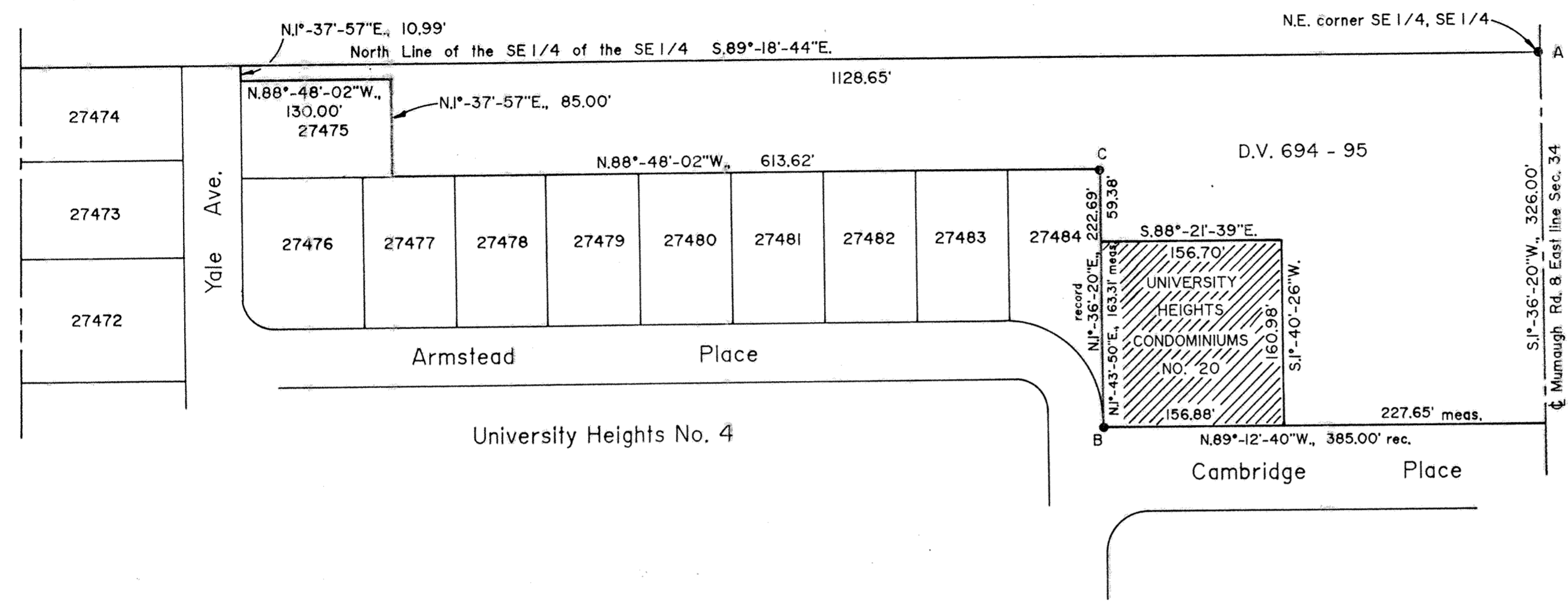
ADDENDUM No. 1
SHEET 4 of 5
EXHIBIT " C "



BUILDING No. 2



BUILDING No. 1



LEGEND
 A = Exist. RR spike
 B = Exist. 1" pipe
 C = Exist. conc. mon.
 Note: All dimensions are record, except as noted as measured.

DESCRIPTION

Being a parcel of land in the SE 1/4 of Section 34, T3S, R7E, Bath Township, Allen County, Ohio, more particularly described as follows:

Beginning at an existing RR spike at the northeast corner of the SE 1/4 of the SE 1/4 of Section 34, thence the following courses;

1. S.1°-36'-20"W. (assumed bearing) on the east line of the SE 1/4 (being also the centerline of Mumaugh Rd.), 326.00';
2. N.89°-12'-40"W. on the north line of Cambridge Place, 385.00' to an existing 1" pipe at the southeast corner of Lot 27484 in University Heights No. 4 Sub.;
3. N.1°-36'-20"E. on the east side of Lot 27484, 222.69' to an existing concrete monument;
4. N.88°-48'-02"W. on the north line of University Heights No. 4 Sub., 613.62' to the southeast corner of Lot 27475;
5. N.1°-37'-57"E. on the east line of Lot 27475, 85.00';
6. N.88°-48'-02"W. on the north line of Lot 27475, 130.00' to the east line of Yale Ave.;
7. N.1°-37'-57"E. on the east line of Yale Ave., 10.99' to the north line of the SE 1/4 of the SE 1/4 of Section 34;
8. S.89°-18'-44"E. on said north line, 1128.65' to the POINT OF BEGINNING.

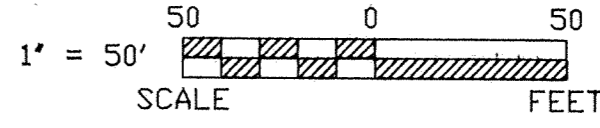
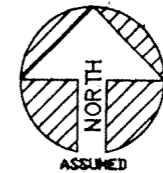
The above described parcel contains 4.320 acres, more or less, subject to all legal highways and easements of record.

Plat of Dedicator's Land for
University Heights Condominiums No. 20

Part SE 1/4, SE 1/4 Sec. 34,
 T3S, R7E, Bath Twp., Allen Co., Ohio



Clayton T. Bacon
 Clayton T. Bacon PS # 6179
 Bacon & Associates
 4600 Kitamat Tr.
 Lima, Ohio 45805
 419-999-3756



REFERENCES

DEED VOLUME AND PAGE AS SHOWN
PLAT BOOK 1, PAGE 35

STREET VACATION PLAT

LEGAL DESCRIPTION

Being a part of Rockhill Street in the Village of Rockport as described in Plat Volume 1, page 35 in the Allen County Recorder's office, Section 13, Monroe Township, Town-2-South, Range-7-East, Allen County, Ohio, described as follows:

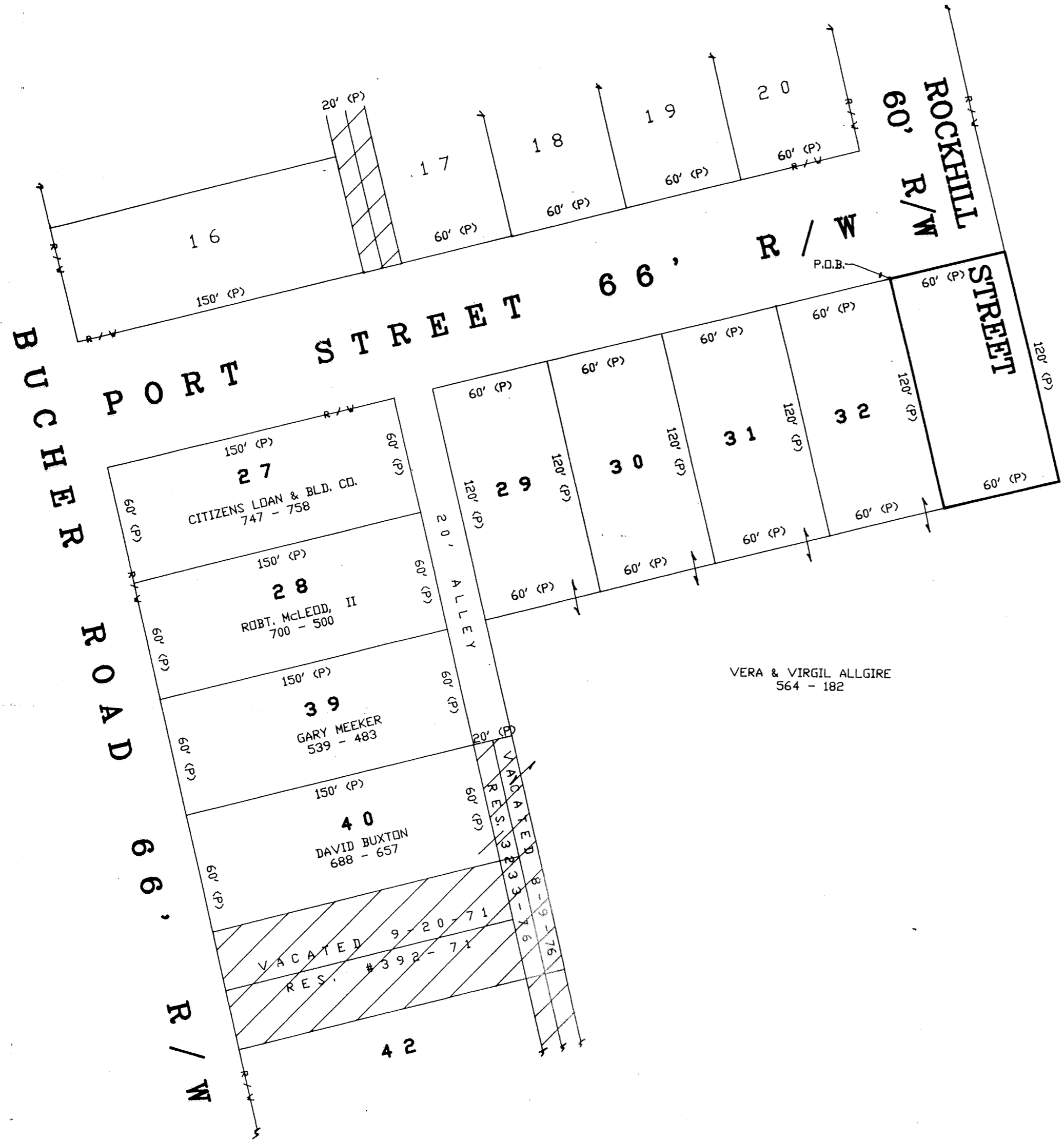
BEGINNING at the intersection of the southerly right-of-way of Port Street and the westerly right-of-way of Rockhill Street and the most northerly corner of Lot 32; thence on said southerly right-of-way of Port Street extended easterly sixty and zero hundredths (60.00) feet to the easterly right-of-way of Rockhill Street;

thence southerly along the easterly right-of-way of Rockhill Street one hundred twenty and zero hundredths (120.00) feet;

thence southwesterly sixty and zero hundredths (60.00) feet to the most southeasterly corner of said Lot 32 and the westerly right-of-way of Rockhill Street;

thence northwesterly along the easterly line of Lot 32 and the westerly right-of-way of Rockhill Street one hundred twenty and zero hundredths (120.00) feet to **THE POINT OF BEGINNING.**

This legal description is based upon a Plat Volume 1, page 35 of the Village of Rockport in the Allen County Recorder's office, by James G. Homan Jr., P.S. #6972, HANK AND ASSOCIATES, INC., in April, 1991.



VERA & VIRGIL ALLGIRE
564 - 182

JOB NO. 91043-S (176)	ENGINEERING 137 SOUTH TIFFIN, OHIO 44883 (419) 447-4300	HANK AND ASSOCIATES, INC. SURVEYING WASHINGTON STREET	SURVEY FDR: BOB REESE LOCATED IN THE VILLAGE OF ROCKPORT, SECTION 13, MONROE TOWNSHIP, T-2-S, R-7-E, ALLEN COUNTY, OHIO	DRAWN BY: DJN 04-04-91	CHECKED BY:	REVISIONS:	SHEET NO. 1/1
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9202471
RECORDERS OFFICE
ALLEN COUNTY, OHIO
RECEIVED AND RECORDED
JEB 24, 1992 AT 1:32 PM
PLAT BOOK 18 pg 158
EDWARD P. KIRK
ALLEN COUNTY RECORDER
FEE \$20.70
DEED BK 761 pg 94

PROPERTY LINES SHOWN ARE BASED UPON PLAT BOOK
1, PAGE 35, LOT NO. 1-48, IN ALLEN COUNTY
RECORDER'S OFFICE.

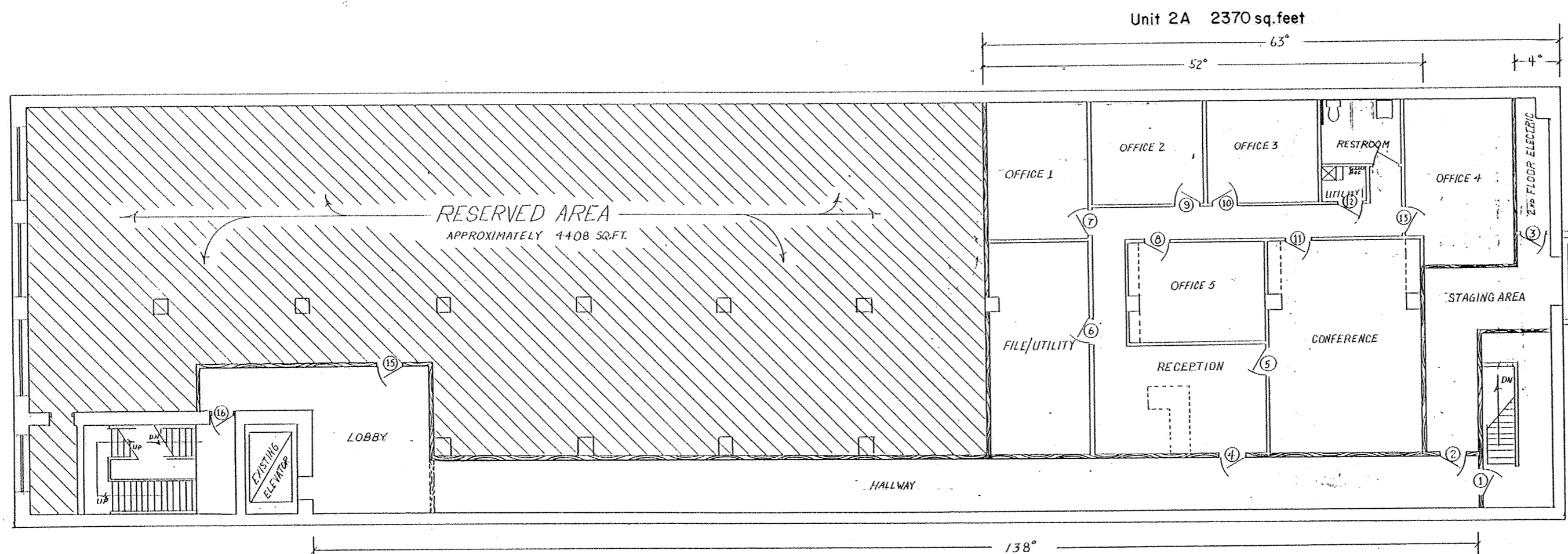
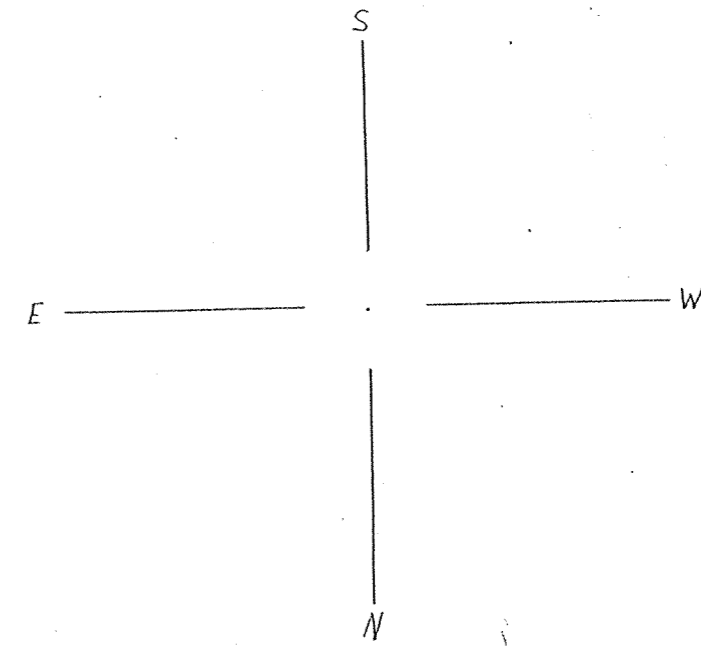


James G. Homan, Jr. 04-18-91
JAMES G. HOMAN, JR., P.S.# 6972 DATE

221 COMPLEX OFFICE CONDOMINIUM UNIT 2A

NOTES

1. EXISTING EXTERIOR WALLS TO HAVE 1" FORM BOARD WITH 1/2" GYPSUM, WITH 1/2" BAR METAL FURRING
2. ALL NEW INTERIOR OFFICE PARTITIONS TO BE 3/8" METAL STUDS WITH 1/2" GYPSUM.
3. ALL HALLWAY AND DEMISING WALLS CONTINUOUS FROM FLOOR TO BOTTOM OF 3RD FLOOR CONSTRUCTION OR BOTTOM OF 2ND FLOOR ROOF CONSTRUCTION. WALLS TO BE 3/8" METAL STUDS WITH 1/2" TYPE 'X' GYPSUM AND 3/8" BATT INSULATION.
4. ALL PILLARS TO BE WRAPPED 1/2" GYPSUM FLOOR TO CEILING.
5. ALL DOORS IN HALLWAY TO BE SOLID CORE WOOD (20 MIN) WITH CLOSURE AND LATCH SET (LOCK) SET IN HOLLOW METAL FRAME.
6. ALL STAIR DOORS TO BE 1 1/2 HOUR RATED DOORS AND FRAMES WITH CLOSURES AND TYPE 'B' EXIT HARDWARE.
7. BULKHEAD BETWEEN LOBBY AND HALLWAY TO BE 3/8" METAL STUDS WITH 1/2" TYPE 'X' GYPSUM AND 3/8" BATT INSULATION, TO BE RUN FROM HALLWAY CEILING TO BOTTOM OF 3RD FLOOR CONSTRUCTION.
8. ALL SUSPENDED CEILINGS TO BE FIRE RATED.
9. ALL CARPET TO BE ATSM CLASS 22.



FLOOR PLAN

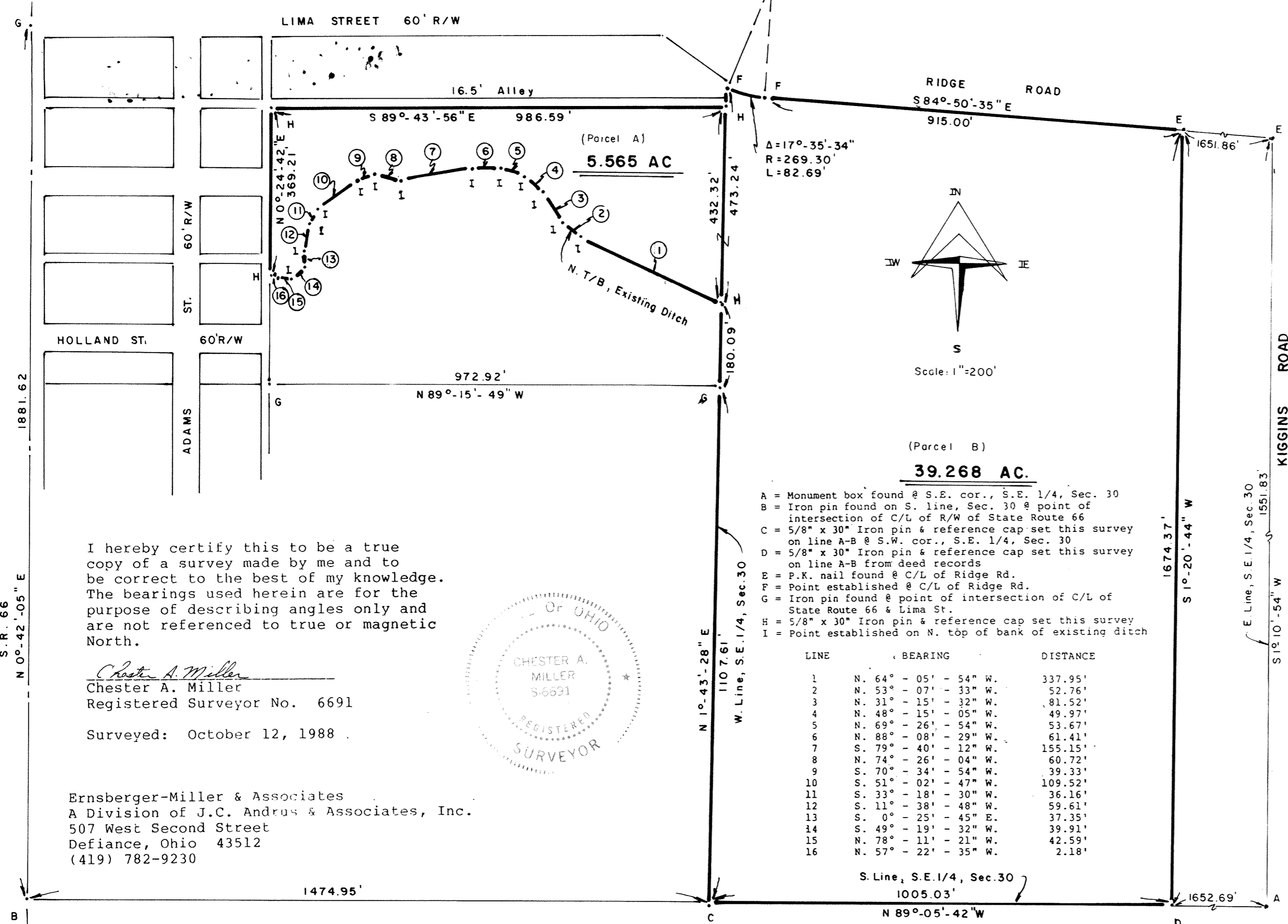
9204970
 RECEIVED AND RECORDED
 APR 1, 1992
 AT 10:53 AM
 PLAT BK 18
 PG 159 FEE \$20.70
 EDWARD P. KIRK
 ALLEN COUNTY RECORDER

DEED VOL 762 PG 483

REVISED PER O.B.B.C. 1-11-92 ABM			
ALLEN COUNTY REGIONAL PLANNING COMMISSION			
SCALE: 1/8" = 1'	APPROVED BY:	DRAWN BY:	
DATE: 12-6-91		A.B. MEFFERT	
221 COMPLEX			
2ND FLOOR WEST			
DRAWING NUMBER			FP-1

ANNEXATION PLAT BEING PART OF THE SOUTHEAST QUARTER, SECTION 30,
AND PART S.W. QUARTER OF SECTION 30
T. 2-S., R. 5-E., MARION TOWNSHIP, ALLEN COUNTY, OHIO

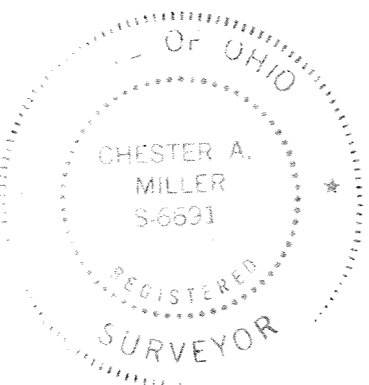
for: City of Delphos



I hereby certify this to be a true copy of a survey made by me and to be correct to the best of my knowledge. The bearings used herein are for the purpose of describing angles only and are not referenced to true or magnetic North.

Chester A. Miller
Chester A. Miller
Registered Surveyor No. 6691

Surveyed: October 12, 1988



Ernsberger-Miller & Associates
A Division of J.C. Andrus & Associates, Inc.
507 West Second Street
Defiance, Ohio 43512
(419) 782-9230

Parcel A

A parcel of land being part of the Southwest Quarter of Section 30, Township 2 South, Range 5 East, Marion Township, Allen County, Ohio and being more particularly described as follows:

Commencing at a monument box at the Southeast corner, Southeast Quarter, Section 30;

thence North 89° - 05' - 42" West, a distance of 1652.69 feet to an iron pin; thence continuing North 89° - 05' - 42" West, a distance of 1005.03 feet to an iron pin being the Southwest corner, Southeast Quarter, Section 30;

thence North 1° - 43' - 28" East, on the West line, Southeast Quarter, Section 30, a distance of 1107.61 feet to an iron pin; thence continuing North 1° - 43' - 28" East, a distance of 180.09 feet to an iron pin at North top of bank of an existing ditch, said point being the TRUE POINT OF BEGINNING of the parcel herein described;

the following sixteen courses and distances being along the North top of bank;

thence North 64° - 05' - 54" West, a distance of 337.95 feet to a point;

thence North 53° - 07' - 33" West, a distance of 52.76 feet to a point;

thence North 31° - 15' - 32" West, a distance of 81.52 feet to a point;

thence North 48° - 15' - 05" West, a distance of 49.97 feet to a point;

thence North 69° - 26' - 54" West, a distance of 53.67 feet to a point;

thence North 88° - 08' - 29" West, a distance of 61.41 feet to a point;

thence South 79° - 40' - 12" West, a distance of 155.15 feet to a point;

thence North 74° - 26' - 04" West, a distance of 60.72 feet to a point;

thence South 70° - 34' - 54" West, a distance of 39.33 feet to a point;

thence South 51° - 02' - 47" West, a distance of 109.52 feet to a point;

thence South 33° - 18' - 30" West, a distance of 36.16 feet to a point;

thence South 11° - 38' - 48" West, a distance of 59.61 feet to a point;

thence South 0° - 25' - 45" East, a distance of 37.35 feet to a point;

thence South 49° - 19' - 32" West, a distance of 39.91 feet to a point;

thence North 78° - 11' - 21" West, a distance of 42.59 feet to a point;

thence North 57° - 22' - 35" West, a distance of 2.18 feet to an iron pin being on the Easterly right-of-way line of an existing alley;

thence North 0° - 24' - 42" East, along the Easterly right-of-way line of an existing alley, a distance of 369.21 feet to an iron pin;

thence South 89° - 43' - 56" East, along the Southerly right-of-way line of a 16.50 foot alley, a distance of 986.59 feet to an iron pin on the West line, Southeast Quarter, Section 30;

thence South 1° - 43' - 28" West, on the West line, Southeast Quarter, Section 30, a distance of 432.32 feet to the TRUE POINT OF BEGINNING of the parcel herein described, containing 5.565 acres of land, more or less, excepting therefrom all legal easements and zoning restrictions of record.

