

PARENT PARCEL DESCRIPTION - AS SURVEYED

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM AND THE CITY OF ZANESVILLE, BEING PART OF THE THIRD WARD OF SAID CITY OF ZANESVILLE AND A PORTION OF A 3.9233 ACRE PARCEL CONVEYED TO JOK, INC. OF RECORD IN VOLUME 1093, PAGE 206 IN THE OFFICE OF THE RECORDER, MUSKINGUM COUNTY AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT AN AXLE FOUND ON THE NORTH LINE OF EASTMAN STREET AT THE SOUTHEAST CORNER OF LANDS, NOW OR FORMERLY IN THE NAME OF ROBERT L. & TED S. CROOKS AS RECORDED IN BOOK 948, PAGE 307;
THENCE, N 02°13'36" W, ALONG THE EAST LINE OF SAID BOOK 948, PAGE 307, A DISTANCE OF 189.20 FEET TO A AXLE FOUND;
THENCE, S 87°42'58" W, ALONG THE NORTH LINE OF SAID BOOK 948, PAGE 307, A DISTANCE OF 21.84 FEET TO A IRON PIN FOUND;
THENCE, N 03°30'34" E, ALONG THE EAST LINE OF LANDS, NOW OR FORMERLY IN THE NAME OF DEV INVESTMENTS OF OHIO INC. AS RECORDED IN BOOK 2012, PAGE 826, A DISTANCE OF 147.19 FEET TO THE SOUTH LINE OF U.S. ROUTE 70;
THENCE, S 87°07'17" E, ALONG SAID SOUTH LINE, A DISTANCE OF 50.67 FEET;
THENCE, S 59°20'32" E, ALONG SAID SOUTH LINE, A DISTANCE OF 158.24 FEET;
THENCE, S 83°26'08" E, ALONG SAID SOUTH LINE, A DISTANCE OF 355.73 FEET;
THENCE, S 87°34'45" W, A DISTANCE OF 467.98 FEET TO THE NORTHWEST CORNER OF LAND, NOW OR FORMERLY IN THE NAME OF PAUL DELORES;
THENCE, S 02°03'34" E, ALONG SAID WEST LINE OF DELORES LAND, A DISTANCE OF 189.17 FEET TO THE NORTH LINE OF EASTMAN STREET;
THENCE, S 87°41'32" W, ALONG SAID NORTH LINE, A DISTANCE OF 59.25 FEET TO THE PLACE OF BEGINNING AND CONTAINING 42,501 SQ.FT. (0.9757 AC.) OF LAND.

**FIRST AMERICAN TITLE INSURANCE COMPANY
COMMITMENT NO. 1632025NE - SCHEDULE B, SECTION II:**

Numbers correspond with Schedule B exception items contained in the above referenced Title Commitment.

9. Easement granted to Zanesville, Muskingum County, Ohio disclosed by instrument recorded in Volume 1115, Page 513 on November 27, 1995. (DOES NOT AFFECT THE SUBJECT PROPERTY)

10. Easement granted to Ohio Power Company disclosed by instrument recorded in Volume 5, Page 499 on October 9, 1996. (DOES NOT AFFECT THE SUBJECT PROPERTY)

11. Easement granted to The Ohio Power Company disclosed by instrument recorded in Volume 408, Page 103 on July 7, 1953. (DOES NOT AFFECT THE SUBJECT PROPERTY)

FLOOD ZONE:

By scaled map location and graphic plotting only, the subject property appears to lie entirely in Zone X (Areas determined to be outside the 500 year floodplain) according to the Flood Insurance Rate Map for the County of Muskingum, Community Panel No. 3904270005F, Effective Date September 5, 1990.

ENCROACHMENTS:

At the time of survey there were no visible encroachments onto or beyond the subject property.

BASIS OF BEARING:

The meridian for all bearings shown hereon is the west line of the subject property, known as being North 02°13'36" West, per Book 1093, Page 206 of Muskingum County Records.

CERTIFICATION:

I, Deron J. Millman, PS, an Ohio State Registered Professional Land Surveyor, License No. 7717, hereby certify to SBA Tower Inc., a Florida corporation, TCO Land LLC and First American Title Insurance Company the following:

Latitude and Longitude values for the center of the above-referenced tower are accurate to within +/- 15 feet horizontally; and that the following tower site elevation is accurate to within +/- 3 feet vertically:

HORIZONTAL DATUM: NAD83

LATITUDE NORTH 39° 56' 37.35"
LONGITUDE WEST 81° 59' 49.40"

VERTICAL DATUM: NAVD 88

This surveyor has received and reviewed that certain Title Commitment No. 1632025NE issued by First American Title Insurance Company with an effective date of March 08, 2010 which proposes to insure the lands described under its Schedule A.

