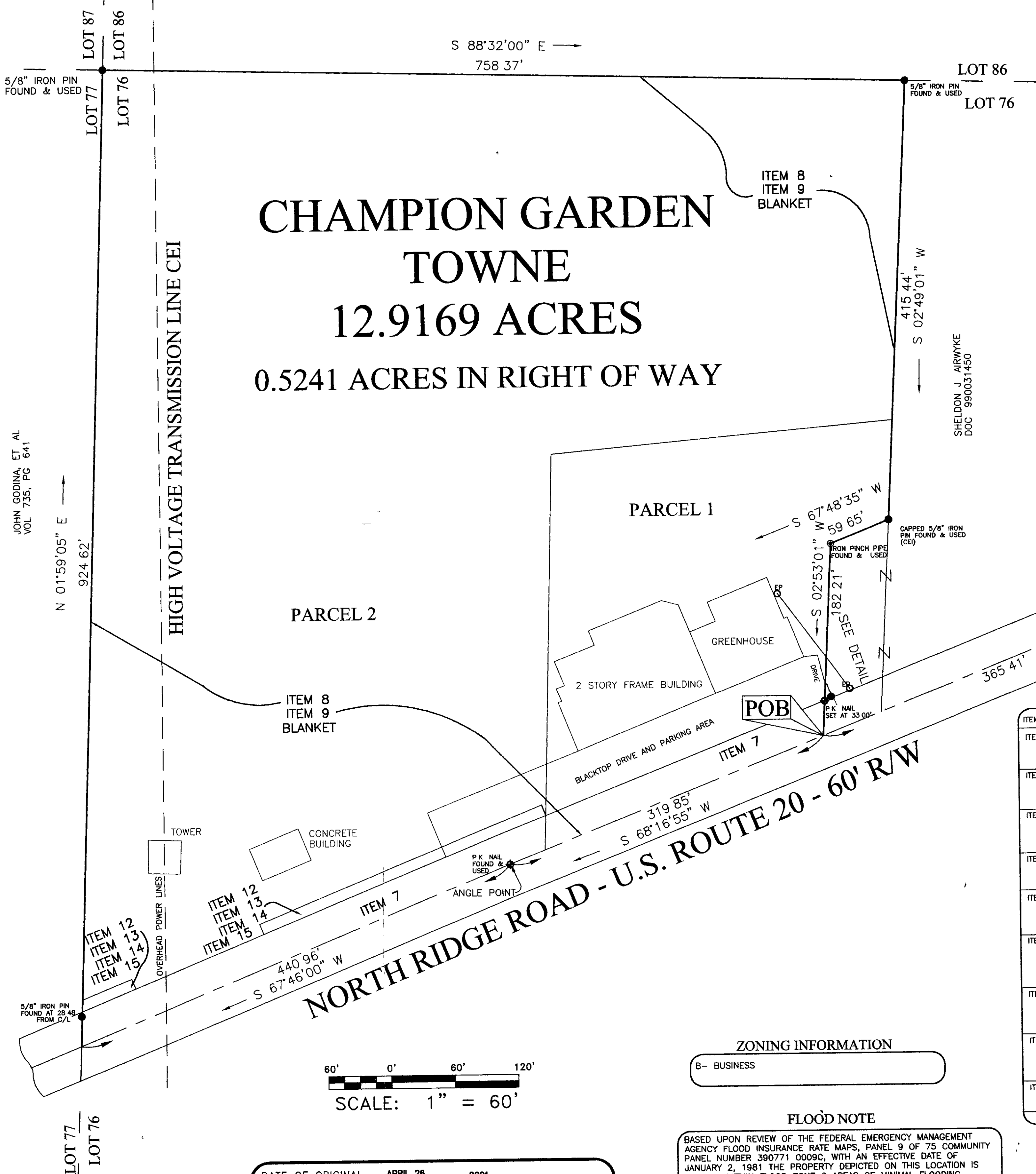
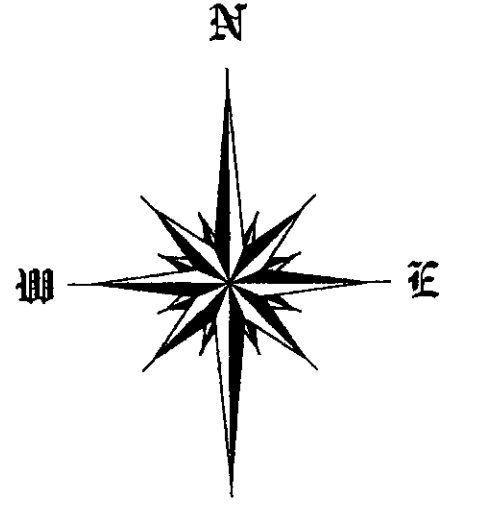