LINE	BEARING	DISTANCE
1	N. 64° - 05' - 54" W.	337.95'
2	N. 53° - 07' - 33" W.	52.76'
3	N. 31° - 15' - 32" W.	81.52'
4	N. 48° - 15' - 05" W.	49.97'
5	N. 69° - 26' - 54" W.	53.67'
6	N. 88° - 08' - 29" W.	61.41'
7	S. 79° - 40' - 12" W.	155.15'
8	N. 74° - 26' - 04" W.	60.72'
9	S. 70° - 34' - 54" W.	39.33'
10	S. 51° - 02' - 47" W.	109.52'
11	S. 33° - 18' - 30" W.	36.16'
12	S. 11° - 38' - 48" W.	59.61'
13	S. 0° - 25' - 45" E.	37.35'
14	S. 49° - 19' - 32" W.	39.91'
15	N. 78° - 11' - 21" W.	42.59'
16	N. 57° - 22' - 35" W.	2.18'

S. Line, S.E. 1/4, Sec. 30
1005.03'
N 89°-05'-42" W

Parcel B

A parcel of land being part of the Southeast Quarter of Section 30, Township 2 South, Range 5 East, Marion Township, Allen County, Ohio and being more particularly described as follows:

Commencing at a monument box at the Southeast corner, Southeast Quarter, Section 30;

thence North 89° - 05' - 42" West, on the South line, Southeast Quarter, Section 30, a distance of 1652.69 feet to an iron pin, said point being the TRUE POINT OF BEGINNING of the parcel herein described; thence continuing North 89° - 05' - 42" West, a distance of 1005.03 feet to an iron pin being the Southwest corner, Southeast Quarter, Section 30;

thence North 1° - 43' - 28" East, on the West line, Southeast Quarter, Section 30, a distance of 1107.61 feet to an iron pin; thence continuing North 1° - 43' - 28" East, a distance of 180.09 feet to an iron pin on the North top of bank of an existing ditch; thence continuing North 1° - 43' - 28" East, a distance of 473.24 feet to a point on the centerline of right-of-way of Ridge Road;

thence along a curve to the left on the centerline of right-of-way of Ridge Road whose delta angle equals 17° - 35' - 34", radius equals 269.30 feet, arc length equals 82.69 feet to a point;

thence South 84° - 50' - 35" East, on the centerline of right-of-way of Ridge Road, a distance of 915.00 feet to a P.K. nail found;

thence South 1° - 20' - 44" West, a distance of 1674.37 feet to the TRUE POINT OF BEGINNING of the parcel herein described, containing 39.268 acres of land, more or less, excepting therefrom all legal easements, zoning restrictions and legal highways of record.

ACCEPTANCE

We, the Council of the City of Delphos, Ohio, do hereby approve this Plat and accept said described property for annexation to the City of Delphos, Ohio.

By Ordinance No. 1970-20, this day of 22nd May, 1970.

By: Marsha Mueller
Clerk of Council

APPROVAL

I, the Mayor of the City of Delphos, Ohio, do hereby approve this plat and accept said described property for annexation to the City of Delphos, Ohio.

By Ordinance No. 1970-20, this day of 22nd May, 1970.

By: David C. Wiegand
Mayor

CERTIFICATION

I, the Allen County Auditor, do hereby approve this Plat and accept said described property for annexation to the City of Delphos, Ohio.

_____, 19____.

Allen County Auditor

9205791 CERTIFICATION

I, the Allen County Recorder, do hereby certify that this Plat has been recorded in Plat Book 18, Page 160 of the Plat Records of the County of Allen, Ohio. 1:44 PM

April 13, 1992.

Fee: \$20.70

Edward P. Keil
Allen County Recorder
By Janet M. name

Annexation Deed Vol 763
page 12

CENTRAL POINT - A PARK FOR BUSINESS AND INDUSTRY

For Amendment to Declaration of Restrictions on Lots 28760 thru 28776 & Lots 28770 thru 28776 See Deed Vol 786 pg 852

Pl. SE 1/4, SECTION 7, T-4-S, R-7-E, CITY OF LIMA, ALLEN COUNTY, OHIO.

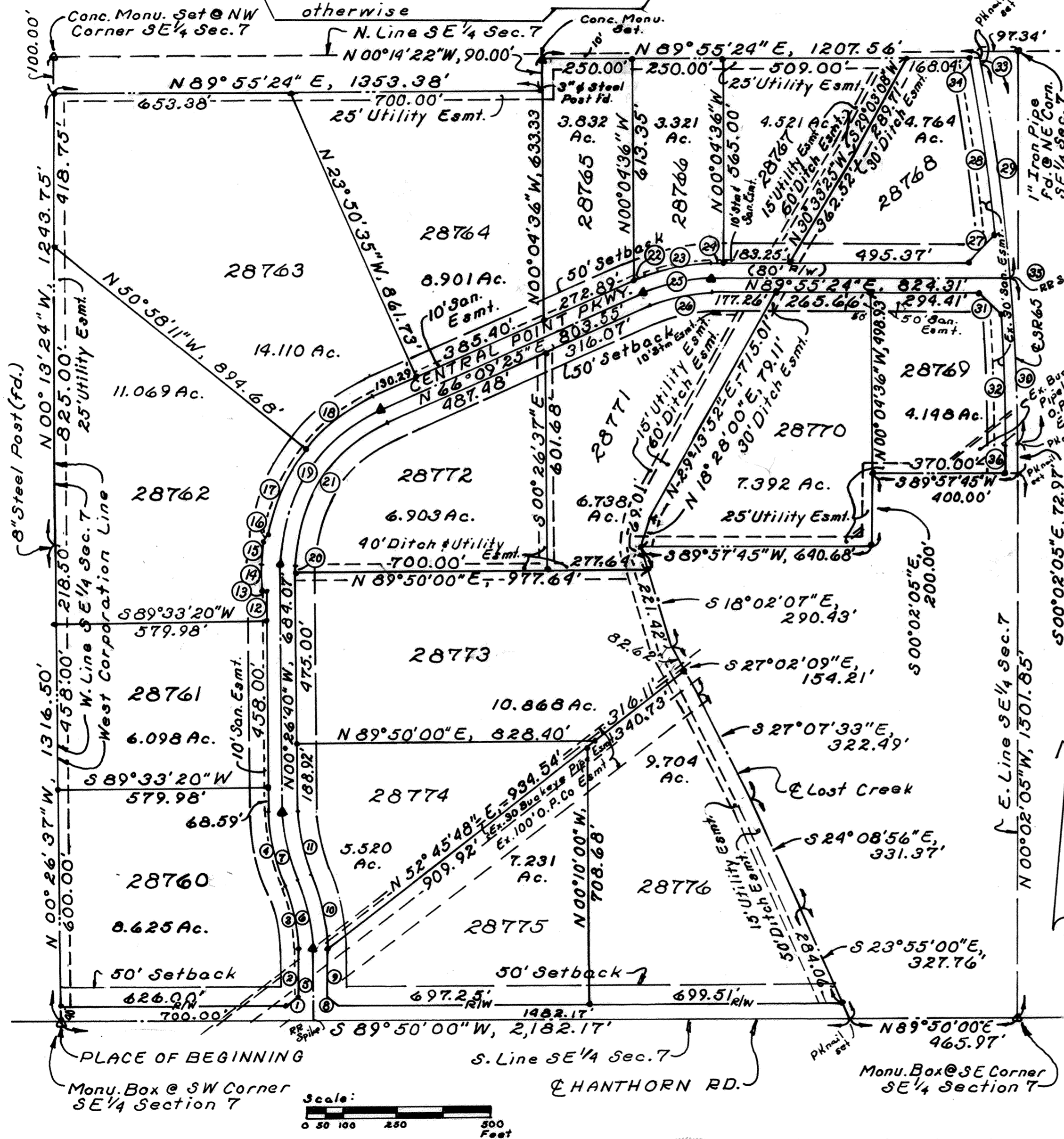
For Declaration of Restrictions For Lots 28760 thru 28776 See Deed Vol #765 pg #799

denotes monument box assembly.
• denotes 3/8 rebar topped with a plastic Peramark cap stamped KUCK & MORRISSEY LS 6470 set at all lot corners unless shown otherwise

Approved for Transfer Allen County Tax Map Office. By Date 4-23-92

DESCRIPTION:
Being a parcel of land situate in the Southeast quarter of Section 7, T-4-S, R-7-E, Perry Township, now Incorporated into the City of Lima, Allen County, Ohio and more particularly described as follows:

BEGINNING at a monument box found at the southwest corner of said Southeast quarter of said Section 7; thence N00°26'37"W with the west line of said Southeast quarter (also the west corporation line of the City of Lima), 1316.50 feet to an eight (8) inch steel post found; thence N00°13'24"W continuing with said west line of said Southeast and said west corporation line, 1243.75 feet to a 3/8 inch rebar set; thence N89°55'24"E with a line parallel to the north line of said Southeast quarter and 100 feet south of said north line, 1,353.38 feet to a three inch steel post found; thence N00°14'22"W, 90.00 feet to a concrete monument set; thence N89°55'24"E with a line parallel to the north line of said Southeast quarter and 10 feet south of said north line, 1207.56 feet to a PK nail set on the centerline of State Route 65; thence S10°41'05"E with said centerline, 12.55 feet to a PK nail set at the P.T. of a curve; thence southeasterly continuing with said centerline of said State Route 65 with a curve to the right having a radius of 5729.63 feet an arc length of 1,064.95 feet to a PK set on the east line of said Southeast quarter and the P.C. of said curve (chord for said curve being S05°21'35"E, 1063.42 feet); thence S00°02'05"E with said east line of said Southeast quarter, 72.97 feet to a PK nail set; thence S89°57'45"W, 400.00 feet to a 3/8 inch rebar set; thence S00°02'05"E, 200.00 feet to a 3/8 inch rebar set; thence S89°57'45"W, 640.68 feet to a point on the centerline of Lost Creek; thence southeasterly with said centerline of said Creek the following five courses that define the meanderings of said centerline: S18°02'07"E, 290.43 feet; S27°02'09"E, 154.21 feet; S27°07'33"E, 322.49 feet; S24°08'56"E, 331.37 feet; S23°55'00"E, 327.76 feet to a PK nail set on the south line of said Southeast quarter; thence S89°50'00"W with said south line (also the centerline of Hanthorn Road), 2,182.17 feet to the PLACE OF BEGINNING containing 133.217 acres more or less and subject to all highways and other legal easements of record.



Curve No	Location	Radius	Arc	Chord: Bearing & Distance	Delta	Tangent
1	R/W	Tangent		N53°24'33"E, 42.10'		
2	R/W	Tangent		N00°26'40"W, 134.81'		
3	R/W	419.00'	176.22'	N12°29'35"W, 174.92'		
4	R/W	499.00'	209.87'	N12°29'35"W, 208.32'		
5	E	Tangent		N00°26'40"W, 200.00'		
6	E	459.00'	193.04'	N12°29'35"W, 191.42'	24°05'49"	97.97'
7	E	459.00'	193.04'	N12°29'35"W, 191.42'	24°05'49"	97.97'
8	R/W	Tangent		N46°20'32"W, 36.99'		
9	R/W	Tangent		N00°26'40"W, 133.19'		
10	R/W	499.00'	209.87'	N12°29'35"W, 208.32'		
11	R/W	419.00'	176.22'	N12°29'35"W, 174.92'		
12	R/W	Tangent		N00°26'40"W, 87.33'		
13	R/W	Tangent		S89°33'20"W, 10.00'		
14	R/W	Tangent		N00°26'40"W, 70.13'		
15	R/W	509.00'	66.63'	N03°18'20"E, 66.58'		
16	R/W	Tangent		N32°45'17"E, 24.16'		
17	R/W	499.00'	256.70'	N24°17'34"E, 253.88'		
18	R/W	499.00'	236.25'	N52°35'37"E, 234.05'		
19	E	459.00'	533.55'	N32°51'22.5"E, 504.01'	66°36'05"	301.51'
20	R/W	Tangent		N00°26'40"W, 20.15'		
21	R/W	419.00'	487.05'	N32°51'22.5"E, 460.09'		
22	R/W	Tangent		N66°09'23"E, 14.98'		
23	R/W	499.00'	206.99'	N78°02'25"E, 205.51'		
24	R/W	Tangent		N89°55'24"E, 35.19'		
25	E	459.00'	190.39'	N78°02'25"E, 189.03'	23°45'59"	96.59'
26	R/W	419.00'	173.80'	N78°02'25"E, 172.36'		
27	R/W	Tangent		N42°12'11"E, 109.60'		
28	R/W	5699.63'	475.51'	N08°17'39"W, 475.37'		
29	E	5729.63'	598.21'	S07°41'36"E, 597.94'		
30	E	5729.63'	466.74'	S02°22'07"E, 466.61'		
31	R/W	Tangent		S47°02'57"E, 87.72'		
32	R/W	5699.63'	366.60'	S01°52'39"E, 366.54'		
33	E	Tangent		S10°41'05"E, 12.55'		
34	R/W	Tangent		N10°41'05"W, 18.17'		
35	E	5729.63'	1064.95'	S05°21'35"E, 1063.42'	10°38'58"	534.01'
36	R/W	Tangent		S00°02'05"E, 72.97'		

I hereby certify that this plat is based on a true and accurate survey made by me in July, 1991 and that all markers are or will be in place by six (6) months from the recording date of this plat.

Richard D. Morrissey
Registered Surveyor No. 6470
KUCK and MORRISSEY, Inc.



Unless otherwise shown a 20 foot Utility Easmt. is reserved along all interior lot lines. Said Easmt. to be centered on the lot line.
See plat sk 1991 No 36 Easements

CENTRAL POINT - A PARK FOR BUSINESS AND INDUSTRY

DEDICATION

Allen County Development Corporation, a not for profit Ohio corporation, the OWNERS of the land contained in this plat adopt said plat and dedicate the land within the road right-of-way to the use and benefit of the public forever. Easements shown on this plat are for the construction, operation, maintenance, repair, replacement or removal of water, storm sewer, open ditch, sanitary sewer, gas, electric, telephone or other utility lines or services and for the express privilege of removing any trees or other obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever. IN WITNESS WHEREOF, we have hereunto signed our names.

Witness

ALLEN COUNTY DEVELOPMENT CORPORATION

[Signature]
[Signature]

Walter C. Potts
Walter C. Potts - President
Jaye McCain
Jaye McCain - Secretary

ACKNOWLEDGEMENT

STATE OF OHIO
ALLEN COUNTY, OHIO

Before me, a Notary Public in and for said State and County, did personally appear the above signed officers of Allen County Development Corporation, who acknowledged that they signed the hereon plat and the signing thereof was their free act and deed.

IN WITNESS THEREOF, I affix my hand and seal this 23rd day of April, 1992.

My commission expires Life Time

[Signature]
Notary Public, Allen County, Ohio.

RESTRICTIONS

RESTRICTIONS governing the sale and use of the lands in the above named subdivision are recorded in Deed Volume _____ on Page _____ in the Allen County Recorder's Office and are considered as part of this plat and acknowledged as such by the owners signatures hereon.

APPROVAL OF PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I, the undersigned Mayor of the City of Lima, Ohio and chairman of the City Planning Commission, hereby, on behalf of said City and Commission, approve and accept this plat this 23rd day of April, 1992.

[Signature]
Mayor of the City of Lima, Ohio and
Chairman of the City Planning
Commission

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 23rd day of April, 1992.

Fee: 8.50

H. Dean French
Auditor of Allen County, Ohio. SS

COUNTY RECORDER'S CERTIFICATION

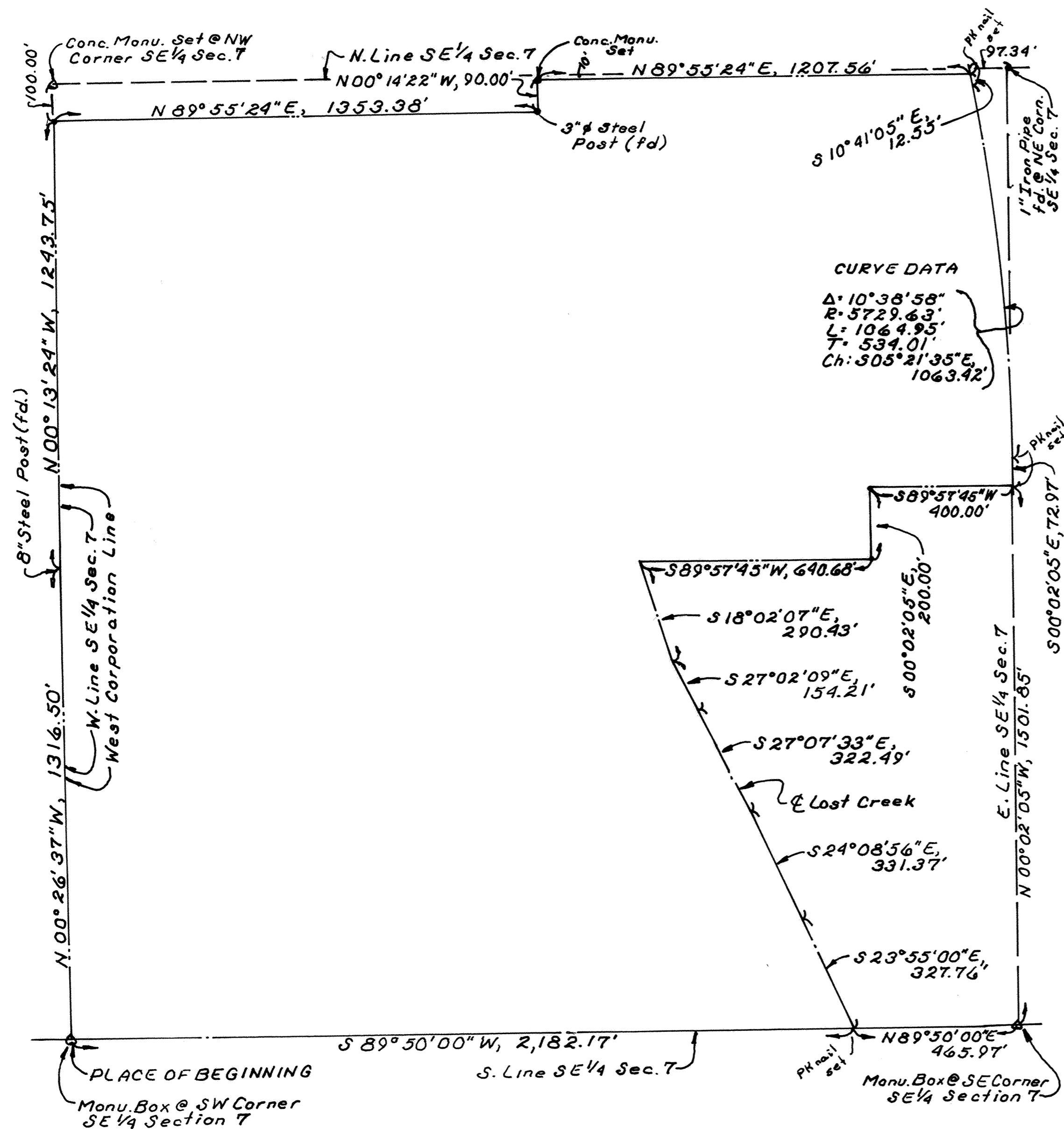
No. 92-06649
Filed for record this 23rd day of April, 1992 at 1:05 O'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 161.

Fee: 62.10

Edward P. Keil, Jr.
Recorder of Allen County, Ohio.

CENTRAL POINT - A PARK FOR BUSINESS AND INDUSTRY

SURVEY OF DEDICATOR'S LAND

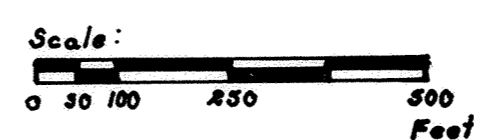


CURVE DATA
 $\Delta: 10^{\circ}38'58''$
 $R: 5729.63'$
 $L: 1064.95'$
 $T: 534.01'$
 $Ch: 505^{\circ}21'35''E, 1063.42'$

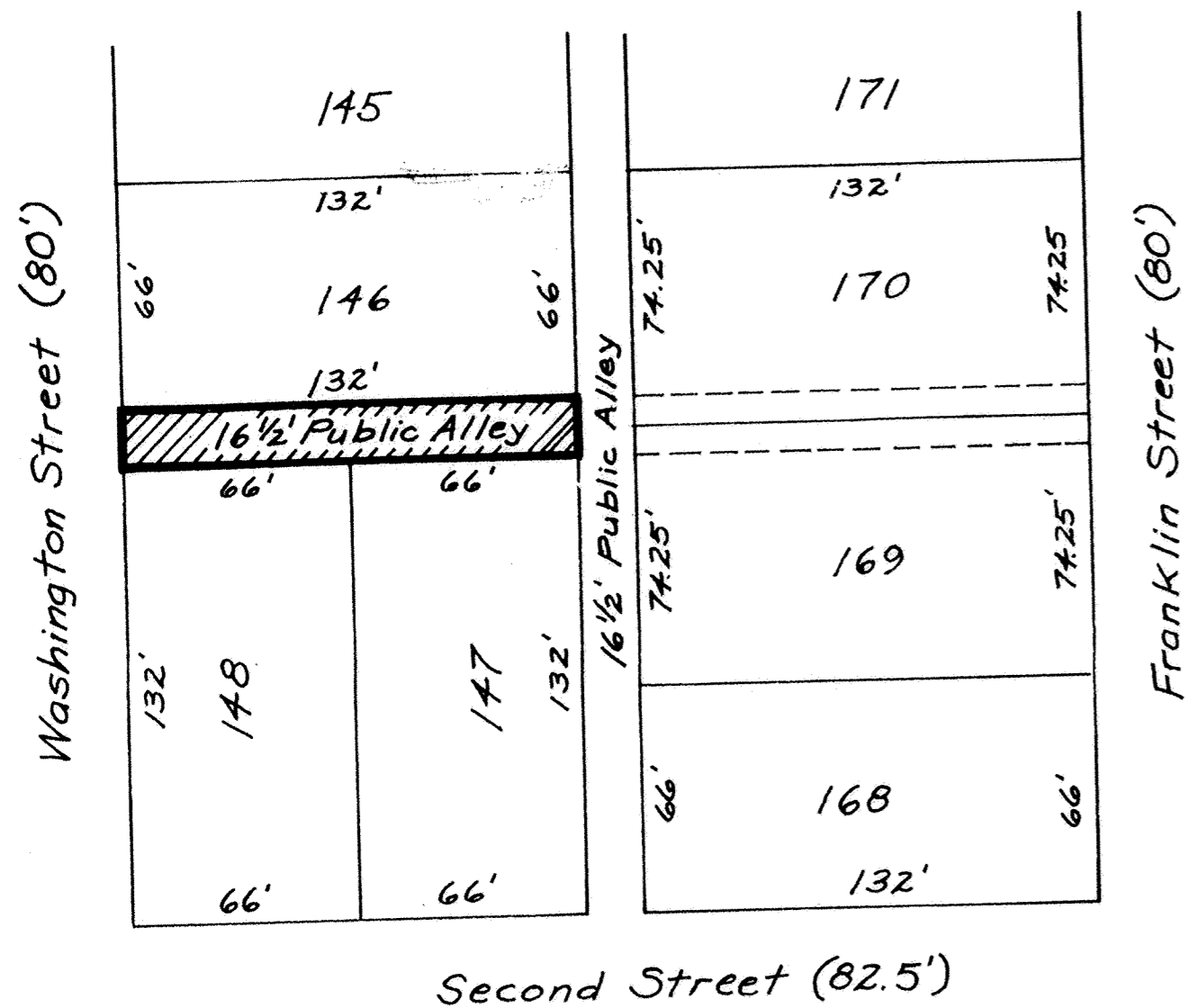
DESCRIPTION

Being a parcel of land situate in the Southeast quarter of Section 7, T-4-S, R-7-E, Perry Township, now Incorporated into the City of Lima, Allen County, Ohio and more particularly described as follows:

BEGINNING at a monument box found at the southwest corner of said Southeast quarter of said Section 7; thence $N00^{\circ}26'37''W$ with the west line of said Southeast quarter (also the west corporation line of the City of Lima), 1316.50 feet to an eight (8) inch steel post found; thence $N00^{\circ}13'24''W$ continuing with said west line of said Southeast quarter and said west corporation line, 1243.75 feet to a $\frac{3}{8}$ inch rebar set; thence $N89^{\circ}55'24''E$ with a line parallel to the north line of said Southeast quarter and 100 feet south of said north line, 1353.38 feet to a three inch steel post found; thence $N00^{\circ}14'22''W$, 90.00 feet to a concrete monument set; thence $N89^{\circ}55'24''E$ with a line parallel to the north line of said Southeast quarter and 10 feet south of said north line, 1207.56 feet to a PK nail set on the centerline of State Route 65; thence $S10^{\circ}41'05''E$ with said centerline, 12.55 feet to the P.T. of a curve; thence southeasterly continuing with said centerline of said State Route 65 with a curve to the right having a radius of 5,729.63 feet an arc length of 1,064.95 feet to a PK nail set on the east line of said Southeast quarter and the P.C. of said curve (chord for said curve being $S05^{\circ}21'35''E$, 1,063.42 feet); thence $S00^{\circ}02'05''E$ with said east line of said Southeast quarter, 72.97 feet to a PK nail set; thence $S89^{\circ}57'45''W$, 400.00 feet to a $\frac{5}{8}$ inch rebar set; thence $S00^{\circ}02'05''E$, 200.00 feet to a $\frac{5}{8}$ inch rebar set; thence $S89^{\circ}57'45''W$, 640.68 feet to a point on the centerline of Lost Creek; thence southeasterly with said centerline of said Lost Creek the following five courses that define the meanderings of said centerline: $S18^{\circ}02'07''E$, 290.43 feet; $S27^{\circ}02'09''E$, 154.21 feet; $S27^{\circ}07'33''E$, 322.49 feet; $S24^{\circ}08'56''E$, 331.37 feet; $S23^{\circ}55'00''E$, 327.76 feet to a PK nail set on the south line of said Southeast quarter; thence $S89^{\circ}50'00''W$ with said line (also the centerline of Hanthorn Road), 2,182.17 feet to the PLACE OF BEGINNING containing 133.217 acres more or less and subject to all highways and other legal easements of record.