This surveyor knows of his own knowledge that the lands described under said Schedule A of the Title Commitment contain or include the lands described in and depicted on this survey.

This surveyor further knows of his own knowledge that the easements of record and identified under Schedule B-2 of said Title Commitment encumber the lands described on this survey, but said easements will not interfere with the location of the insured lands, including the leased area and any and all access, utility and guy wire easement parcels.

By: *D. J. Millman*

Deron J. Millman,
Ohio Professional Surveyor No. 7717
For and on behalf of Millman Surveying, Inc.
Date of Survey: March 11, 2010

**AS-BUILT SURVEY**

1055 Eastman Street
Zanesville, OH 43701

Site ID #OH02167-A
Site Name: Zanesville

Millman Surveying, Inc.

1742 Georgetown Road, Suite H
Hudson, Ohio 44236
Phone: (800) 520-1010
www.millmansurveying.com

Drawn By: LKC

Date: 03/08/10

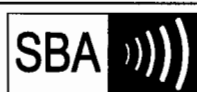
Checked: DM

MSI Project No. 19520

Project Manager: MR

Scale: As Shown

Sheet: 1 of 5

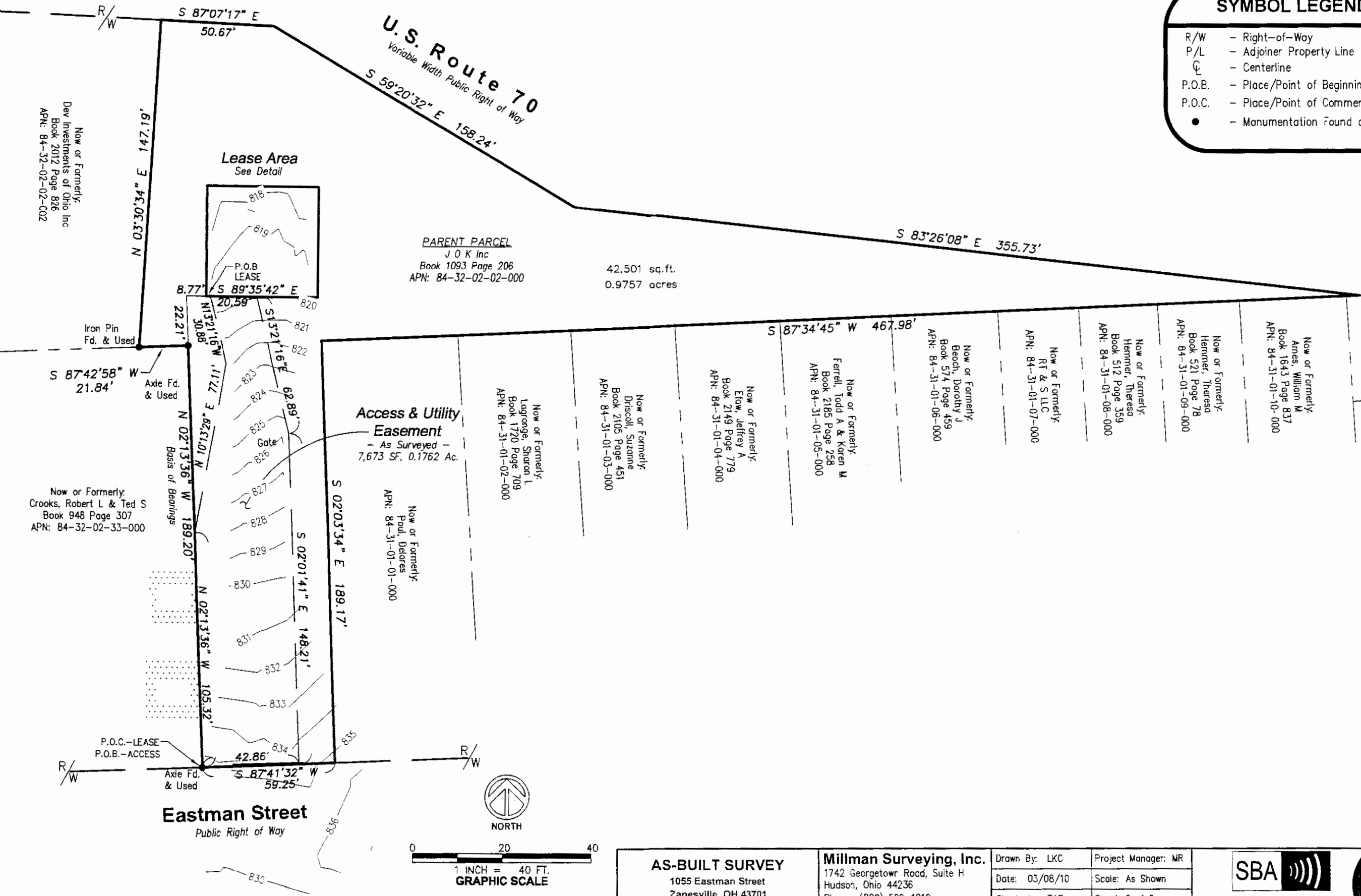


SBA Network Services, Inc.
5900 Broken Sound Parkway NW
Boca Raton, FL 33487




SYMBOL LEGEND

- R/W - Right-of-Way
- P/L - Adjoiner Property Line
- CL - Centerline
- P.O.B. - Place/Point of Beginning
- P.O.C. - Place/Point of Commencement
- - Monumentation Found as Noted



AS-BUILT SURVEY 1055 Eastman Street Zanesville, OH 43701 Site ID #OH02167-A Site Name: Zanesville	Millman Surveying, Inc. 1742 Georgetown Road, Suite H Hudson, Ohio 44236 Phone: (800) 520-1010 www.millmansurveying.com	Drawn By: LKC	Project Manager: MR
		Date: 03/08/10	Scale: As Shown
		Checked: TAF	Sheet: 2 of 3
		MSI Project No. 19520	