30-37-B, 14, 15, 16, 17, 18

ALTA / ACSM LAND TITLE SURVEY
 ALL THAT CERTAIN LANDS SITUATE IN LOT 76, PERRY VILLAGE, TOWNSHIP
 NUMBER 11 NORTH, RANGE VII WEST, IN THE CONNECTICUT WESTERN
 RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO A RESURVEY OF THE
 LANDS TO THE LAKE COUNTY NURSERY EXCHANGE, INC., AS RECORDED IN
 DOCUMENT #960048749 IN THE OFFICE OF THE COUNTY RECORDER.



DEED OF RECORD

ALL THAT CERTAIN LANDS SITUATE IN LOT 76, VILLAGE OF PERRY, TOWNSHIP NUMBER 11 NORTH, RANGE VII WEST, IN THE CONNECTICUT WESTERN RESERVE SURVEY, COUNTY OF LAKE, STATE OF OHIO A RESURVEY AND COMBINING OF THE LANDS TO THE LAKE COUNTY NURSERY EXCHANGE, INC AS RECORDED IN DOCUMENT #960048749 IN THE OFFICE OF THE COUNTY RECORDER FURTHER DESCRIBED

BEGINNING AT A POINT TO MARK THE SOUTHWEST CORNER OF LANDS TO SHELDON AIRWYKE, AS RECORDED IN DOCUMENT # 990031450 IN THE CENTERLINE OF NORTH RIDGE ROAD (U S ROUTE 20) (60 FEET WIDE), SAID POINT BEING LOCATED FROM A 1" IRON PIN FOUND WITHIN A MONUMENT BOX ASSEMBLY MARKING THE CENTERLINE INTERSECTION OF MIDDLE RIDGE ROAD (55 FEET WIDE), WITH SAID NORTH RIDGE ROAD, SOUTH 68°-16'-55" WEST, A DISTANCE OF 365 41 FEET

THENCE, THE FOLLOWING (7) COURSES AND DISTANCES, SOUTH 68°-16'-55" WEST, ALONG THE CENTERLINE OF NORTH RIDGE ROAD, A DISTANCE OF 319 85 FEET TO A P K NAIL FOUND TO MARK AN ANGLE POINT

THENCE, SOUTH 67°-46'-00" WEST, ALONG THE CENTERLINE OF NORTH RIDGE ROAD, A DISTANCE OF 440 96 FEET TO MARK A POINT IN THE LINE COMMON TO LOTS 76 AND 77

THENCE, NORTH 01°-59'-05" EAST, (THRU A 5/8" PIN FOUND AT 28 48 FEET) ALONG SAID LOT LINE, A DISTANCE OF 924 62 FEET TO A 5/8" IRON PIN FOUND TO MARK A POINT AT THE CORNER COMMON TO LOTS 77, 87, 86 AND 78

THENCE, SOUTH 88°-32'-00" EAST, A DISTANCE OF 758 37 FEET TO A 5/8" IRON PIN FOUND TO MARK A POINT AT THE NORTHWEST CORNER OF LANDS TO SHELDON AIRWYKE

THENCE, SOUTH 02°-49'-01" WEST, ALONG THE WEST LINE SO SAID AIRWYKE, A DISTANCE OF 415 44 FEET TO A CAPPED 5/8" IRON PIN FOUND "CEI" TO MARK A CORNER TO SAID SHELDON AIRWYKE