ALLEY VACATION CITY OF DELPHOS, OHIO

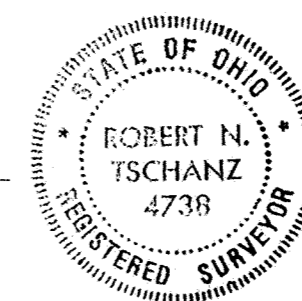



LEGAL DESCRIPTION


Being the 16 1/2 foot Public Alley lying between Inlots Number 146, 147 and 148 in the City of Delphos, Ohio and more particularly described as follows:

BEGINNING at the southwest corner of said Inlot Number 146; thence, east along the south line of said Inlot Number 146 and the north line of a 16 1/2 foot Public Alley, 132.00 feet to the southeast corner of said Inlot Number 146; thence, south along the east line of said Inlot Number 146 extended south, 16.50 feet to the northeast corner of said Inlot Number 147; thence, west along the north line of said Inlots Number 147 and 148 and the south line of a 16 1/2 foot Public Alley, 132.00 feet to the northwest corner of said Inlot Number 148; thence, north along the east right-of-way line of Washington Street (A.C. & Y R.R.), 16.50 feet to the PLACE OF BEGINNING.

Robert N. Tschanz
Robert N. Tschanz




Area to be vacated


Scale: 1"=50'

9206655
Recorder Office
Allen County Ohio
Received and Recorded
Apr 23, 1992
At 1:20 P.M.
Edward P. Kirk
Allen County Recorder
Plat Book 18 Page 164
Deed Vol 763 Pg 327 Fee \$20.70

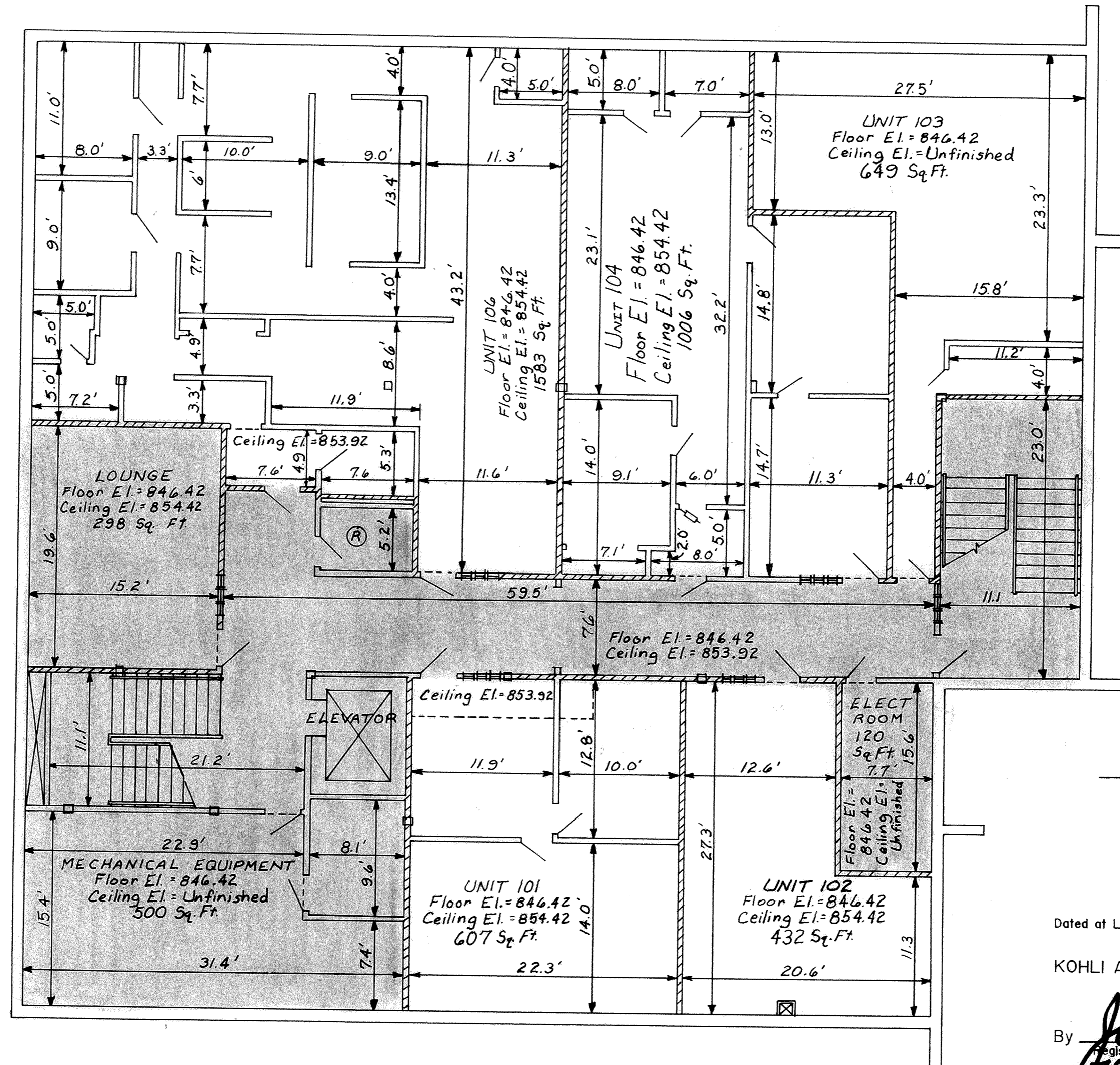
MARKET STREET HEALTH CARE CONDOMINIUM

LOTS NO 1512, 1513 & 2223-2226

CITY OF LIMA, OHIO




165
SHEET 5 OF 8
EXHIBIT "C"

SECOND AMENDMENT



9207966
RECEIVED AND RECORDED
MAY 12, 1992 AT 4:11 PM
PLAT BOOK 18 page 165
EDWARD P. KIRK
ALLEN COUNTY RECORDER
FEE \$41.40

SEE DEED VOL 764 pg 253

- EXTERIOR WALLS: Concrete
- Interior Surface: 2" x Furring with insulation, 1/2" Gyp. Bd., 1/4" Paneling
- INTERIOR WALLS: 2" x 4" Studs @ 16" O.C. with insulation, 1/2" Gyp. Bd., and 1/4" Paneling, or 1/4" Sound deadening and 1/2" Vinyl Gyp. Bd.
- CEILING: Suspended Ceiling-Fiber Board with metal strips (Conceals building utilities. Common Area)
- FLOOR: Concrete, Carpet or Tile
-  Denotes Unit Partition Wall
-  Denotes Restrooms
-  Denotes Common Area

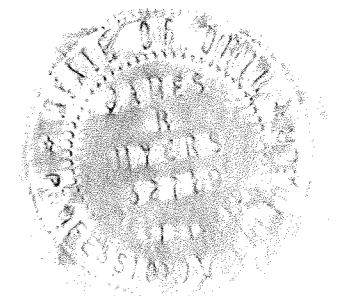
BASEMENT FLOOR PLAN



Dated at Lima, Ohio, 12/19 1991

KOHLI AND KALHER ASSOCIATES, INC.

By James R. Myers
Registered Engineer No. 32719
By Theodore A. Metzger
Registered Surveyor No. 5514



MARKET STREET HEALTH CARE CONDOMINIUM

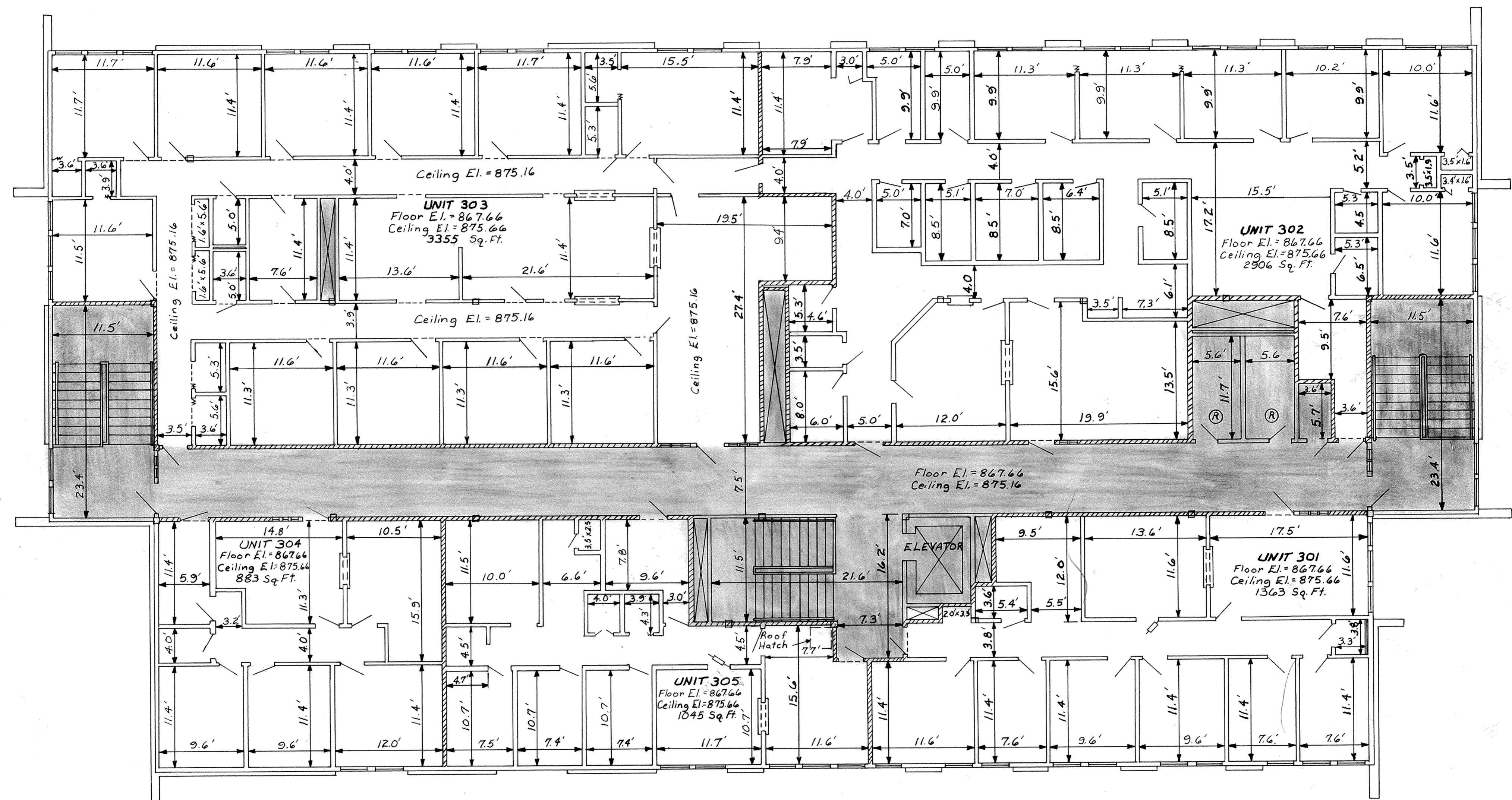
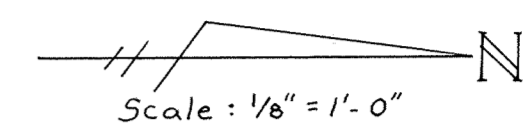
LOTS N° 1512 , 1513 & 2223-2226

CITY OF LIMA , OHIO

SHEET 7 OF 8
EXHIBIT "C"

166

FIRST AMENDMENT



EXTERIOR WALLS : 3 5/8" Metal studs @ 16" O.C. with insulation,
1/2" Gyp. Bd. sheeting, each face

Exterior Surface : 1" x 4" Furring, 1/2" Gyp. Bd. sheeting, #19 felt,
aluminum siding or brick

Interior Surface : 1/4" Paneling or 1/2" Vinyl Gyp. Bd.

INTERIOR WALLS : 2" x 4" Studs @ 16" O.C. with insulation, 1/2" Gyp.
Bd. and 1/4" Paneling, or 1/4" sound deadening and
1/2" Vinyl Gyp Bd.

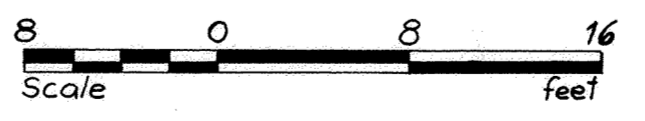
CEILING : Suspended ceiling - Fiber Board with metal strips
(Conceals building utilities - Common Area)

FLOOR : Concrete, Carpet or Tile

▨▨▨▨▨▨ Denotes Unit Partition Wall ■■■■■ Denotes Common Area

Ⓡ Denotes Restroom

SECOND FLOOR PLAN

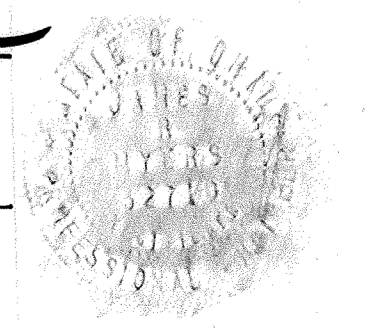
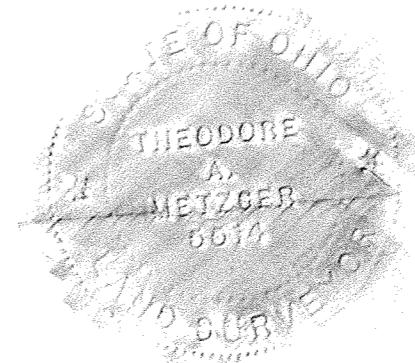


Dated at Lima, Ohio, 12/19 19 91

KOHLI AND KALIHAR ASSOCIATES, INC.

By James B. Myers
Registered Engineer No. 32719

By Theodore A. Metzger
Registered Surveyor No. 5514



BROOKHAVEN CONDOMINIUM N^o 21

LOT N^o 28353

EDGEWOOD ESTATES N^o 14

Sheet 1 of 4
Exhibit "B"

167

BROOKHAVEN CONDOMINIUM N^o 21 consist of Lot N^o 28353 in Edgewood Estates N^o 14 as recorded in Plat Book N^o 17 on Page 50 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto, consisting of a Plot Plan of **BROOKHAVEN CONDOMINIUM N^o 21**, one page of the floor plan, one page of elevation views of the building and one page showing the survey of dedicatory's land, show insofar as graphically possible (1) the particulars of the building in the condominium, including but not limited to the layout, location designation and dimensions of each unit therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned, being respectively a registered surveyor and licensed professional engineer, hereby certify that said drawings accurately show the building as constructed.

Richard D. Morrissey
Richard D. Morrissey
Registered Surveyor N^o 6470

Richard D. Morrissey
Richard D. Morrissey
Professional Engineer N^o 34373

N^o: 9209004

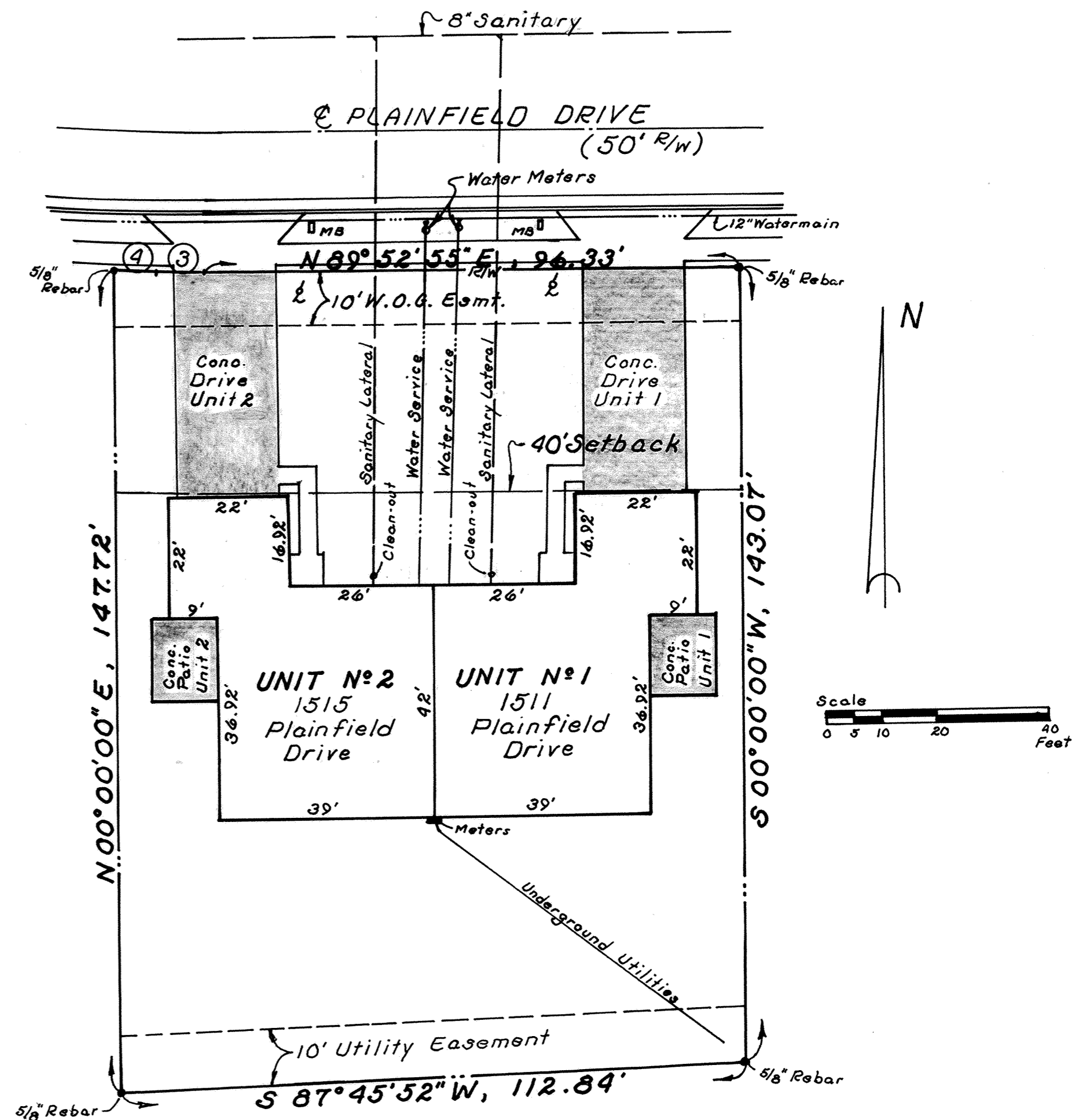
Filed for record this 29th day of May, 1992 at 3:43 O'clock P.M. in the office of the Allen County Recorder and recorded in Plat Book 18 on Page 167.

Fee: \$ 82.80

Edward P. Kest by Jm
RECORDER: Allen County, Ohio

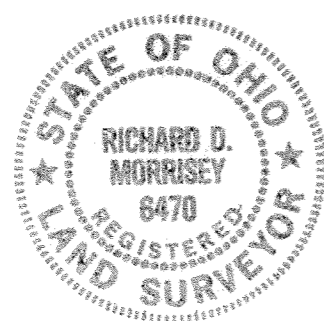
For **DECLARATIONS** see Deed Volume 764 Page 843.

Approved for transfer
Allen County Tax Map Office
By _____ Date _____



Curve N ^o	Location	Radius	Arc	Chord
3	R/W	275.00'	8.89'	S 89° 11' 38\" E, 8.89'
4	R/W	275.00'	7.54'	S 87° 29' 01\" E, 7.54'

- denotes Limited Common Area
- ⊗ denotes Yard Light
- _{MB} denotes Mailbox

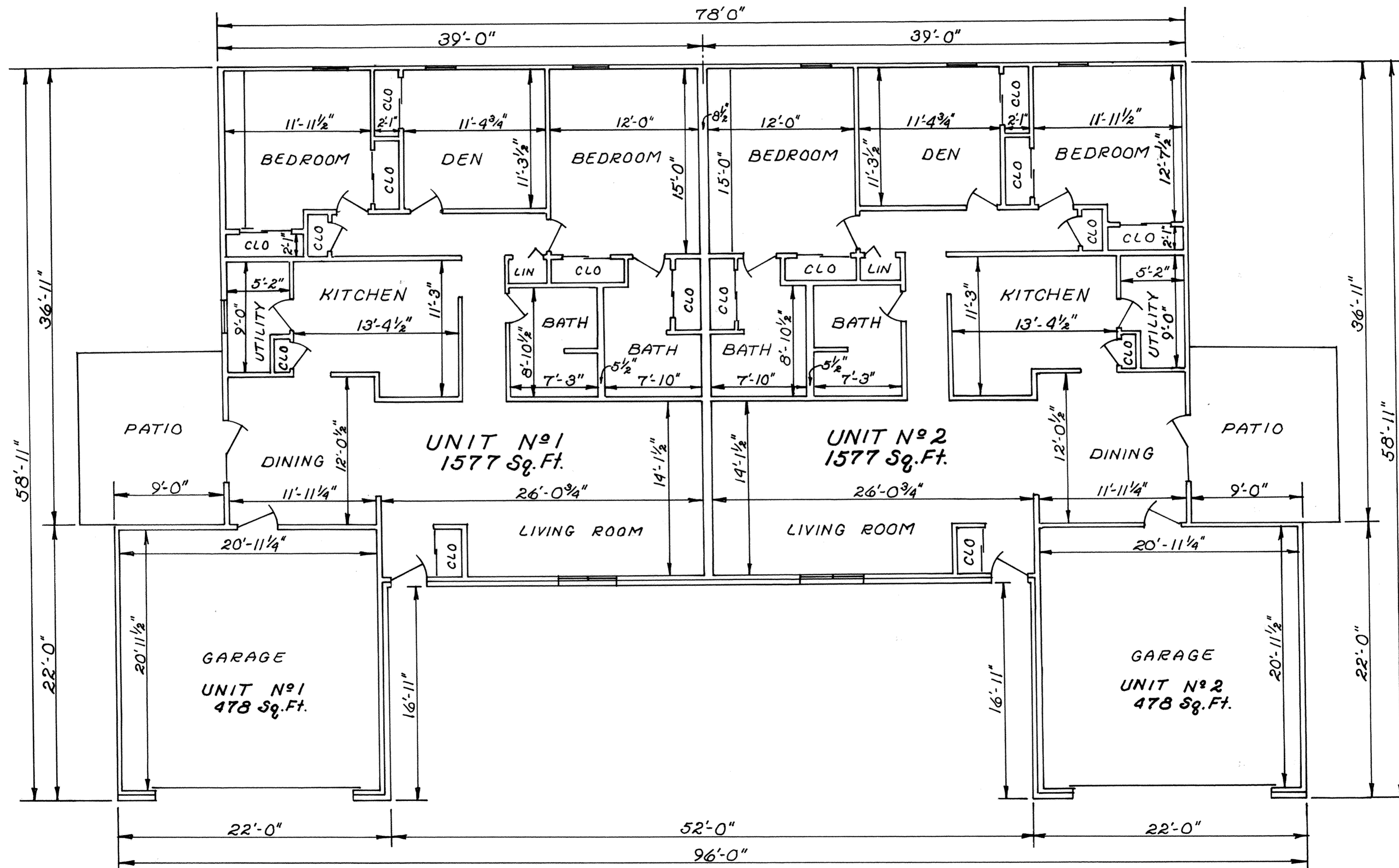


BROOKHAVEN CONDOMINIUM N^o 21

Sheet 2 of 4
Exhibit "B"

168

LOT N^o 28353 EDGEWOOD ESTATES N^o 14



FLOOR PLAN

All interior dimension are to face of studs.