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- - Monumentation Found as Noted
- ⊕ - Utility Pole
- ou - Overhead Utilities
- ▭ - Concrete Area
- ▨ - Building Area

U.S. Route 70
Variable Width Public Right of Way

Lease Area
See Detail

PARENT PARCEL
J O K Inc
Book 1093 Page 206
APN: 84-32-02-02-000

42,501 sq. ft.
0.9757 acres

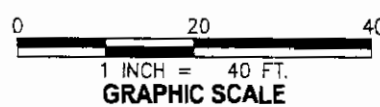
Access & Utility Easement
- As Surveyed -
7,673 SF, 0.1762 Ac.

Lease Area
- As Surveyed -
2,500 SF, 0.0574 Ac.

EXISTING MONOPOLE:
North 39° 56' 37.35"
West 81° 59' 49.40"
Ht.=191.6' AGL, 820' AMSL

LEASE AREA DETAIL
1" = 20'

Eastman Street
Public Right of Way



AS-BUILT SURVEY
1055 Eastman Street
Zanesville, OH 43701

Millman Surveying, Inc.
1742 Georgetown Road, Suite H
Hudson, Ohio 44236
Phone: (800) 520-1010
www.millmansurveying.com

Drawn By: LKC	Project Manager: MR
Date: 03/08/10	Scale: As Shown
Checked: TAF	Sheet: 3 of 3
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Boca Raton, FL 33487



Now or Formerly:
Dev Investments of Ohio Inc
Book 2012 Page 826
APN: 84-32-02-02-002

Now or Formerly:
Crooks, Robert L & Ted S
Book 948 Page 307
APN: 84-32-02-33-000

Now or Formerly:
Logrange, Sharon L
Book 1720 Page 709
APN: 84-31-01-02-000

Now or Formerly:
Driscoll, Suzanne
Book 2105 Page 451
APN: 84-31-01-03-000

Now or Formerly:
Eflaw, Jeffrey A
Book 2149 Page 779
APN: 84-31-01-04-000

Now or Formerly:
Ferrell, Todd A & Karen M
Book 2185 Page 258
APN: 84-31-01-05-000

Now or Formerly:
Beach, Dorothy J
Book 574 Page 459
APN: 84-31-01-06-000

Now or Formerly:
RT & S LLC
APN: 84-31-01-07-000

Now or Formerly:
Hemmer, Theresa
Book 512 Page 359
APN: 84-31-01-08-000

Now or Formerly:
Hemmer, Theresa
Book 521 Page 78
APN: 84-31-01-09-000

Now or Formerly:
Arnes, William M
Book 1643 Page 837
APN: 84-31-01-10-000