THENCE, SOUTH 67°-48'-35" WEST, ALONG THE NORTH LINE OF LANDS TO SAID SHELDON AIRWYKE, A DISTANCE OF 59 65 FEET TO AN IRON PINCH-PIPE FOUND TO MARK A POINT AT A NORTHWEST CORNER TO SAID AIRWYKE

THENCE, SOUTH 02°-53'-01" WEST, (THRU A P K NAIL SET AT 149 21 FEET) ALONG THE WEST LINE TO SAID AIRWYKE, A TOTAL DISTANCE OF 182 21 FEET TO THE POINT AND PLACE OF BEGINNING SAID LAND CONTAINING 12 9169 ACRES AS SURVEYED AND DESCRIBED IN APRIL 2001 BY TIMOTHY E STOCKER, P S 7245, CRABBS' SURVEYING ORDER 2732 BASIS OF BEARINGS ARE TO AN ASSUMED MERIDIAN ALONG THE CENTERLINE OF NORTH RIDGE ROAD, SOUTH 67°-46'-00" WEST

CERTIFICATION

TO
 Lake County Nursery, Inc
 Midland Title Security, Inc
 State Bank and Trust Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA, ACSM and NSPS in 1999 Pursuant to the Accuracy Standard as adopted by the ALTA, NSPS, and ACSM and in effect on the date of this certification, the undersigned further states that

the survey measurements were made in accordance with the "Minimum Angle, Distance and Closure Requirements for Survey Measurements Which Control Land Boundaries for ALTA/ACSM Land Title Surveys of a RURAL SURVEY

This survey was prepared for the exclusive use of the person or entity named in this certificate and does not extend to any unnamed person or entity without an express recertification by the surveyor naming said person or entity

Date 4-30-01

Timothy E. Stocker
 Timothy E Stocker, P S 7245
 PROFESSIONAL SURVEYOR

THE RECORD DOCUMENTS NOTED ON THIS PLAT OF SURVEY ARE THOSE DOCUMENTS AND ONLY THOSE DOCUMENTS DETERMINED BY MIDLAND TITLE SECURITY, INC. AND SET FORTH IN COMMITMENT NO 15-35138 DATED MARCH 15, 2001 AS AFFECTING THE PROPERTY DEPICTED ON THIS LAND TITLE SURVEY

CRABBS' SURVEYING SERVICE MAKES NO REPRESENTATION AS TO THE EXISTENCE OF ANY OTHER RECORD DOCUMENTS THAT MAY AFFECT TO SURVEYED PROPERTY

DATE OF ORIGINAL APRIL 28, 2001
 REVISION _____ DATE _____, 2001
 REVISION _____ DATE _____, 2001

ZONING INFORMATION
 B- BUSINESS

FLOOD NOTE
 BASED UPON REVIEW OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAPS, PANEL 9 OF 75 COMMUNITY PANEL NUMBER 390771 0009C, WITH AN EFFECTIVE DATE OF JANUARY 2, 1981 THE PROPERTY DEPICTED ON THIS LOCATION IS LOCATED WITHIN FLOOD ZONE C AREAS OF MINIMAL FLOODING

CHK T STOCKER
 DRN S LOVEJOY
 REV
 PAGE 1 OF 1

PROJECT ADDRESS:
 NORTH RIDGE ROAD
 PERRY VILLAGE, OHIO

PROJECT NAME:
 ALTA/ACSM LAND
 TITLE SURVEY

PROJECT LOCATION:
 LAKE COUNTY, OHIO

PREPARED FOR:
 LAKE COUNTY NURSERY EXCHANGE, INC.
 MIDLAND TITLE SECURITY, INC
 STATE BANK & TRUST COMPANY

FOR INQUIRIES CONCERNING THIS SURVEY CONTACT:
 U.S. SURVEYOR
 CRABBS' SURVEYING SERVICE
 10 WEST WILSON STREET, SUITE 101
 PALMSPRING, OH 44077
 1-800-488-3968