Unit areas shown are calculated using out-to-out dimensions.

All interior walls are 3 1/2" unless shown otherwise

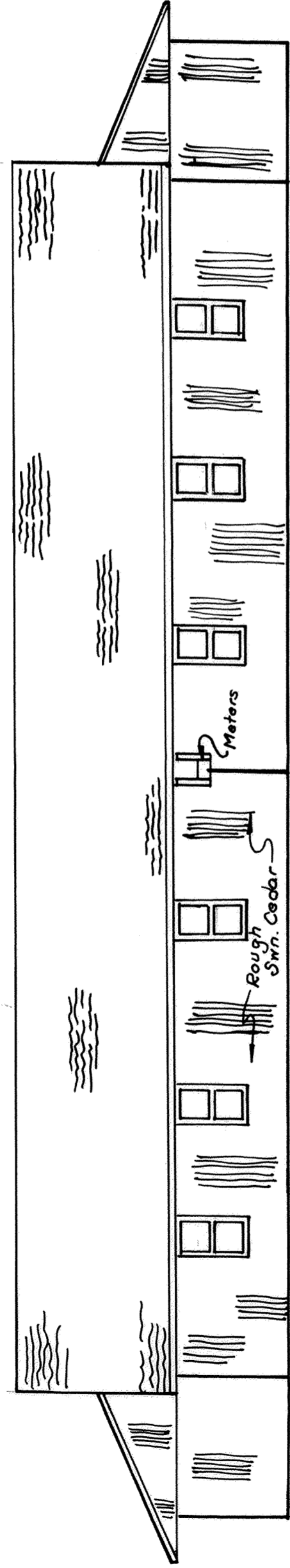
BROOKHAVEN CONDOMINIUM N^o 21

Sheet 3 of 4
Exhibit "B"

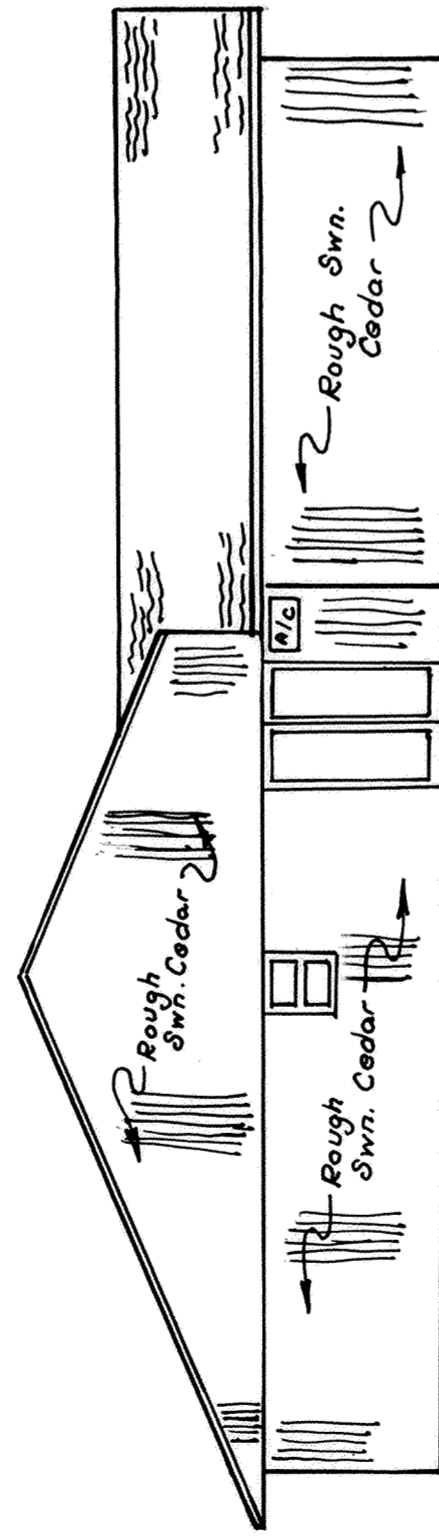
169

LOT N^o 28353

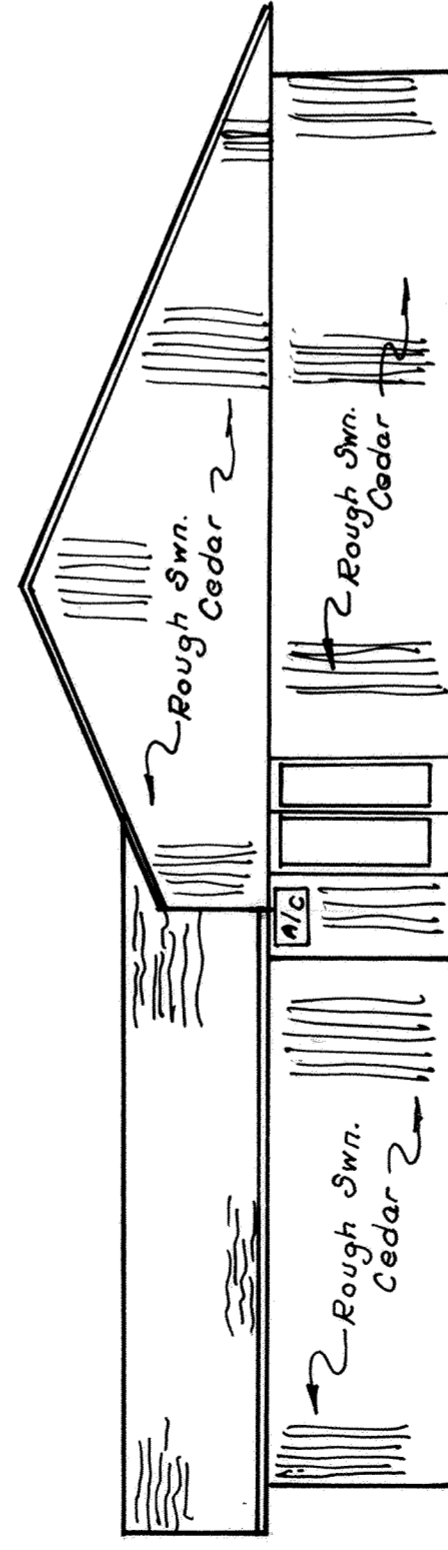
EDGEWOOD ESTATES N^o 14



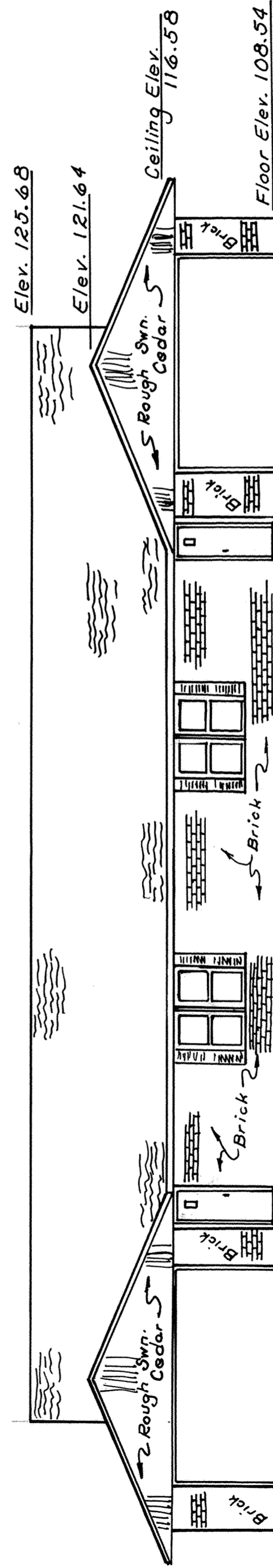
SOUTH ELEVATION



EAST ELEVATION



WEST ELEVATION



NORTH ELEVATION

NOTE:
Elevations shown in
the NORTH ELEVATION
are typical for all
elevation views.

BENCH MARK: Top of Steamer
Nozzle of Fire Hydrant in the
south west quadrant of the
intersection Plainfield Dr.
and Wilshire Dr. Elev. 108.18

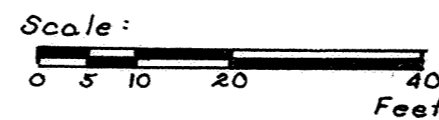
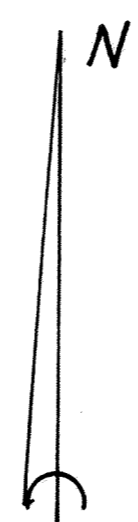
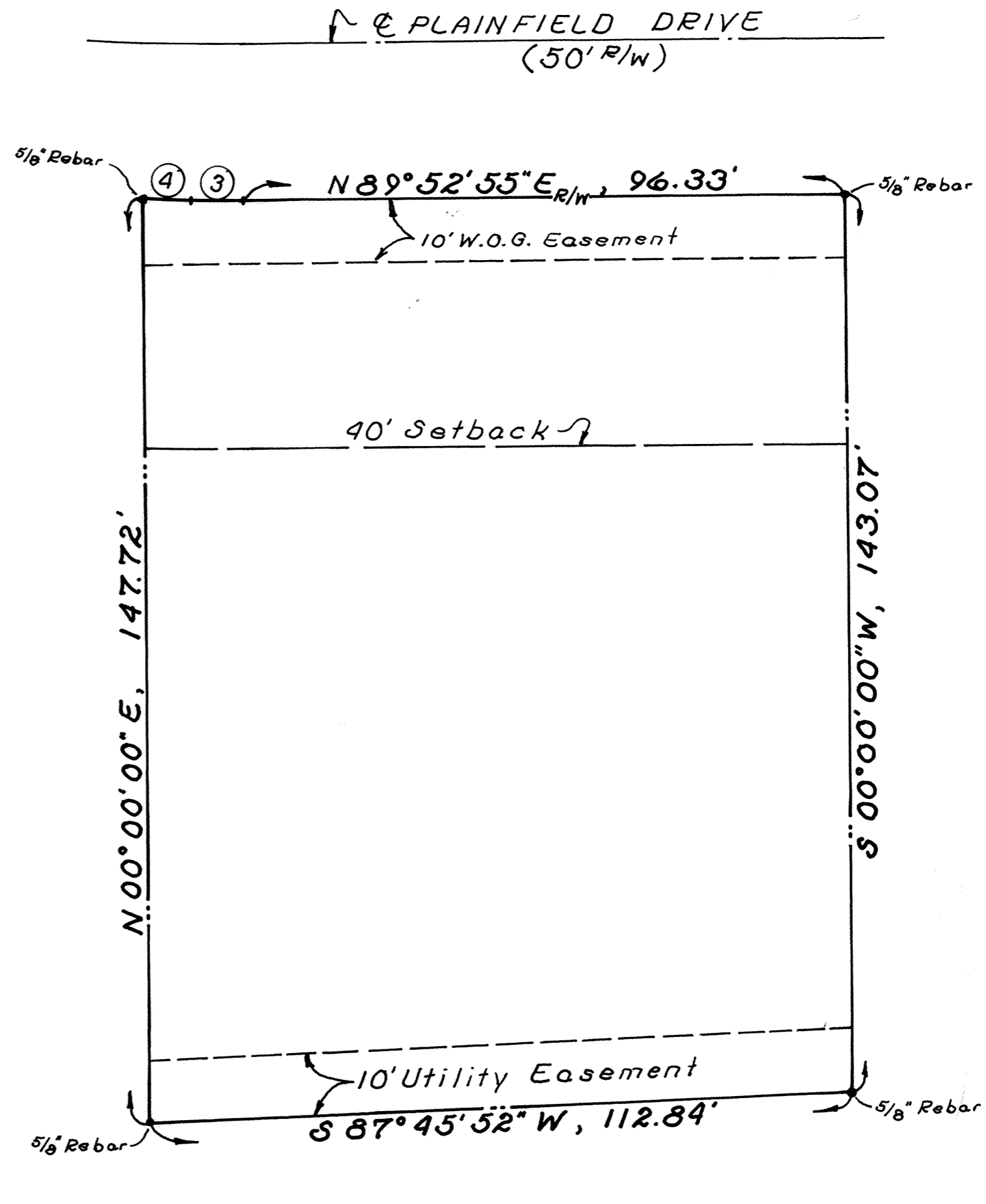
BROOKHAVEN CONDOMINIUM N^o 21

Sheet 4 of 4
Exhibit "B"

120

LOT N^o 28353 EDGEWOOD ESTATES N^o 14 SURVEY OF DEDICATOR'S LAND

Being all of Lot N^o 28353 in Edgewood Estates N^o 14 in the Southeast quarter of Section 14 and the Northeast quarter of Section 23, T-3-S, R-6-E, American Township, Allen County, Ohio as shown on the recorded plat in Plat Book N^o 17 on Page 50 in the Allen County Recorder's Office, Allen County, Ohio.



Curve N ^o	Location	Radius	Arc	Chord
3	R/W	275.00'	8.89'	S 89° 11' 38" E, 8.89'
4	R/W	275.00'	7.54'	S 87° 29' 01" E, 7.54'

BROOKHAVEN CONDOMINIUM NO. 22

LOT NO. 28645

EDGEWOOD ESTATES NO. 12-E

BROOKHAVEN CONDOMINIUM No. 21 consists of Lot No. 28645 in Edgewood Estates No. 12-E as recorded in Plat Book No. 18 on Page 101 in the Allen County Recorder's Office, Allen County, Ohio.

This set of drawings attached hereto consisting of a Plat Plan of BROOKHAVEN CONDOMINIUM No. 21, one page of floor plan, one page of elevation views of the building and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the building in the condominium, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities. The undersigned being a Professional Surveyor and Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

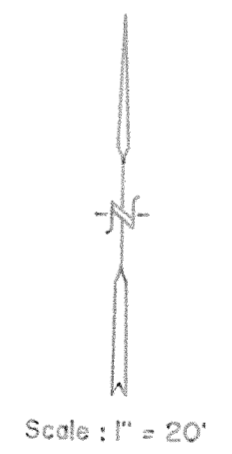
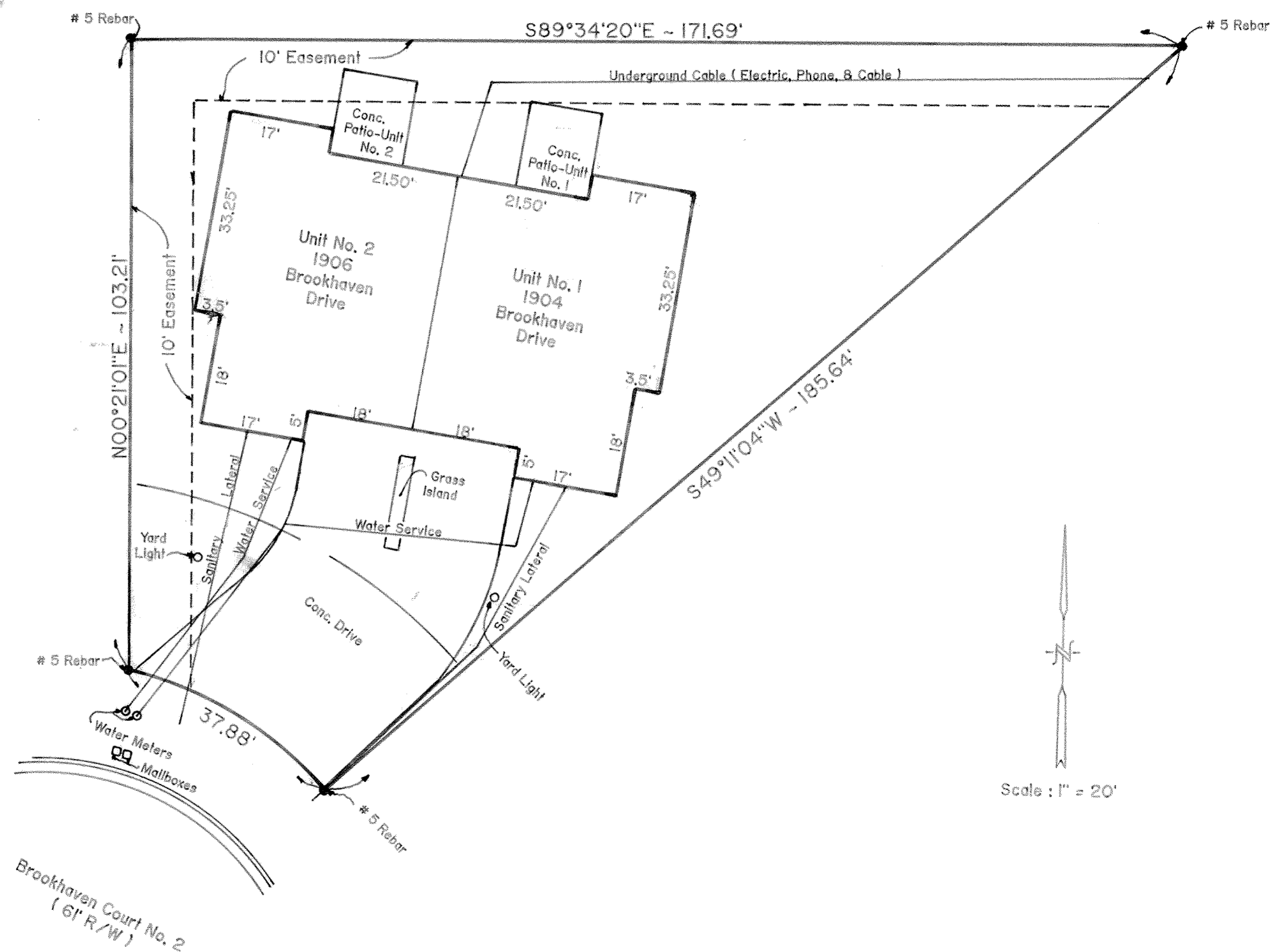
Charles R. Follrod
Professional Surveyor No. 7145
Charles R. Follrod, P.S.
C & K Consulting

Charles R. Follrod
Professional Engineer No. 51318
Charles R. Follrod, P.E.
C & K Consulting

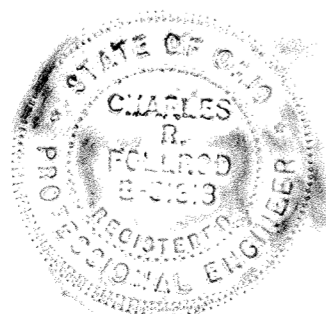
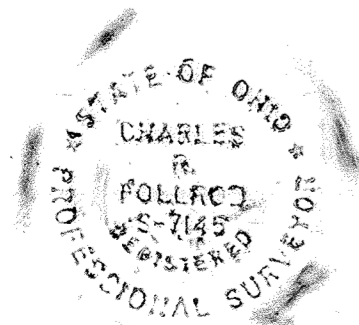
No. 9209007
Filed for record this 29th day of May, 1992
at 3:51 o'clock P.M. in the office of the Allen County
Recorder and recorded in Plat Book 18 on Page 171.

Fee: \$82.80
Edward P. Keil Jr.
RECORDER, Allen County, Ohio

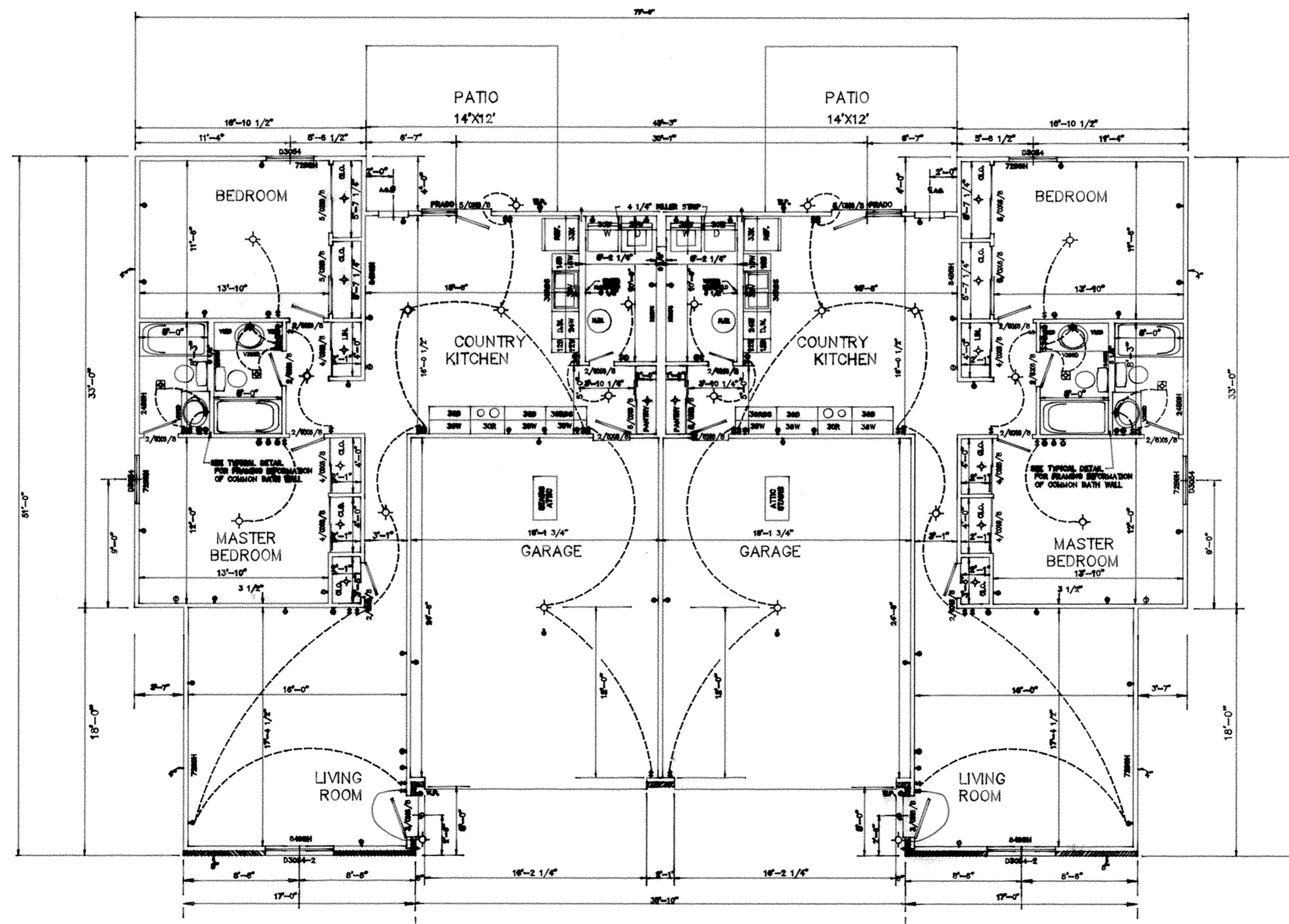
For DECLARATIONS see Deed Volume 765 Page 1.



Approved for Transfer
Allen County Tax Map Office
By: _____ Date: _____

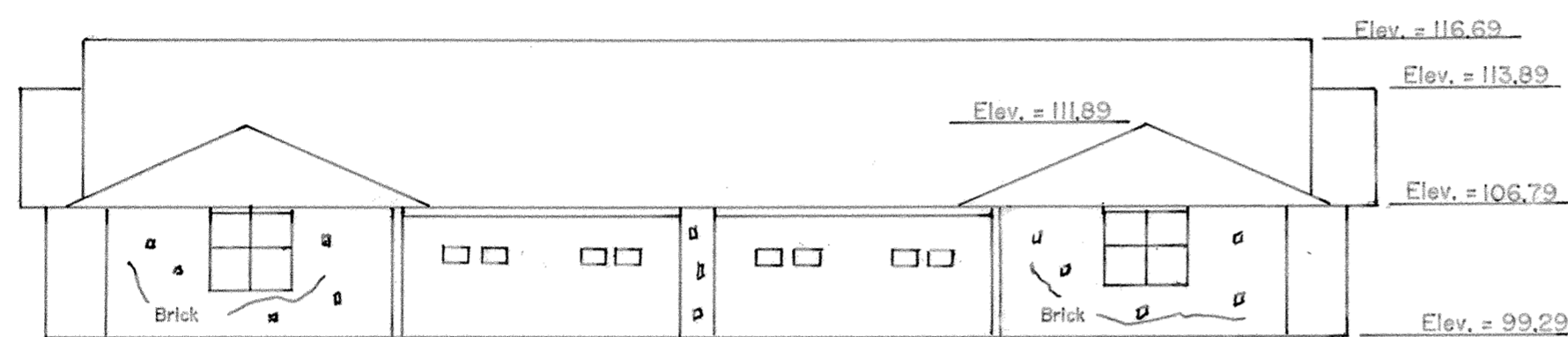


BROOKHAVEN CONDOMINIUM NO. 22

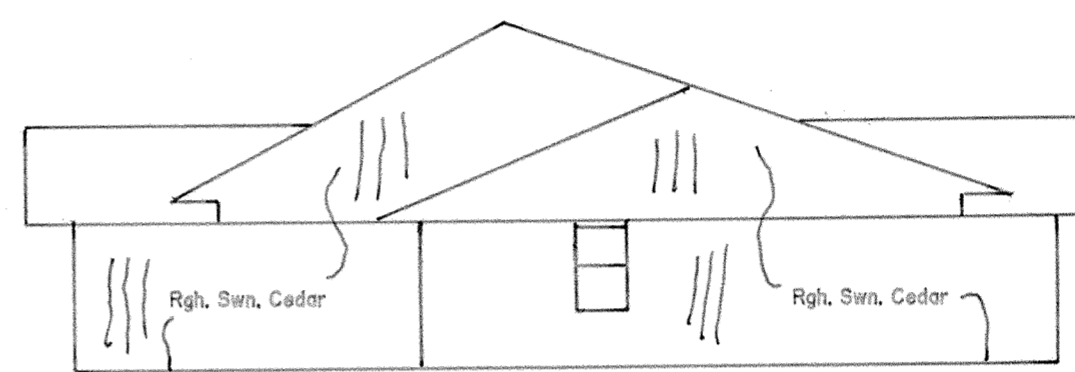


UNIT LIVING AREA 1,372.1 sq. ft.
UNIT GARAGE 447.9 sq. ft.
UNIT TOTAL 1,820.0 sq. ft.
BUILDING TOTAL 3,640.0 sq. ft.
DRAWING SCALE: 1/8" = 1'

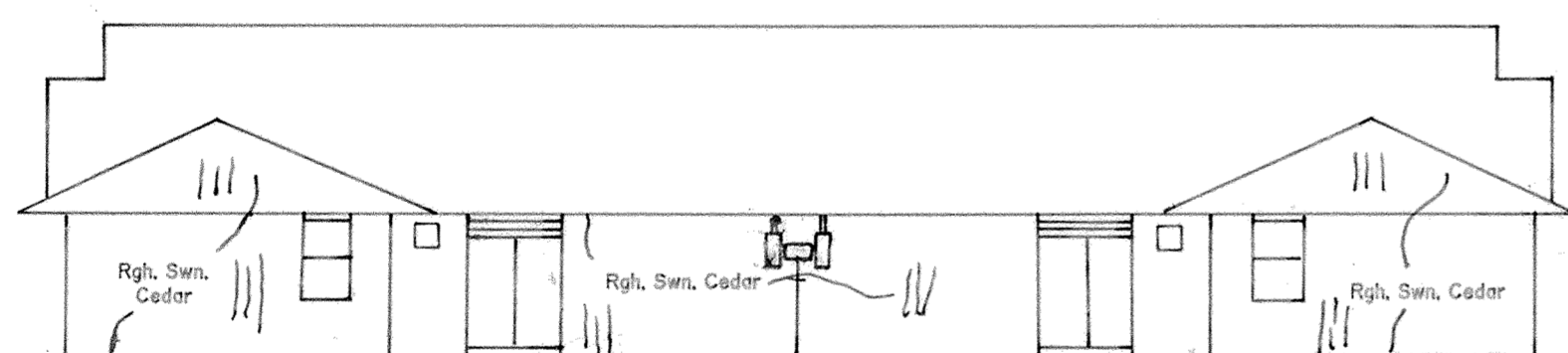
BROOKHAVEN CONDOMINIUM NO. 22



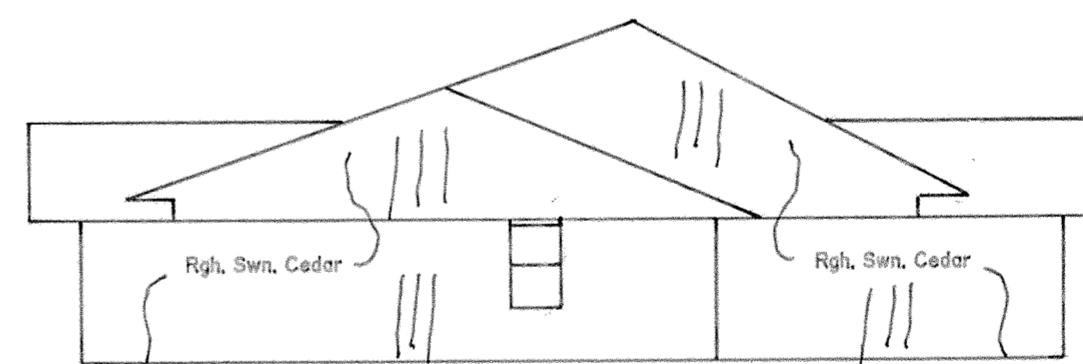
FRONT ELEVATION



EAST ELEVATION



REAR ELEVATION

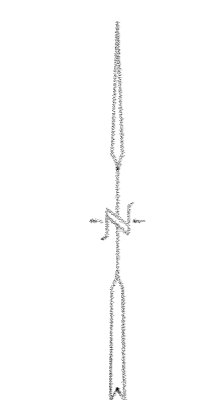


WEST ELEVATION

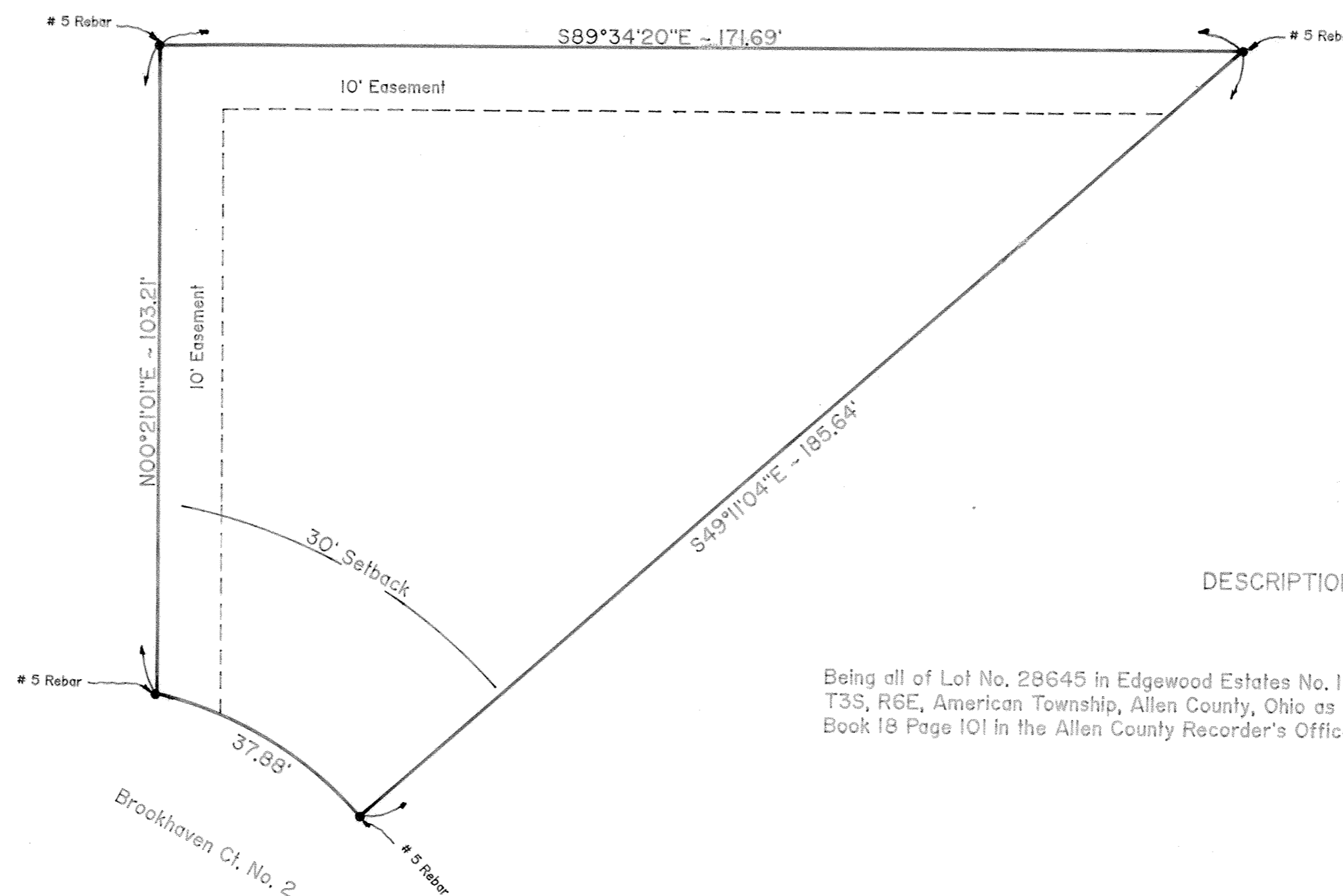
B.M. - Top of Steamer Nozzle on Fire Hydrant at
N.E. corner of Brookhaven Drive and
Brookhaven Ct. #2. Elev. = 100.00

BROOKHAVEN CONDOMINIUM NO. 22

SURVEY OF DEDICATOR'S LAND



Scale : 1" = 20'



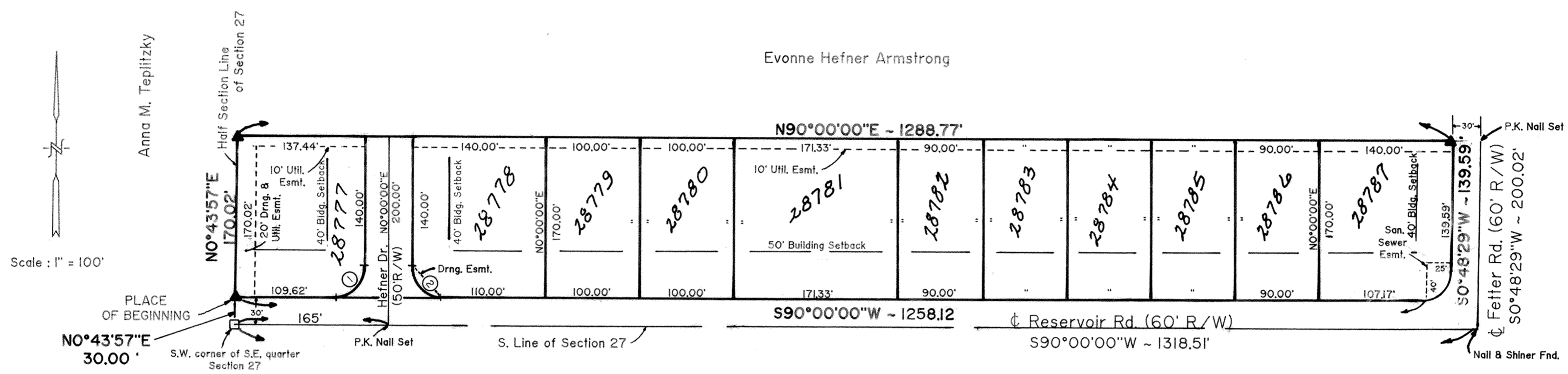
DESCRIPTION

Being all of Lot No. 28645 in Edgewood Estates No. 12-E in the SE 1/4 of Section 23, T3S, R6E, American Township, Allen County, Ohio as shown on the recorded plat in Book 18 Page 101 in the Allen County Recorder's Office, Allen County, Ohio.

$\Delta = 35^{\circ}34'47''$
 $R = 61'$
 $L = 37.88'$
 $Ch\ Len. = 37.28'$
 $Ch\ Brg. = S58^{\circ}36'28''E$

LAKE SIDE ESTATES NO. 1

PART OF SW 1/4 OF SE 1/4 SECTION 27, T-3-S, R-7-E BATH TOWNSHIP, ALLEN CO., OHIO



For Lake Side Estates Amendment
to Deed Restrictions
See Deed Vol# 765 pg# 827

Δ = 90°48'29"

R = 30'

T = 30.43'

L = 47.55'

□ - Monument Box Found

▲ - Concrete Monument Set

A 5/8 inch rebar will be set at all lot corners.

APPROVAL OF THE PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio and Chairman of the Planning Commission, hereby on behalf of said City and Commission, approve and accept this plat this 10 day of June, 1992.

David Berger
 Mayor, City of Lima, Ohio
 Chairman, City Planning Commission

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 11th day of June, 1992.

H. Dean French
 Auditor, Allen County, Ohio Fee \$ 5.50

COUNTY RECORDER'S CERTIFICATION

9209643

Filed for record this 11th day of June, 1992 at 10:15 AM o'clock in the office of the County Recorder and recorded in Plat Book 18 on page 175.

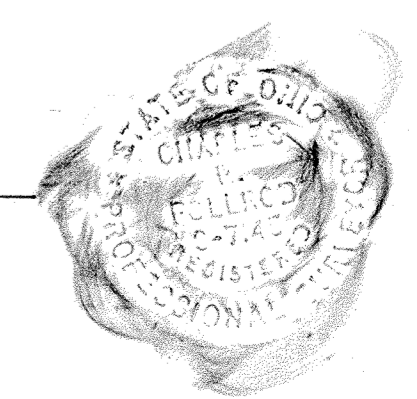
Jul 6 2.10

Edward P. Kish
 Recorder, Allen County, Ohio
 By *Jane M. ...*

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in November 1991. A 5/8 inch rebar topped with a plastic cap stamped RLS 7145 will be set at all lot corners. All markers are or will be in place within six (6) months from the date of recording.

Charles E. Feltrod
 Registered Surveyor No. 7145
 C & K Consulting Co.



LAKESIDE ESTATES NO. 1

For Lakeside Estates
Amendment to Deed
Restrictions See Deed Vol #765
Pg # 827

DEED RESTRICTIONS

1. USE OF LOTS, Said premises shall be solely and exclusively for residential purposes. No buildings or structures or any additions thereto or any alterations thereof shall be erected, reconstructed, placed or suffered to remain upon said premises other than one detached single-family dwelling whose size, location, type, cost, use and materials of construction thereof, shall have been approved in writing, by grantor. A true copy of said plans, specifications and details shall have been lodged permanently with Grantor. The color scheme, the grade plan of the lot, including the grade elevations of said building and structures shall also have been in writing by Grantor. No buildings or structures except as conform to said plans, etc. shall be erected, or placed or suffered to remain on any lot nearer to the boundary lines of such lot than the minimum building setback lines as shown on the recorded plat of this subdivision. For the purposes of this restriction, eaves, steps and porches shall not be considered as a part of such structure.

2. BUILDING RESTRICTION, No one floor dwelling shall have a ground floor area of less than 1400 square feet. No two story dwelling shall be permitted on any lot in said subdivision the ground floor area of which is less than 750 square feet. For the purposes of this covenant the area of open porches and garages shall not be included. The premises are intended for residential housing only and not for speculation. Therefore, the owner reserves the right to repurchase, at the original sale price, any lot on which construction has not begun within six (6) months after purchase of the lot.

3. SIGNS, No sign of any kind shall be displayed to the public view on any lot, other than one sign of not more than five square feet advertising the property for sale or rent, except signs used by a builder or developer to advertise the property during the construction and sale period.

4. LIVESTOCK AND POULTRY, No animals, livestock, or poultry of any kind shall be raised, or kept on any lot, except dogs, cats, or other household pets, provided they are not kept, bred, or maintained for any commercial purposes.

5. TRASH-GARBAGE, No lot shall be used or maintained as a dumping ground for rubbish, trash, garbage, or other waste. Household garbage shall be kept in sanitary containers out of view of the adjacent property owners and the public. All incinerators or other equipment for the storage of such material shall be kept in a clean and sanitary condition.

6. SIGHT DISTANCE AT INTERSECTIONS, No fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any corner lot within the triangular area formed by the street property lines and a line connecting them at points 25 feet from the intersections of the street lines or in case of a rounded property corner from the intersection of the street lines extended. The sightline limitations shall apply on any lot within 10 feet from the intersection of a street property line with the edge of a driveway or alley pavement. No trees shall be permitted to remain within such distances of such intersections unless foliage line is maintained at sufficient height to prevent obstruction of such sight lines.

7. EASEMENTS-UTILITIES, Easements and rights of way are reserved in and over such said lots as are shown on said plat, for the construction, operation and maintenance of poles, wires, therewith for the transmission of electricity, for telephone, drainage facilities, and other purposes, also for the construction, operation and maintenance of drains, sewers and pipe lines for supplying gas, water, heat and for any other public or quasi-public utility or function maintained, furnished or performed in any method beneath the surface of the ground. Easements shown upon plat may also be used by utility companies as circumstances require without incurring any liability from property owners for damage to sod, shrubbery or other surface improvements.

8. ANNOYANCES, No noxious or offensive activity shall be carried on or upon any lot nor shall anything be done thereon which may become an annoyance or nuisance to the neighborhood. (I. E. engine noise, party noise, or illegal drugs.)

9. ADDITIONAL STRUCTURES, No structure of a temporary nature, trailer, basement, tent, shack, garage, or other outbuilding shall be used on any lot at any time as residence either temporary or permanently. The owner shall keep the premises free from weeds, trash and miscellaneous materials which might distract from the value of the surrounding premises. A small attractive storage building is acceptable. Appearance of all buildings and grounds must be maintained in conformity with neighborhood.

10. COVENANT PERIODS, These covenants are to run with the land and shall be binding on all persons claiming under them for a period of twenty-five years from the date these covenants are recorded, after which time said covenants shall automatically be extended for successive periods of ten years unless an instrument signed by a majority of the landowners of the lots has been recorded, agreeing to change said covenants in whole or in part.

11. CONTRACT-DEED RESTRICTIONS, These conditions, limitations, and restrictions set forth herein shall be considered part of any contract, deed, lease or instrument relating to any lot in LAKESIDE ESTATES SUBDIVISION, without being incorporated therein, and the acceptance of any contract, deed, lease, or instrument relating thereto shall operate as a covenant to use the premises in conformity with the conditions, limitations and restrictions herein set forth which are for the use and benefit of every person who shall or may become the owner of, or have any lot or parcel of land situated in LAKESIDE ESTATES SUBDIVISION.

12. LEGAL ENFORCEMENT, Enforcement shall be by proceeding at law or in equity against any person violating or attempting to violate any covenant either to restrain violation or to recover damages, invalidation of any one of these covenants by judgment or court order shall in no way affect any of the other provisions which shall remain in full force and affect.

13. MINERAL RIGHTS, All mineral rights reserved.

DESCRIPTION

Being a parcel of land in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 27, T-3-S, R-7-E, Bath Township, Allen County, Ohio, more particularly described as follows:

Beginning at a found monument box at the Southwest corner of the SE $\frac{1}{4}$ of said Section 27; thence N0 $^{\circ}$ 43'57"E, 30.00 feet to a set concrete monument being the POINT OF BEGINNING; thence N0 $^{\circ}$ 43'57"E, 170.02 feet to a set concrete monument; thence N90 $^{\circ}$ 00'00"E, 1288.77 feet to a set concrete monument; thence S0 $^{\circ}$ 48'29"W, 139.59 feet to a set #5 rebar; thence southwesterly on a curve to the right an arc length of 47.55 feet, said curve having a radius of 30.00 feet and an L.C. of S45 $^{\circ}$ 24'28"W, 43.34 feet to a set #5 rebar; thence S90 $^{\circ}$ 00'00"W (assumed bearing), 1258.12 feet to the POINT OF BEGINNING containing 5.024 acres more or less and subject to all legal highways and easements of record.

DEDICATION

Evonne Hefner Armstrong, being the sole owner of the described premises, does hereby voluntarily consent to the execution of said plat and dedicate the streets as shown thereon to the public use forever.

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement, or removal of water, storm water, open ditch, sanitary sewer, gas, electric, telephone, or other utility lines or services and for the express privilege of removing any trees or obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

OWNER

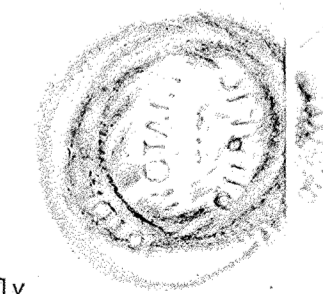
WITNESS

Evonne Hefner Armstrong
Evonne Hefner Armstrong

John C. ...

ACKNOWLEDGEMENT

State of Ohio
County of Allen



Before me, a notary public in and for said State and County, did personally appear the above signed OWNER who acknowledged that she signed the hereon plat and the signing thereof was her free act and deed.
IN WITNESS thereof, I affix my hand and seal this 10th day of December, 1991

My Commission Expires

March 31st 1995

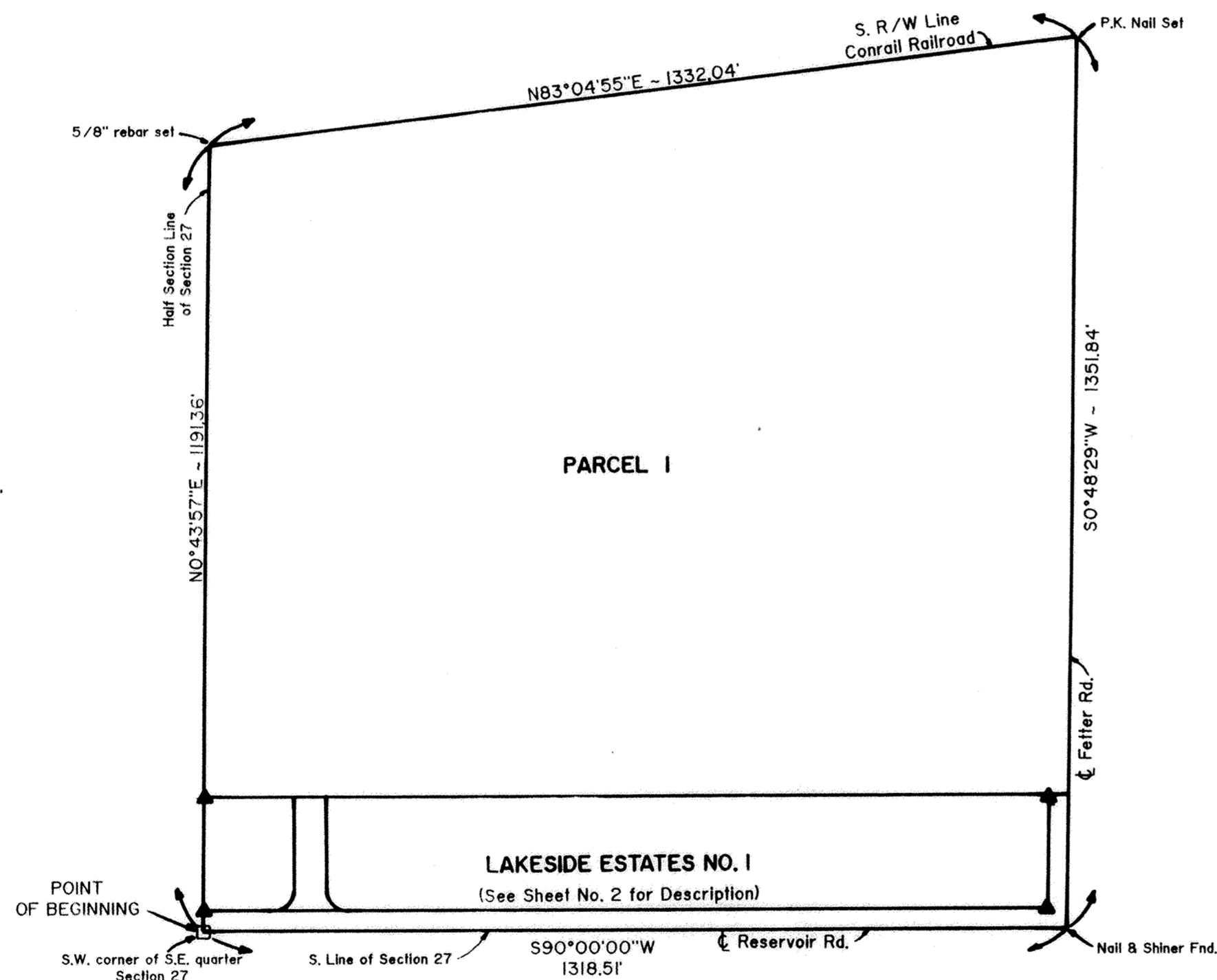
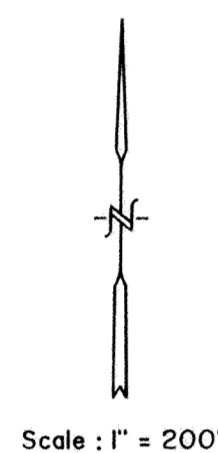
Vitum ...

Notary Public

LAKESIDE ESTATES NO. 1

For Lakeside Estates
Amendment to Deed
Restrictions
See Deed Vol # 765 Pg # 827

SURVEY OF DEDICATOR'S LAND



PARCEL 1

Being a parcel of land situate in the southwest quarter of the southeast quarter of Section 27, T-3-S, R-7-E, Bath Township, Allen County, Ohio and more particularly described as follows:

BEGINNING at a monument box found at the southwest corner of the southeast quarter of said Section 27; thence N0°43'57"E, 1191.36 feet to a 5/8" rebar set; thence N83°04'55"E, 1332.04 feet to P.K. nail set; thence S0°48'29"W, 1351.84 feet to nail & shiner found; thence S90°00'00"W, 1318.51 feet to the POINT OF BEGINNING containing 38.511 acres more or less.

- - Monument Box Found
- ▲ - Concrete Monument Set

EDGEWOOD ESTATES NO. 16

PART OF NE 1/4, SECTION 23 & SE 1/4, SECTION 14
AMERICAN TOWNSHIP, ALLEN CO., OHIO

For Declaration of Condominium
ownership Brookhaven
Condominium No 25 Lot 28794
See Deed Vol 772 Page 264
Plat Book 19 page 58

For Declaration of Condominium
ownership Brookhaven No 26 Condominium
Lot 28798
See Deed Vol 779 pg 881
Plat Book 19 pg 86

APPROVAL OF THE PLANNING COMMISSION

This plat having been approved by the City Planning Commission of the City of Lima, Ohio and Chairman of the Planning Commission, hereby on behalf of said City and Commission, approve and accept this plat this 10 day of June, 1992.

David Wagner
Mayor, City of Lima, Ohio
Chairman, City Planning Commission

COUNTY RECORDER'S CERTIFICATION

9209896

Filed for record this 15th day of June, 1992, at 1:42 PM clock in the office of the County Recorder and recorded in Plat Book 18 on page 178.

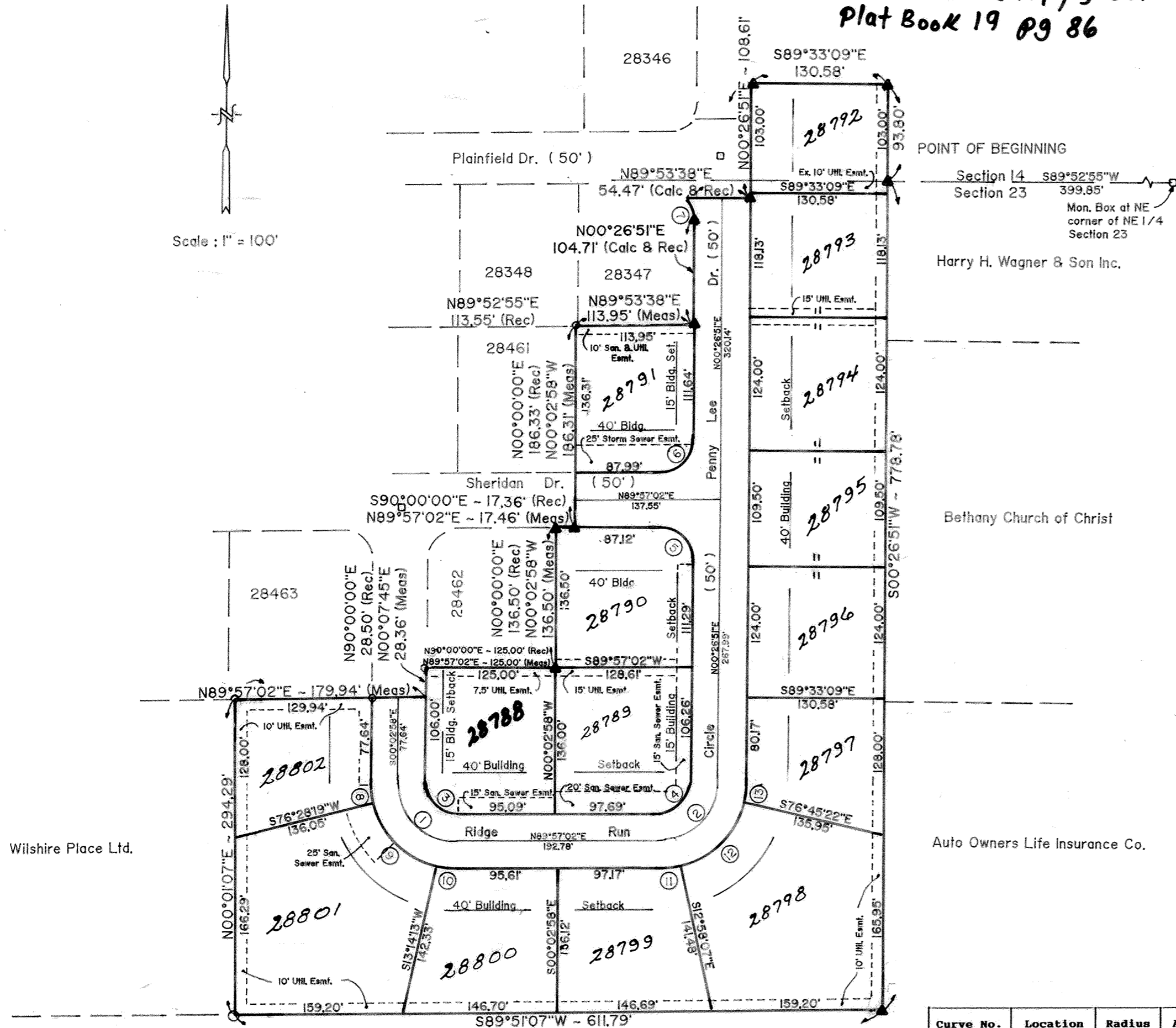
June 2, 1992

Edmund P. Keil
Recorder, Allen County, Ohio
Joseph McNamee
Deputy

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 15th day of JUNE, 1992.

H. Dean French
Auditor, Allen County, Ohio \$7.50 fee HS



Scale: 1" = 100'

LEGEND

- - Monument Box Found
- - # 5 Rebar Found
- - 3/4" Pipe Found
- ▲ - Concrete Monument Set

A # 5 rebar will be set at all lot corners.

Curve No.	Location	Radius	Arc Length	Chord Bearing	Chord Length
1	C.L.	55'	86.39'	S45°02'58"E	77.78'
2	C.L.	55'	85.92'	N45°11'57"E	77.44'
3	R/W	30'	47.12'	S45°02'58"E	42.43'
4	R/W	30'	46.86'	N45°11'57"E	42.24'
5	R/W	30'	39.49'	N44°48'04"W	35.51'
6	R/W	30'	39.05'	N45°11'57"E	35.20'
7	R/W	30'	16.59'	N15°23'31"W	16.38'
8	R/W	80'	18.82'	S06°47'20"E	18.78'
9	R/W	80'	88.29'	S45°08'44"E	83.88'
10	R/W	80'	18.55'	S83°24'22"E	18.51'
11	R/W	80'	18.04'	N83°29'28"E	18.00'
12	R/W	80'	89.06'	N45°08'15"E	84.54'
13	R/W	80'	17.87'	N06°50'45"E	17.83'

EDGEWOOD ESTATES NO. 16

DESCRIPTION

Being a parcel of land in the NE $\frac{1}{4}$ of Section 23, T3S, R6E, and the SE $\frac{1}{4}$ of Section 14, T3S, R6E, American Township, Allen County, Ohio, more particularly described as follows:

Commencing at a found monument box at the Northeast corner of the NE $\frac{1}{4}$ of Section 23, thence S89°52'55"W with the north line of the NE $\frac{1}{4}$, 399.85' to a set concrete monument being the POINT OF BEGINNING, thence the following courses:

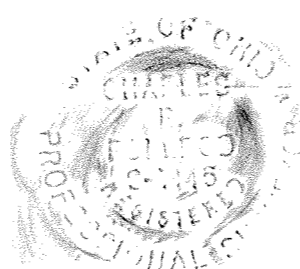
1. S0°26'51"W, parallel to the east line of said NE $\frac{1}{4}$, 778.78' to a set concrete monument;
2. S89°51'07"W, 611.79' to a found 3/4" pipe (bent);
3. N0°01'07"E, 294.29' to a found #5 rebar;
4. N89°57'02"E, 179.94', passing over a found #5 rebar at 129.94';
5. N0°07'45"E, 28.36' to a found #5 rebar;
6. N89°57'02"E, 125.00' to a set concrete monument;
7. N0°02'58"W, 136.50' to a set concrete monument;
8. N89°57'02"E, 17.46' to a set concrete monument;
9. N0°02'58"W, 186.31' to a found #5 rebar;
10. N89°53'38"E, 113.95' to a set concrete monument;
11. N0°26'51"E, parallel to the east line of said NE $\frac{1}{4}$, 104.71' to a set concrete monument;
12. Northwesterly on a curve to the left an arc length of 16.59', said curve having a radius of 30.00' and an L.C. of N15°23'31"W, 16.38';
13. N89°53'38"E, 54.47' to a set concrete monument;
14. N0°26'51"E, parallel to the east line of said NE $\frac{1}{4}$, 108.61' to a set concrete monument;
15. S89°33'09"E, 130.58' to a set concrete monument;
16. S0°26'51"W, parallel to the east line of said NE $\frac{1}{4}$, 93.80' to the POINT OF BEGINNING.

The above described parcel contains 7.468 acres, more or less, of which 7.185 acres are in Section 23 and 0.283 acres are in Section 14, and subject to all legal highways and easements of record

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is based on a true and accurate survey made by me in February 1992. A 5/8 inch rebar topped with a plastic cap stamped RLS 7145 will be set at all lot corners. All markers are or will be in place within six (6) months from the date of recording.

Carl F. Felt
 Registered Surveyor No. 7145
 C & K Consulting Co.



DEDICATION

Harry H. Wagner & Son, Inc., an Ohio corporation, being the sole owners of the described premises, do hereby voluntarily consent to the execution of said plat and dedicate the streets as shown thereon to the public use forever.

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement, or removal of water, storm water, open ditch, sanitary sewer, gas, electric, telephone, or other utility lines or services and for the express privilege of removing any trees or obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

OWNERS - HARRY H. WAGNER & SON, INC.

WITNESS

Harry H. Wagner Jr

Michael S. Cantel
Fred McComid

ACKNOWLEDGEMENT

State of Ohio
 County of Allen

Before me, a notary public in and for said State and County, did personally appear the above signed OWNERS who acknowledged that they signed the hereon plat and the signing thereof was their free act and deed.

IN WITNESS thereof, I affix my hand and seal this 10th day of June, 1992.

My Commission Expires June 7, 1994

Dawn C. Wagner 6/10/92
 Notary Public

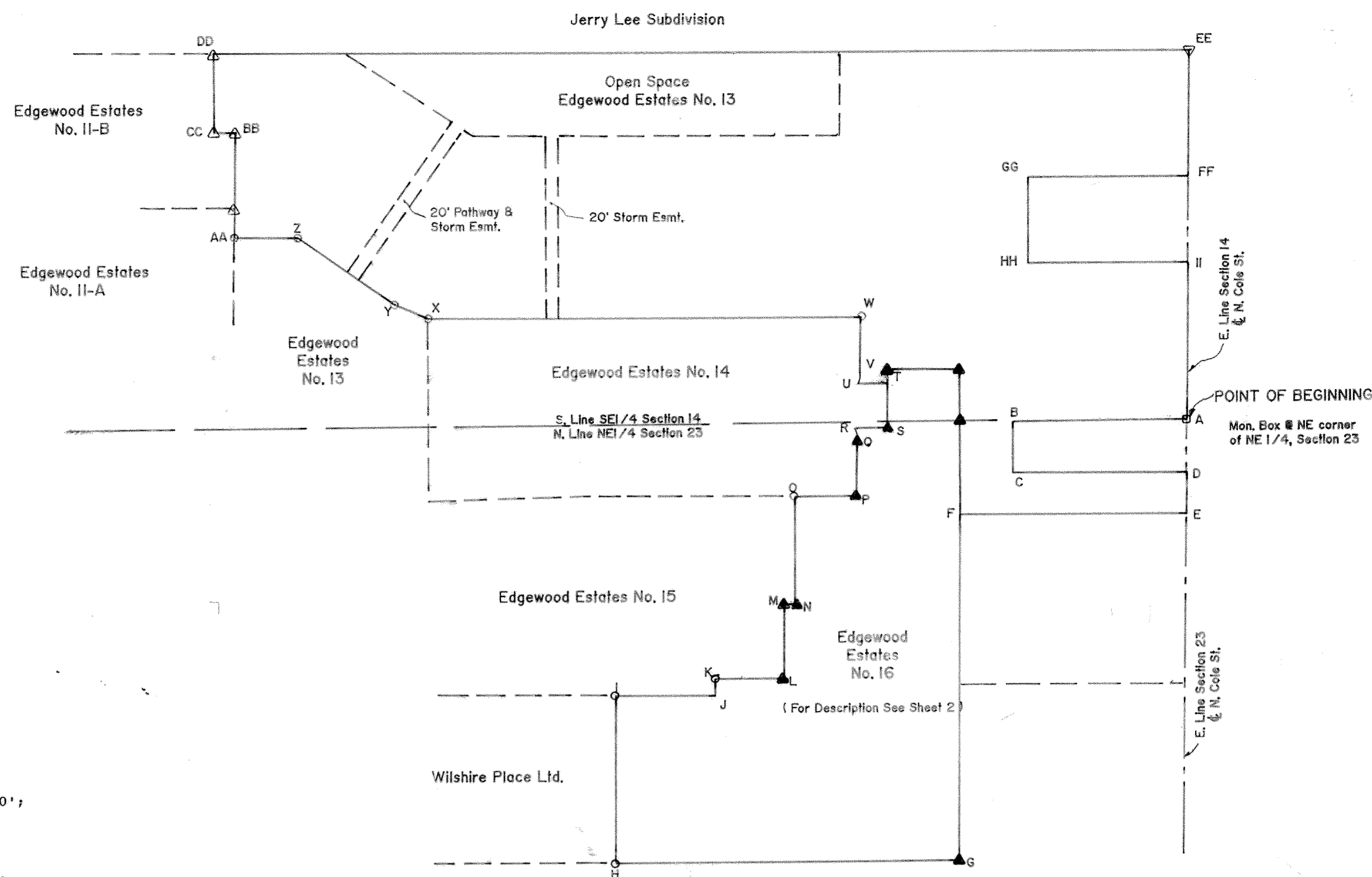
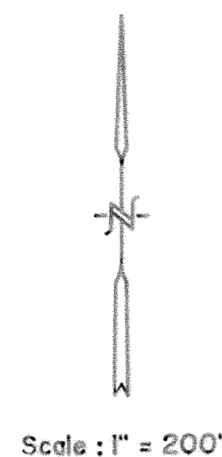
DAWN C. WAGNER
 Notary Public, State of Ohio
 My Commission Expires June 7, 1994

RESTRICTIONS

The restrictions for Edgewood Estates 13 as recorded in Plat Book 16 on Page 86 shall apply to this Edgewood Estates No. 16 Plat.

EDGEWOOD ESTATES NO. 16

SURVEY OF DEDICATOR'S LAND

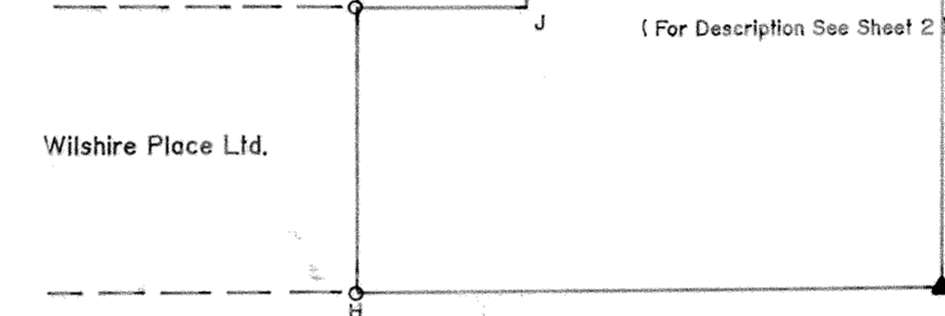


DESCRIPTION

Being a parcel of land in the NE 1/4 of Section 23, T3S, R6E, and the SE 1/4 of Section 14, T3S, R6E, American Township, Allen County, Ohio, more particularly described as follows:

Beginning at a found monument box at the Northeast corner of the NE 1/4 of Section 23, thence the following courses:

- A-B) S89°52'55"W, with the north line of said NE 1/4, 310.00';
- B-C) S0°26'51"W, parallel to the east line of said NE 1/4, 90.00';
- C-D) N89°52'55"E, parallel to the north line of said NE 1/4, 310.00';
- D-E) S0°26'51"W, with the east line of said NE 1/4, 75.00';
- E-F) S89°52'55"W, parallel to the north line of said NE 1/4, 399.85';
- F-G) S0°26'51"W, parallel to the east line of said NE 1/4, 613.78' to a set concrete monument;
- G-H) S89°51'07"W, 611.79' to a found 3/4" pipe (bent);
- H-I) N0°01'07"E, 294.29' to a found #5 rebar;
- I-J) N89°57'02"E, 179.94', passing over a found #5 rebar at 129.94';
- J-K) N0°07'45"E, 28.36' to a found #5 rebar;
- K-L) N89°57'02"E, 125.00' to a set concrete monument;
- L-M) N0°02'58"W, 136.50' to a set concrete monument;
- M-N) N89°57'02"E, 17.46' to a set concrete monument;
- N-O) N0°02'58"W, 186.31' to a found #5 rebar;
- O-P) N89°53'38"E, 113.95' to a set concrete monument;
- P-Q) N0°26'51"E, parallel to the east line of said NE 1/4, 104.71' to a set concrete monument;
- Q-R) Northwestery on a curve to the left an arc length of 16.59', said curve having a radius of 30.00' and an L.C. of N15°23'31"W, 16.38';
- R-S) N89°53'38"E, 54.47' to a set concrete monument;
- S-T) N0°26'51"E, parallel to the east line of said NE 1/4, 79.00';
- T-U) S89°52'55"W, parallel to the north line of said NE 1/4, 54.17';
- U-V) Northeasterly on a curve to the left an arc length of 15.94', said curve having a radius of 30.00' and an L.C. of N15°43'17"E, 15.81';
- V-W) N0°26'51"E, parallel to the east line of said NE 1/4, 105.31' to a found #5 rebar;
- W-X) S89°52'55"W, parallel to the north line of said NE 1/4, 771.67' to a found #5 rebar;
- X-Y) N69°41'51"W, 65.00' to a found #5 rebar;



- Y-Z) N53°51'23"W, 207.00' to a found #5 rebar;
- Z-AA) S89°52'55"W, parallel to the north line of said NE 1/4, 115.00' to a found #5 rebar;
- AA-BB) N0°00'00"E, 185.00' to a found concrete monument;
- BB-CC) S89°52'55"W, parallel to the north line of said NE 1/4, 35.00' to a found concrete monument;
- CC-DD) N0°00'00"E, 138.05' to a found concrete monument;
- DD-EE) N89°55'09"E, 1731.90' to a found R.R. spike;
- EE-FF) S0°16'23"W, with the east line of said SE 1/4, 225.68';
- FF-GG) N89°43'37"W, 290.40';
- GG-HH) S0°16'23"W, parallel to the east line of said SE 1/4, 150.00';
- HH-II) S89°43'37"E, 290.40';
- II-A) S0°16'23"W, with the east line of said SE 1/4, 277.37' to the POINT OF BEGINNING.

The above described parcel contains 27.055 acres, more or less, of which 18.996 acres are in Section 14 and 8.059 acres are in Section 23 and subject to all legal highways and easements of record.

LEGEND

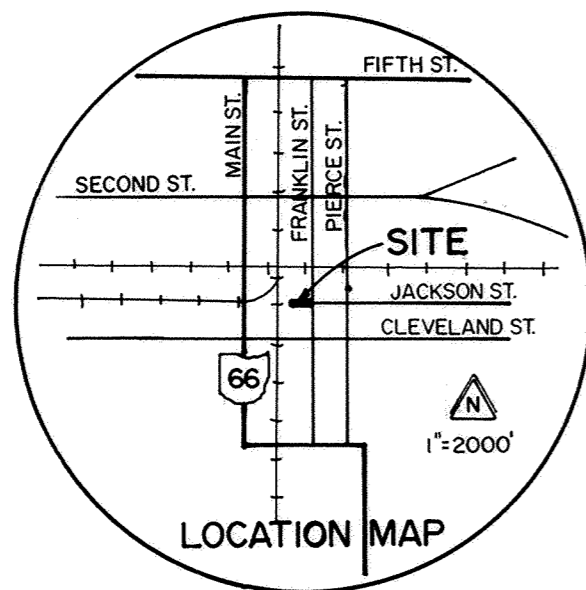
- - Monument Box Found
- ▽ - Railroad Spike Found
- △ - Concrete Monument Found
- - Iron Pipe or #5 rebar Found
- ▲ - Concrete Monument Set

STREET VACATION

CITY OF DELPHOS
ALLEN COUNTY, OHIO



SCALE:
1" = 20'



Klaus
(V748 P602)

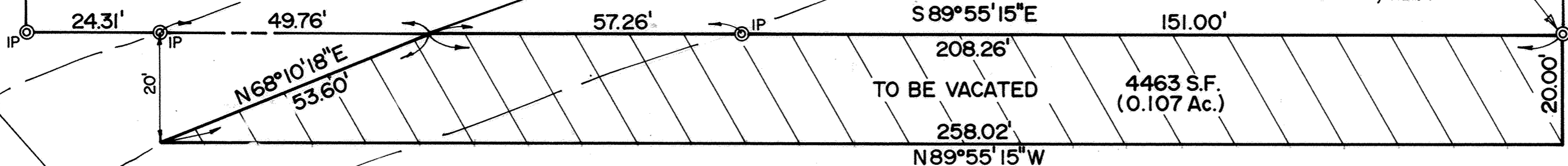
SOUTH ADDITION

O.L. 34

FLAT FORK CREEK

Coil
(V745 P640)

POINT OF BEGINNING
S.E. Cor., O.L. 34



JACKSON ST. (80')

FRANKLIN ST.

LANDS TO BE VACATED
ADJACENT TO SE. PT., O.L. 34

An east/west strip of land, twenty feet in width, off the north side of Jackson Street, the north line of which is contiguous with the south line of the southeast part of Outlot 34 (see Deed Volume 745, Page 640) in the South Addition to the City of Delphos, Allen County, Ohio, described as follows:

BEGINNING at an iron pipe at the southeast corner of said Outlot 34, thence southerly into the right-of-way of Jackson Street with an extension of the east line of said Outlot 34 at S00°00'00"W, 20.00 feet, thence westerly within the right-of-way of Jackson Street on a course twenty feet southerly from and parallel with the south line of said Outlot 34 at N89°55'15"W, 258.02 feet to a point in the centerline of Flat Fork Creek, thence northeasterly with said centerline of creek at N68°10'18" E, 53.60 feet to a point in the south line of said Outlot 34, thence easterly with said south line of Outlot 34 at S89°55'15"E, 208.26 feet to the POINT OF BEGINNING (passing an iron pipe in the top of bank of said Creek at 57.26 feet). This parcel contains 4463 square feet (0.107 acres).

This legal description is based on surveys of of Outlot 34 performed by Kohli and Kaliher Assoc., Inc., through November 16, 1990.

LANDS TO BE VACATED
ADJACENT TO LOT 342

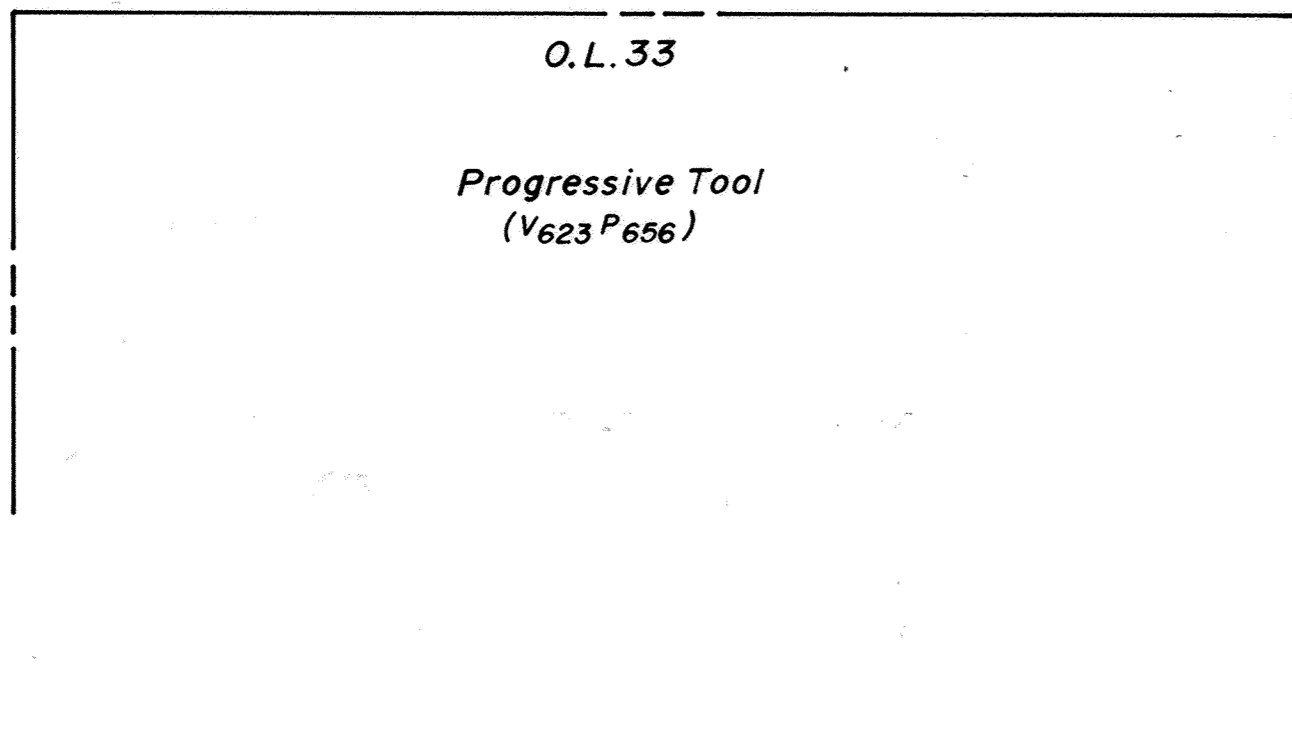
An east/west strip of land, twenty feet in width, off the south side of Jackson Street, the south line of which is contiguous with the north line of Lot 342 in the South Addition to the City of Delphos Allen County, Ohio, described as follows:

BEGINNING at the northeast corner of said Lot 342, thence westerly with the north line of said Lot, a distance of 132 feet to the northwest corner said Lot, thence northerly into the right-of-way of Jackson Street with an extension of the west line of said Lot, a distance of 20 feet, thence easterly within the right-of-way of Jackson Street on a course twenty feet northerly from and parallel with the north line of said Lot 342, a distance of 132 feet, thence southerly with an extension of the east line of said Lot, a distance of 20 feet to the POINT OF BEGINNING: This parcel contains 2640 square feet (0.061 acres).

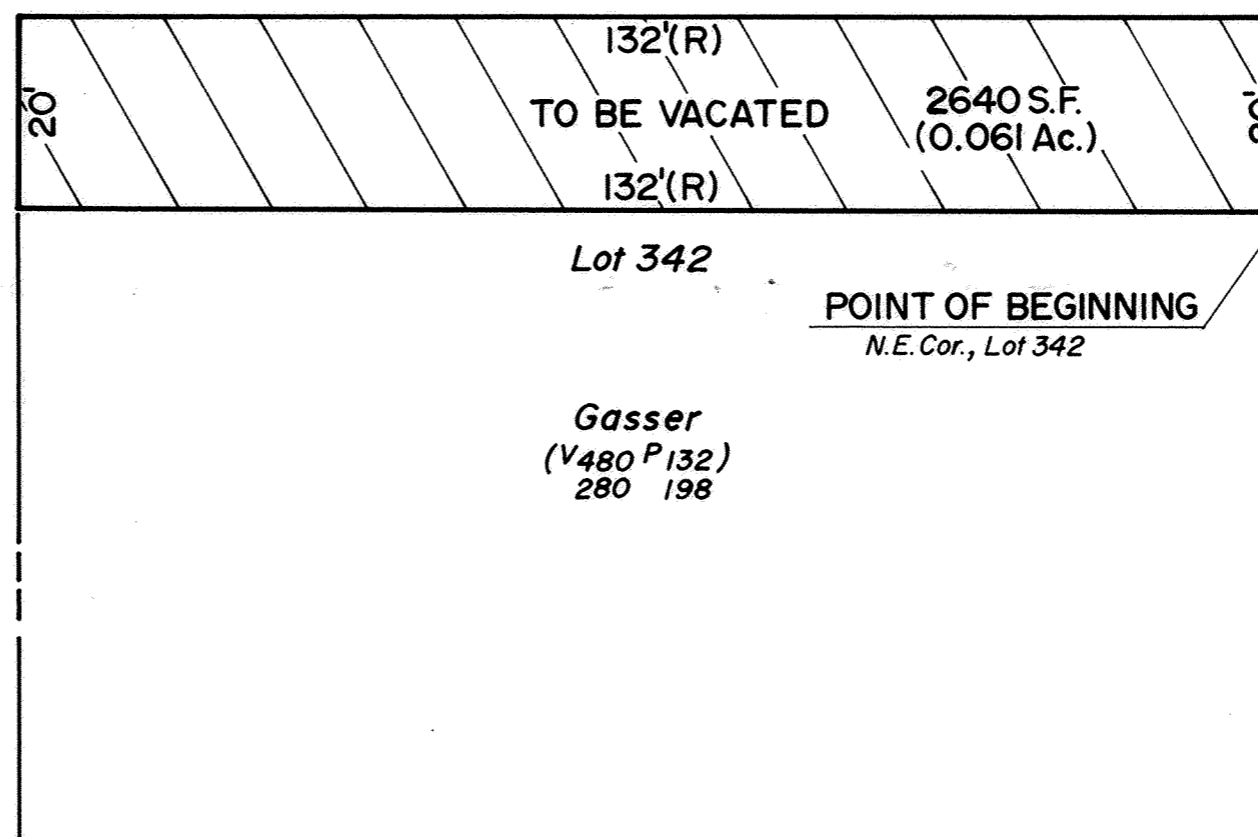
This legal description is based entirely on the recorded plat of said South Addition, with no survey being made in the field; for purposes of computing area, the side lines of this parcel are assumed to bear in cardinal directions.

I hereby certify this vacation plat to be correct to the best of my knowledge and belief.

Michael G. Buettner
Michael G. Buettner
Ohio Registered Surveyor
No 6861



16.5' ALLEY

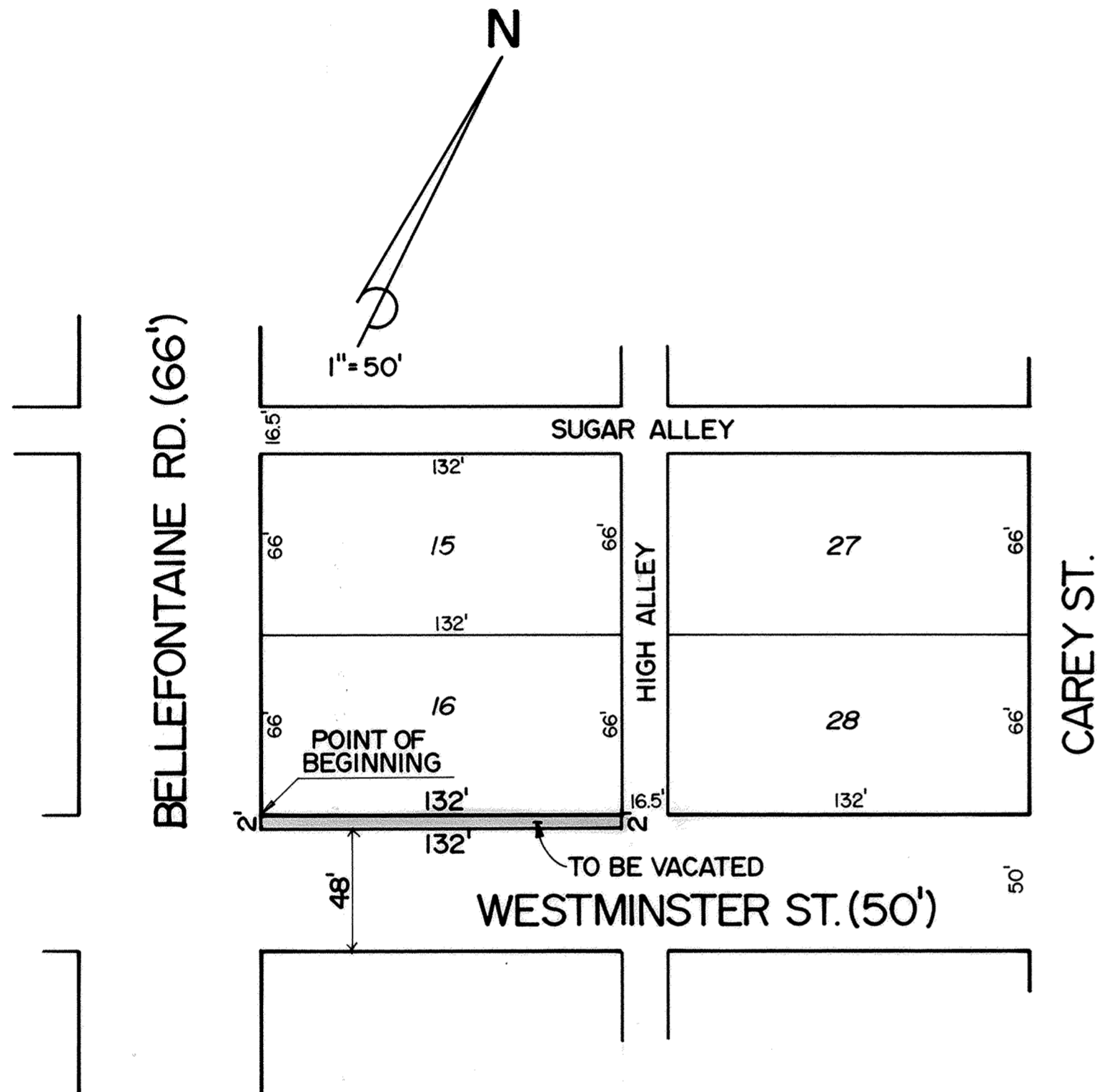


9210155
RECORDERS OFFICE
ALLEN COUNTY OHIO
RECEIVED AND RECORDED
JUNE 18, 1992 AT 4:19 PM
PLAT BK 18 pg 181
FEE \$20.70
EDWARD P. KIRK
ALLEN COUNTY RECORDER

ORD DEEP VOL 765 pg 650



STREET VACATION PLAT



LEGAL DESCRIPTION (Part of Westminster Street To Be Vacated)

BEGINNING at the southwest corner of Lot 16 in the Town of Westminster; thence east-northeasterly with the north right-of-way line of Westminster Street (originally platted as Walnut Street) a distance of 132 feet to the southeast corner of said Lot 16; thence south-southeasterly into the right-of-way of Westminster Street, with an extension of the east line of said Lot 16, a distance of 2 feet; thence west-southwesterly and parallel with the north right-of-way line of Westminster Street (same as south line of said Lot 16) a distance of 132 feet; thence north-northwesterly with the east right-of-way line (if extended) of Bellefontaine Road (originally platted as Main Street) a distance of 2 feet to the POINT OF BEGINNING.

I hereby certify that I have prepared this drawing and description based on the record plat of the Town of Westminster (Deed Vol. A, Page 109) and that no survey was performed in the field.

Michael G. Buettner

Michael G. Buettner
Ohio Registered Surveyor No 6881
July 16, 1992

92 11638

FILED AND RECORDED

JULY 16 1992

AT 2:36 PM

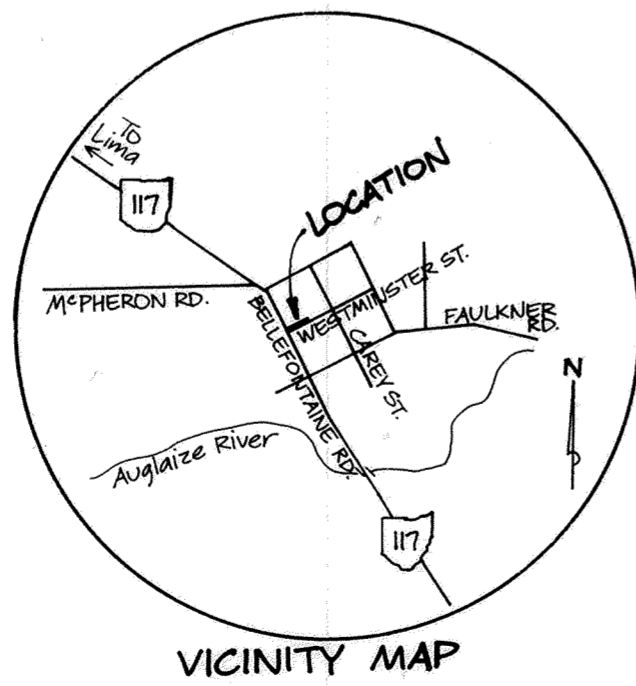
PLAT BK 18 P 182

EDWARD P. KIRK

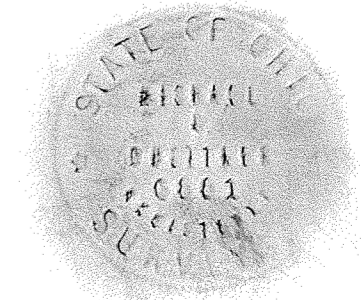
ALLEN COUNTY RECORDER

FEE \$20.70

ORD DEED VOL 766 P 599



SEAL:



BROOKWOOD HILLS SUBDIVISION N^o 4-A

RESTRICTIONS

As part of a general plan for the development of the real estates shown on the foregoing plat, as a residential area, and for the common advantage and benefit of the purchasers of any of the lots shown on said plat, the restrictions, covenants, reservations, liens, and charges hereinafter set forth, each and all of which is and are for the common benefit of said property and for each owner thereof, shall inure to and pass with said property and each and every parcel thereof, and shall apply to and be binding upon the purchasers and their successors in interest; and the restrictions, covenants, reservations, easements, liens, and charges applicable to each tract, lot or parcel shall inure to the benefit of and be inforcible by the purchasers of every other tract, lot or parcel and their successors in interest.

The tract, lots, and parcels of real estate shown and described on this plat are and shall be held, transferred, sold and conveyed subject to the following conditions, restrictions, covenants, reservations, easements, liens, and charges:

- 1) The words (lots) or (building site) shall be construed to mean and shall refer to one or more lots shown on the foregoing plat.
- 2) Said building sites shall be used and occupied solely and exclusively for private residential purposes by a single family, including family servants.
- 3) No buildings or structures other than one family residences not to exceed two and one-half stories in height, together with customary out-buildings such as private garages, home workshops, and home greenhouses, incidental to the residential use of such building sites shall be erected, maintained, or permitted upon any building site. Any out-buildings must conform in style and architecture to the appearance of the house.
- 4) All buildings shall be constructed of new material and no buildings or other structures whatsoever erected elsewhere shall be permitted to be moved upon any building site.
- 5) No building shall be located on any lot nearer to the front lot line nor nearer to a side street line than the minimum building setback lines shown on the recorded plat for this subdivision. No building shall be located nearer to an interior lot line than the minimum distance provided in the American Township Ordinance at the time a new residence is being constructed.
- 6) No residential structure shall be erected on any building site, the inhabitable area thereof, excluding basements, open porches, and garages, shall be less than 1400 square feet for a one story building nor 1800 square feet for a two story building.
- 7) Only open type fence or hedge not to exceed four (4) feet in height above ground level shall be erected or planted on any building site and shall not extend closer to the street than the front wall of the house.
- 8) No animals, or livestock, or poultry shall be kept or maintained on any part of said building sites, except ordinary household pets which do not constitute an annoyance or nuisance.
- 9) No inoperable motor vehicle, no trailer, motor home, camper, recreational vehicle, boat, aircraft, motorcycle, nor any truck larger than three-quarter tons shall be parked on any lot for more than 72 hours during any 30 day period, unless stored wholly within a private garage.
- 10) No signs, advertisements, or billboards (except "For Rent" or "For Sale" signs) may be erected or maintained on any building site.
- 11) No lot shall be used in any manner to explore any source of oil or other hydrocarbons, gravel, earth, or earth substances, or minerals of any kind.

RESTRICTIONS (cont'd)

- 12) No trash, litter, or debris of any kind shall be placed or permitted to accumulate upon any lot, other than inclosed sanitary receptacles. No noxious odors shall be permitted to emanate from any lot nor shall any portion of any lot be maintained in such condition as to be unsafe, unsanitary, unsightly, or detrimental to any occupant of the subdivision. No hazardous or offensive activities shall be carried on upon any lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to other occupants of the subdivision. Without limiting any of the foregoing, no loudspeakers, horns, whistles, bells or other sound producing devices, except security devices exclusively for security purpose shall be located or used on the exterior of any building on any lot, nor shall any exterior lights be installed or used, the principal beam of which would shine onto adjoining lots. No clotheslines or other drying or airing facilities are permitted on the exterior of any buildings.
- 13) No house may be occupied until completed.
- 14) No owner of any lot shall interfere with the natural flow of surface water through drainage swales or drainage pipes on his/her lot.
- 15) All driveways must be finished concrete or asphalt concrete.
- 16) No antenna for transmission or reception of television signals, radio, or any other form of electromagnetic radiation shall be erected, used, or maintained on any lot outside any building, whether attached to a building or otherwise.
- 17) Should any one or more of the foregoing restrictions, covenants, or conditions at anytime in the future be held to be illegal, void, or unenforceable, such fact shall not in anyway impair the validity of any of the other restrictions, covenants, or conditions, all of which shall remain in full force and effect.
- 18) The foregoing reservations, restrictions, conditions, covenants, obligations, and charges may be changed, modified, altered, amended, or annulled at any time upon the action, in writing, of the owners of three-fourth majority of the lot owners.

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 21st day of July, 1992

Fee: \$2.50

H. Dean French *me*
Auditor, Allen County, Ohio

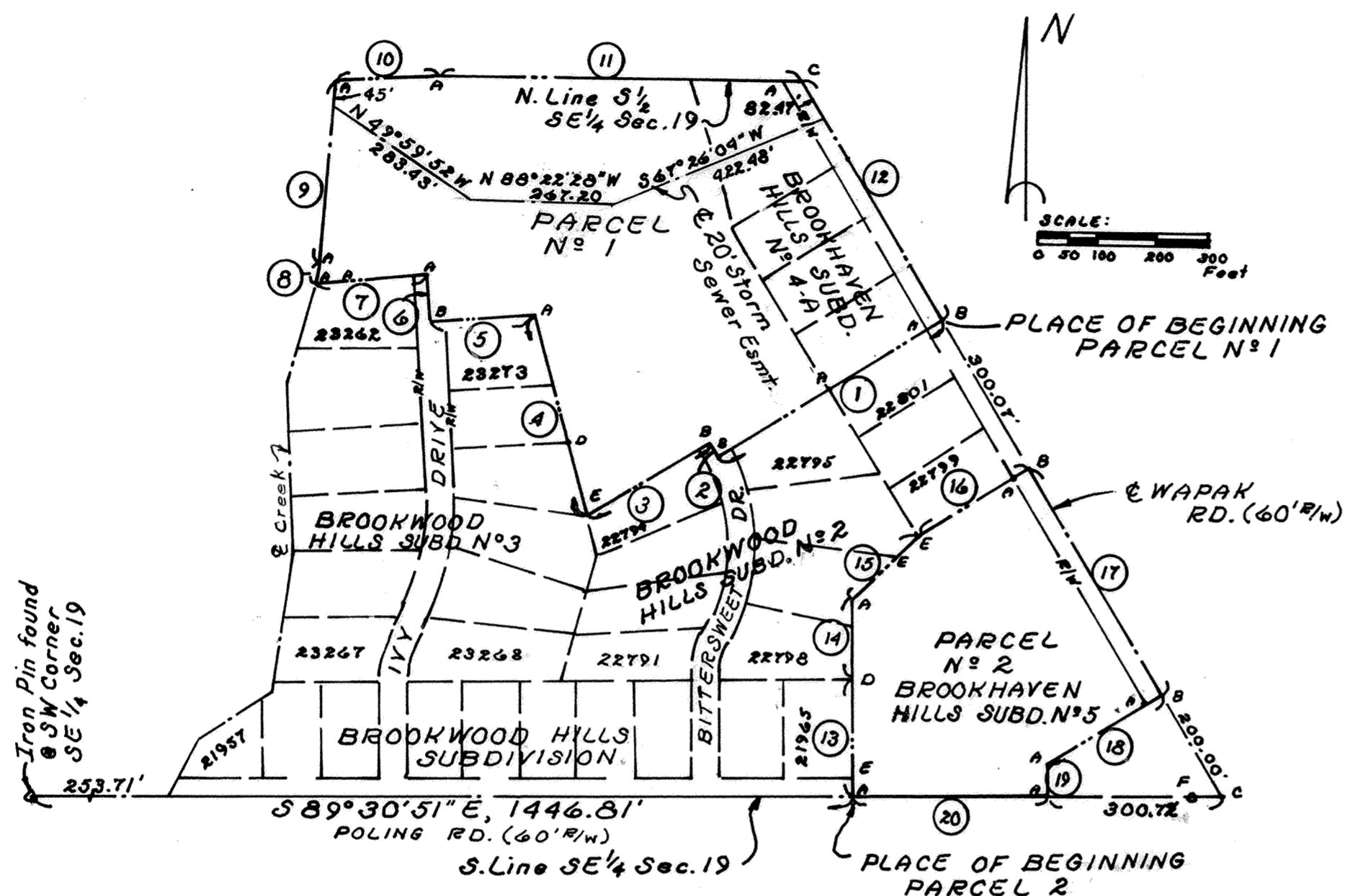
COUNTY RECORDER'S CERTIFICATION

N^o 9211842
Filed for record in the Allen County Recorder's Office this 21st day of July, 1992 at 1:05 O'clock P.M. and recorded in Allen County, Ohio Plat Book 18 on Page 183.

Fee: \$62.10

Edward P. Keel Jr.
Recorder, Allen County, Ohio

BROOKWOOD HILLS SUBDIVISION N^o 4-A SURVEY OF DEDICATOR'S LAND



- | | |
|--------------------------|--------------------------|
| ① S 58°30'00" W, 456.70' | ⑪ S 89°24'45" E, 654.30' |
| ② N 28°56'20" W, 30.00' | ⑫ S 29°53'45" E, 478.23' |
| ③ S 60°31'20" W, 255.00' | ⑬ N 00°13'46" E, 200.22' |
| ④ N 14°21'10" W, 363.72' | ⑭ N 00°20'39" E, 139.90' |
| ⑤ S 86°12'40" W, 182.25' | ⑮ N 46°16'20" E, 160.77' |
| ⑥ N 03°23'07" W, 79.60' | ⑯ N 58°30'00" E, 228.36' |
| ⑦ S 86°36'53" W, 199.59' | ⑰ S 29°53'45" E, 464.43' |
| ⑧ N 07°08'29" E, 28.74' | ⑱ S 60°09'41" W, 231.20' |
| ⑨ N 05°36'16" E, 318.38' | ⑲ S 00°29'09" W, 55.80' |
| ⑩ N 88°06'15" E, 174.67' | ⑳ N 89°30'51" W, 343.00' |

LEGEND:
 A~ 5/8 inch rebar set
 B~ PK nail set
 C~ PK nail found
 D~ Stone monument found
 E~ Iron pipe or pin found
 F~ Concrete monument found

DESCRIPTION - PARCEL N^o 1

Being a parcel of land situate in the Southeast quarter of Section 19, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at an Allen County Engineer's Iron Pin marking the southwest corner of said Southeast quarter of said Section 19; thence S 89°30'51" E with the south line of said Southeast quarter, 2090.53 feet to a nail found at the intersection of said south line with the centerline of Wapak Road; thence N 29°53'45" W with said centerline of said Wapak Road, 964.50 feet to a PK nail set and the PLACE OF BEGINNING thence S 58°30'00" W with the north line of Brookwood Hills Subdivision N^o 2 (passing through a 5/8 inch rebar set at 30.00 feet and 231.70 feet) to a PK nail set on the centerline of Bittersweet Drive; thence N 28°56'20" W with said centerline of said Bittersweet Drive, 30.00 feet to a PK nail set; thence S 60°31'20" W continuing with the north line of said Brookwood Hills Subdivision N^o 2, 255.00 feet to a one inch iron pipe found at the northwest corner of Lot N^o 22794 in said Brookwood Hills Subdivision N^o 2; thence N 14°21'10" W with the east line of Brookwood Hills Subdivision N^o 3 (passing through a stone monument found at 133.20 feet), 363.72 feet to a 5/8 inch rebar set at the northeast corner of Lot N^o 23273 in said Brookwood Hills Subdivision N^o 3; thence S 86°12'40" W with the north line of said Brookwood Hills Subdivision N^o 3 (passing through a 5/8 inch rebar set at 157.25 feet), 182.25 feet to a PK nail set on the centerline of Ivy Drive; thence N 03°23'07" W with said centerline of said Ivy Drive, 79.60 feet to a 5/8 inch rebar set; thence S 86°36'53" W (passing through a 5/8 inch rebar set at 143.05 feet), 199.59 feet to a 5/8 inch rebar set at the northwest corner of Lot N^o 23262 in said Brookwood Hills Subdivision N^o 3 (also being on the centerline of an existing creek; thence N 07°08'29" E with said centerline of said creek, 28.74 feet to a 5/8 inch rebar set; thence N 05°36'16" E continuing with said centerline of said creek, 318.38 feet to a 5/8 inch rebar set; thence N 88°06'15" E, 174.67 feet to a 5/8 inch rebar set on the north line of the south half of said Southeast quarter of said Section 19; thence S 89°24'45" E with said north line, 654.30 feet to a PK nail found at the intersection of said north line with the centerline of Wapak Road; thence S 29°53'45" E with said centerline of said Wapak Road, 478.23 feet to the PLACE OF BEGINNING containing 11.770 acres more or less and subject to all highways and other legal easements of record.

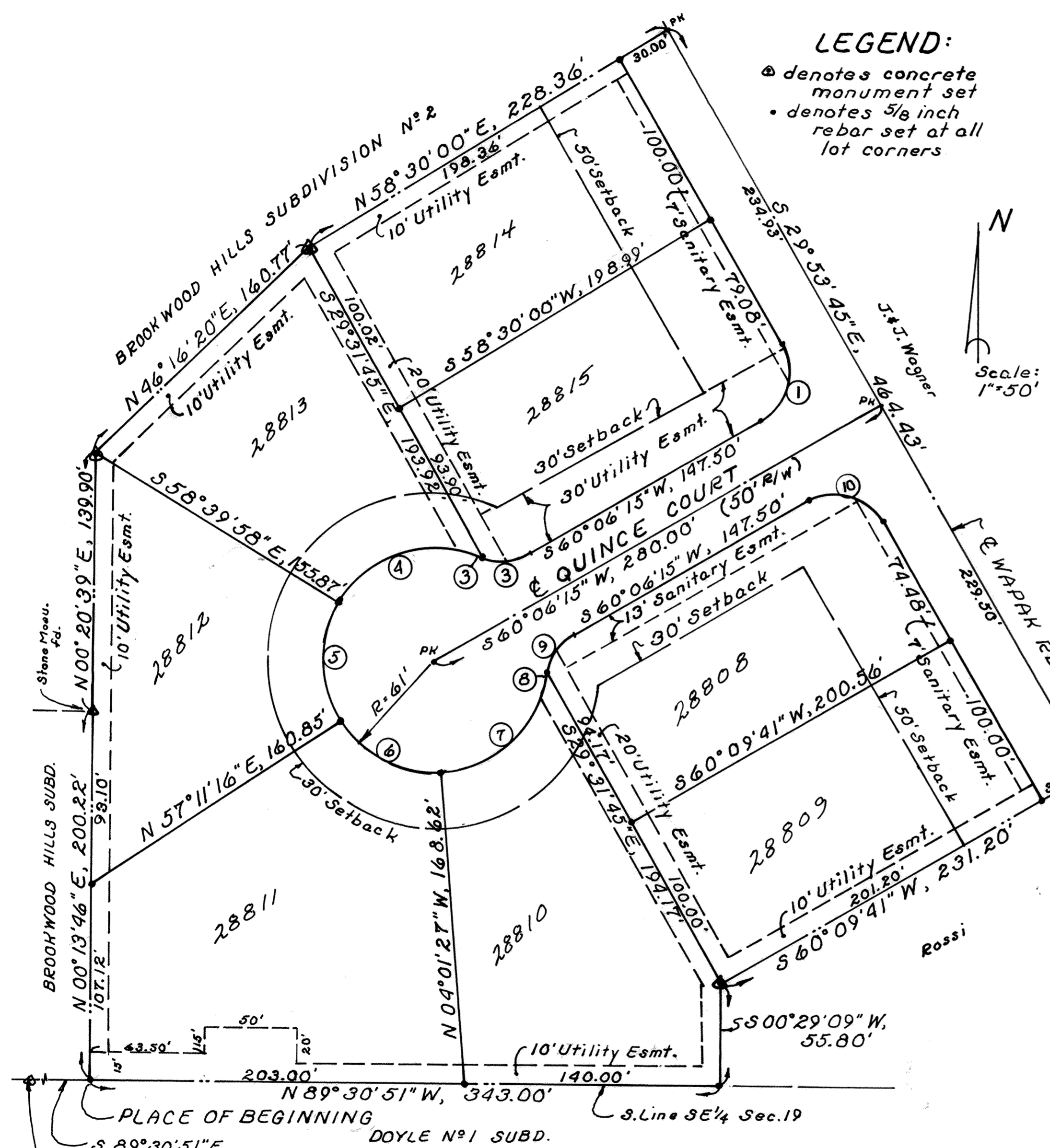
DESCRIPTION - PARCEL N^o 2

Being a parcel of land situate in the Southeast quarter of Section 19, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at an Allen County Engineer's Iron Pin marking the southwest corner of said Southeast quarter of said Section 19; thence S 89°30'51" E with the south line of said Southeast quarter, 1,446.81 feet to a 5/8 inch rebar set at the southeast corner of Brookwood Hills Subdivision and the PLACE OF BEGINNING thence N 00°13'46" E with the east line of said Brookwood Hills Subdivision, 200.22 feet to a stone monument found at the northeast corner of said Brookwood Hills Subdivision; thence N 00°20'39" E with the east line of Brookwood Hills Subdivision N^o 2, 139.90 feet to a 5/8 inch rebar set; thence N 46°16'20" E continuing with the east line of said Brookwood Hills Subdivision N^o 2, 160.77 feet to a 5/8 inch rebar found at the southwest corner of Lot N^o 22799 in said Brookwood Hills Subdivision N^o 2; thence N 58°30'00" E (passing through a 5/8 inch rebar set at 198.36 feet), 228.36 feet to a PK nail set on the centerline of Wapak Road; thence S 29°53'45" E with said centerline, 464.43 feet to a PK nail set; thence S 60°09'41" W (passing through a 5/8 inch rebar set at 30.00 feet), 231.20 feet to a 5/8 inch rebar set; thence S 00°29'09" W, 55.80 feet to a point on the south line of the Southeast quarter of said Section 19; thence N 89°30'51" W with said south line of said Southeast quarter, 343.00 feet to the PLACE OF BEGINNING containing 4.811 acres more or less and subject to all highways and other legal easements of record.

BROOKWOOD HILLS SUBDIVISION No 5

Pt. SE 1/4, SECTION 19, T-3-S, R-6-E, AMERICAN TOWNSHIP, ALLEN COUNTY, OHIO.



LEGEND:
 • denotes concrete monument set
 • denotes 5/8 inch rebar set at all lot corners

DESCRIPTION
 Being a parcel of land situate in the Southeast quarter of Section 19, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at an Allen County Engineer's Iron Pin marking the southwest corner of said Southeast quarter of said Section 19; thence S 89°30'51" E with the south line of said Southeast quarter, 1446.81 feet to a 5/8 inch rebar set at the southeast corner of Brookwood Hills Subdivision and the PLACE OF BEGINNING thence N 00°13'46" E with the east line of said Brookwood Hills Subdivision, 200.22 feet to a stone monument found at the northeast corner of said Brookwood Hills Subdivision; thence N 00°20'39" E with the east line of Brookwood Hills Subdivision No 2, 139.90 feet to a concrete monument set; thence N 46°16'20" E continuing with the east line of said Brookwood Hills Subdivision No 2, 160.77 feet to a concrete monument set in place of a 5/8 inch rebar found at the southwest corner of Lot No 22799 in said Brookwood Hills Subdivision No 2; thence N 58°30'00" E (passing through a 5/8 inch rebar set at 198.36 feet), 228.36 feet to a PK nail set on the centerline of Wapak Road; thence S 29°53'45" E with said centerline, 464.43 feet to a PK nail set; thence S 60°09'41" W (passing through a 5/8 inch set at 30.00 feet), 231.20 feet to a concrete monument set in place of a 5/8 inch rebar found; thence S 00°29'09" W, 55.80 feet to a 5/8 inch set on the south line of the Southeast quarter of said Section 19; thence N 89°30'51" W with said south line of said Southeast quarter, 343.00 feet to the PLACE OF BEGINNING containing 4.811 acres more or less and subject to all highways and other legal easements of record.

SURVEYOR'S CERTIFICATION
 I hereby certify that this plat is based on a true and accurate survey made by me in November, 1990 and that all markers are or will be in place by six (6) months from the recording date of this plat.

Richard D. Morrissey
 Registered Surveyor No 6470
 KUCK and MORRISSEY, Inc.



DEDICATION
 Being the sole owners of the land contained in the hereon plat, adopts the said plat and dedicates the land contained within the street right-of-ways to the use and benefit of the public forever. Utility Easements are established as shown on the plat.
 Signed this 18th day of June, 1992.

WITNESS: *Christine Morrissey*
 OWNER: *James T. Haidle*
Wilde R. Haidle

ACKNOWLEDGEMENT
 State of Ohio, Allen County, SS
 Before me, a Notary Public in and for said State and County, did personally appear the above signed owner(s) who acknowledged that they did sign the hereon plat and that the signing thereof was their free act and deed.
 In witness thereof I affix my hand and seal this 18th day of June, 1992.
 MY COMMISSION EXPIRES 12/28/93
Susan A. Morrissey
 NOTARY PUBLIC, ALLEN COUNTY, OHIO

APPROVAL OF PLANNING COMMISSION
 This plat having been approved by the City Planning Commission of the City of Lima, Ohio, I, the undersigned Mayor of the City of Lima, Ohio and chairman of the City Planning Commission, hereby, on behalf of said City and Commission, approve and accept this plat this 17th day of July, 1992.
David Bergan
 Mayor of the City of Lima, Ohio and
 Chairman of the City Planning Commission

Curve No	Location	Radius	Arc	Chord: Bearing & Length
1	R/W	30.00'	47.12'	S 15° 06' 15" W, 42.43'
2	R/W	30.00'	24.71'	S 83° 42' 09" W, 24.02'
3	R/W	30.00'	2.94'	N 69° 53' 30" W, 2.94'
4	R/W	61.00'	86.86'	S 72° 07' 35" W, 79.71'
5	R/W	61.00'	68.29'	S 00° 44' 21" E, 64.78'
6	R/W	61.00'	65.17'	S 63° 25' 06" E, 62.11'
7	R/W	61.00'	83.77'	N 46° 37' 58" E, 77.94'
8	R/W	30.00'	2.28'	N 09° 27' 56" E, 2.28'
9	R/W	30.00'	25.38'	N 35° 52' 23" E, 24.63'
10	R/W	30.00'	47.12'	S 74° 53' 45" E, 42.43'

Iron Pin found @ SW Corner SE 1/4 Sec. 19
 Approved for Transfer Allen County Tax Map Office.
 By *J.R.* Date: 7/22/92

BROOKWOOD HILLS SUBDIVISION N^o 5

RESTRICTIONS

As part of a general plan for the development of the real estates shown on the foregoing plat, as a residential area, and for the common advantage and benefit of the purchasers of any of the lots shown on said plat, the restrictions, covenants, reservations, liens, and charges hereinafter set forth, each and all of which is and are for the common benefit of said property and for each owner thereof, shall inure to and pass with said property and each and every parcel thereof, and shall apply to and be binding upon the purchasers and their successors in interest; and the restrictions, covenants, reservations, easements, liens, and charges applicable to each tract, lot or parcel shall inure to the benefit of and be inforcible by the purchasers of every other tract, lot or parcel and their successors in interest.

The tract, lots, and parcels of real estate shown and described on this plat are and shall be held, transferred, sold and conveyed subject to the following conditions, restrictions, covenants, reservations, easements, liens, and charges:

- 1) The words (lots) or (building site) shall be construed to mean and shall refer to one or more lots shown on the foregoing plat.
- 2) Said building sites shall be used and occupied solely and exclusively for private residential purposes by a single family, including family servants.
- 3) No buildings or structures other than one family residences not to exceed two and one-half stories in height, together with customary out-buildings such as private garages, home workshops, and home greenhouses, incidental to the residential use of such building sites shall be erected, maintained, or permitted upon any building site. Any out-buildings must conform in style and architecture to the appearance of the house.
- 4) All buildings shall be constructed of new material and no buildings or other structures whatsoever erected elsewhere shall be permitted to be moved upon any building site.
- 5) No building shall be located on any lot nearer to the front lot line nor nearer to a side street line than the minimum building setback lines shown on the recorded plat for this subdivision. No building shall be located nearer to an interior lot line than the minimum distance provided in the American Township Ordinance at the time a new residence is being constructed.
- 6) No residential structure shall be erected on any building site, the inhabitable area thereof, excluding basements, open porches, and garages, shall be less than 1400 square feet for a one story building nor 1800 square feet for a two story building.
- 7) Only open type fence or hedge not to exceed four (4) feet in height above ground level shall be erected or planted on any building site and shall not extend closer to the street than the front wall of the house.
- 8) No animals, or livestock, or poultry shall be kept or maintained on any part of said building sites, except ordinary household pets which do not constitute an annoyance or nuisance.
- 9) No inoperable motor vehicle, no trailer, motor home, camper, recreational vehicle, boat, aircraft, motorcycle, nor any truck larger than three-quarter tons shall be parked on any lot for more than 72 hours during any 30 day period, unless stored wholly within a private garage.
- 10) No signs, advertisements, or billboards (except "For Rent" or "For Sale" signs) may be erected or maintained on any building site.
- 11) No lot shall be used in any manner to explore any source of oil or other hydrocarbons, gravel, earth, or earth substances, or minerals of any kind.

RESTRICTIONS (cont'd)

- 12) No trash, litter, or debris of any kind shall be placed or permitted to accumulate upon any lot, other than inclosed sanitary receptacles. No noxious odors shall be permitted to emanate from any lot, nor shall any portion of any lot be maintained in such condition as to be unsafe, unsanitary, unsightly, or detrimental to any occupant of the subdivision. No hazardous or offensive activities shall be carried on upon any lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to other occupants of the subdivision. Without limiting any of the foregoing, no loudspeakers, horns, whistles, bells or other sound producing devices, except security devices exclusively for security purpose shall be located or used on the exterior of any building on any lot, nor shall any exterior lights be installed or used, the principal beam of which would shine onto adjoining lots. No clotheslines or other drying or airing facilities are permitted on the exterior of any buildings.
- 13) No house may be occupied until completed.
- 14) No owner of any lot shall interfere with the natural flow of surface water through drainage swales or drainage pipes on his/her lot.
- 15) All driveways must be finished concrete or asphalt concrete.
- 16) No antenna for transmission or reception of television signals, radio, or any other form of electromagnetic radiation shall be erected, used, or maintained on any lot outside any building, whether attached to a building or otherwise.
- 17) Should any one or more of the foregoing restrictions, covenants, or conditions at anytime in the future be held to be illegal, void, or unenforceable, such fact shall not in anyway impair the validity of any of the other restrictions, covenants, or conditions, all of which shall remain in full force and effect.
- 18) The foregoing reservations, restrictions, conditions, covenants, obligations, and charges may be changed, modified, altered, amended, or annulled at any time upon the action, in writing, of the owners of three-fourth majority of the lot owners.

COUNTY AUDITOR'S CERTIFICATION

This plat filed for transfer this 21st day of July, 1992

Fee: \$4.00

H. Dean Yurchak JA
Auditor, Allen County, Ohio

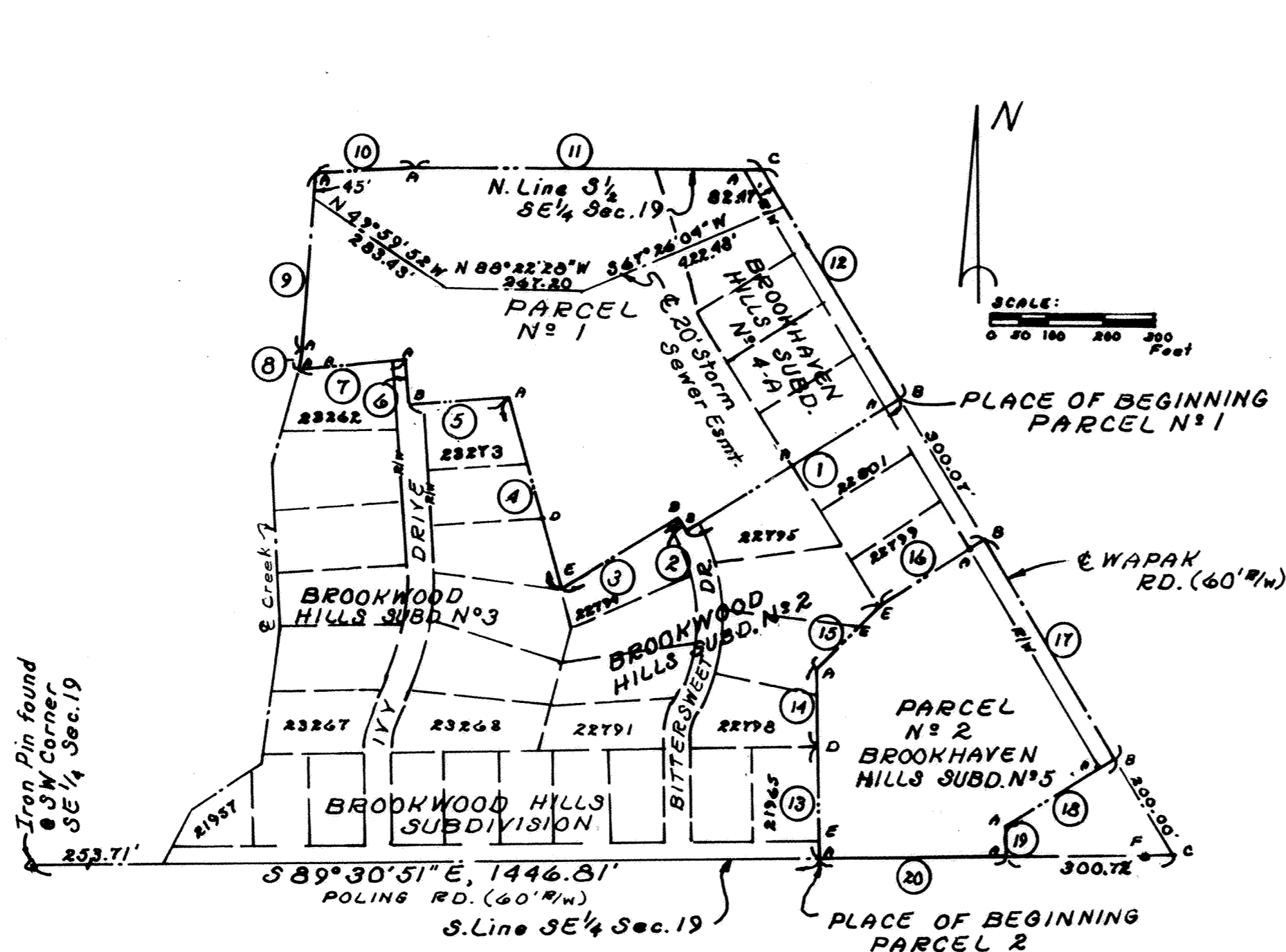
COUNTY RECORDER'S CERTIFICATION

N^o 9211843
Filed for record in the Allen County Recorder's Office this 21st day of July, 1992 at 1:07 O'clock P.M. and recorded in Allen County, Ohio Plat Book 18 on Page 186.

Fee: \$62.10

Edward P. Keit by Jr.
Recorder, Allen County, Ohio

BROOKWOOD HILLS SUBDIVISION N^o 5 SURVEY OF DEDICATOR'S LAND



- | | |
|----------------------------|----------------------------|
| ① S 58° 30' 00" W, 456.70' | ⑪ S 89° 24' 45" E, 654.30' |
| ② N 28° 56' 20" W, 30.00' | ⑫ S 29° 53' 45" E, 478.23' |
| ③ S 60° 31' 20" W, 255.00' | ⑬ N 00° 13' 46" E, 200.22' |
| ④ N 14° 21' 10" W, 343.72' | ⑭ N 00° 20' 39" E, 139.90' |
| ⑤ S 86° 12' 40" W, 182.25' | ⑮ N 46° 16' 20" E, 160.77' |
| ⑥ N 03° 23' 07" W, 79.60' | ⑯ N 58° 30' 00" E, 228.36' |
| ⑦ S 86° 36' 53" W, 199.59' | ⑰ S 29° 53' 45" E, 464.43' |
| ⑧ N 07° 08' 29" E, 28.74' | ⑱ S 60° 09' 41" W, 231.20' |
| ⑨ N 05° 36' 16" E, 318.38' | ⑲ S 00° 29' 09" W, 55.80' |
| ⑩ N 88° 06' 15" E, 174.67' | ⑳ N 89° 30' 51" W, 343.00' |

LEGEND:
 A~ 5/8 inch rebar set
 B~ PK nail set
 C~ PK nail found
 D~ Stone monument found
 E~ Iron pipe or pin found
 F~ Concrete monument found

DESCRIPTION - PARCEL N^o 1

Being a parcel of land situate in the Southeast quarter of Section 19, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at an Allen County Engineer's Iron Pin marking the southwest corner of said Southeast quarter of said Section 19; thence S 89° 30' 51" E with the south line of said Southeast quarter, 2090.53 feet to a nail found at the intersection of said south line with the centerline of Wapak Road; thence N 29° 53' 45" W with said centerline of said Wapak Road, 964.50 feet to a PK nail set and the PLACE OF BEGINNING thence S 58° 30' 00" W with the north line of Brookwood Hills Subdivision N^o 2 (passing through a 5/8 inch rebar set at 30.00 feet and 231.70 feet), 456.70 feet to a PK nail set on the centerline of Bittersweet Drive; thence N 28° 56' 20" W with said centerline of said Bittersweet Drive, 30.00 feet to a PK nail set; thence S 60° 31' 20" W continuing with the north line of said Brookwood Hills Subdivision N^o 2, 255.00 feet to a one inch iron pipe found at the northwest corner of Lot N^o 22794 in said Brookwood Hills Subdivision N^o 2; thence N 14° 21' 10" W with the east line of Brookwood Hills Subdivision N^o 3 (passing through a stone monument found at 133.20 feet), 343.72 feet to a 5/8 inch rebar set at the northeast corner of Lot N^o 23273 in said Brookwood Hills Subdivision N^o 3; thence S 86° 12' 40" W with the north line of said Brookwood Hills Subdivision N^o 3 (passing through a 5/8 inch rebar set at 157.25 feet), 182.25 feet to a PK nail set on the centerline of Ivy Drive; thence N 03° 23' 07" W with said centerline of said Ivy Drive, 79.60 feet to a 5/8 inch rebar set; thence S 86° 36' 53" W (passing through a 5/8 inch rebar set at 143.05 feet), 199.59 feet to a 5/8 inch rebar set at the northwest corner of Lot N^o 23262 in said Brookwood Hills Subdivision N^o 3 (also being on the centerline of an existing creek; thence N 07° 08' 29" E with said centerline of said creek, 28.74 feet to a 5/8 inch rebar set; thence N 05° 36' 16" E continuing with said centerline of said creek, 318.38 feet to a 5/8 inch rebar set; thence N 88° 06' 15" E, 174.67 feet to a 5/8 inch rebar set on the north line of the south half of said Southeast quarter of said Section 19; thence S 89° 24' 45" E with said north line, 654.30 feet to a PK nail found at the intersection of said north line with the centerline of Wapak Road; thence S 29° 53' 45" E with said centerline of said Wapak Road, 478.23 feet to the PLACE OF BEGINNING containing 11.770 acres more or less and subject to all highways and other legal easements of record.

DESCRIPTION - PARCEL N^o 2

Being a parcel of land situate in the Southeast quarter of Section 19, T-3-S, R-6-E, American Township, Allen County, Ohio and more particularly described as follows:

Commencing at an Allen County Engineer's Iron Pin marking the southwest corner of said Southeast quarter of said Section 19; thence S 89° 30' 51" E with the south line of said Southeast quarter, 1,446.81 feet to a 5/8 inch rebar set at the southeast corner of Brookwood Hills Subdivision and the PLACE OF BEGINNING thence N 00° 13' 46" E with the east line of said Brookwood Hills Subdivision, 200.22 feet to a stone monument found at the northeast corner of said Brookwood Hills Subdivision; thence N 00° 20' 39" E with the east line of Brookwood Hills Subdivision N^o 2, 139.90 feet to a 5/8 inch rebar set; thence N 46° 16' 20" E continuing with the east line of said Brookwood Hills Subdivision N^o 2, 160.77 feet to a 5/8 inch rebar found at the southwest corner of Lot N^o 22799 in said Brookwood Hills Subdivision N^o 2; thence N 58° 30' 00" E (passing through a 5/8 inch rebar set at 198.36 feet), 228.36 feet to a PK nail set on the centerline of Wapak Road; thence S 29° 53' 45" E with said centerline, 464.43 feet to a PK nail set; thence S 60° 09' 41" W (passing through a 5/8 inch rebar set at 30.00 feet), 231.20 feet to a 5/8 inch rebar set; thence S 00° 29' 09" W, 55.80 feet to a point on the south line of the Southeast quarter of said Section 19; thence N 89° 30' 51" W with said south line of said Southeast quarter, 343.00 feet to the PLACE OF BEGINNING containing 4.811 acres more or less and subject to all highways and other legal easements of record.