

## EXHIBIT A

## Parcel 1:

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and being part of a 49.77 acre parcel surveyed and platted by Joseph Fisher, Surveyor, on April 27 and 28, 1969 and recorded in Plat Book 1, Page 224 in Quarter Township 4, Township 1, Range 8, US Military Lands, bounded and described as follows:

COMMENCING at  $\frac{3}{4}$  inch iron pipe found at the southwest corner of said 49.77 acre parcel;

1. Thence North 02 degrees 18 minutes 27 seconds East a distance of 231.00 feet, along the west line of said 49.77 acre parcel, to a  $\frac{5}{8}$  inch iron pin found at TRUE POINT OF BEGINNING;
2. Thence North 02 degrees 18 minutes 27 seconds East a distance of 282.45 feet, continuing along said west line to a MAG nail found at the southwest corner of Fairway Park Condo, recorded, Plat Book 17, Page 116;
3. Thence South 87 degrees 29 minutes 43 seconds East a distance of 843.02 feet, along the south line of said Fairway Park Condo, the south line of Fore Seasons Condo, recorded, Plat Book 16, Page 124, and the south line of a 4.741 acre parcel conveyed to Careserve by Deed Volume 961, Page 213, to a  $\frac{5}{8}$  inch capped iron rod set;
4. Thence South 60 degrees 26 minutes 58 seconds West a distance of 101.30 feet, to a  $\frac{5}{8}$  inch capped iron pipe set;
5. Thence South 02 degrees 07 minutes 15 seconds West a distance of 443.53 feet, to a  $\frac{5}{8}$  inch capped iron pipe set;
6. Thence North 87 degrees 35 minutes 00 seconds West a distance of 439.43 feet, to a  $\frac{5}{8}$  inch iron rod found;
7. Thence North 02 degrees 18 minutes 27 seconds East a distance of 216.00 feet, to a  $\frac{5}{8}$  inch iron rod found;
8. Thence North 87 degrees 35 minutes 00 seconds West a distance of 319.00 feet to the POINT OF BEGINNING.

The above described area being a part of Muskingum County Auditor's Permanent Parcel Number 86-19-01-09-001 and contains a gross area of 7.131 acres more or less subject to all highways, easements and restrictions of record.

This description was prepared by Jon D. Bruner, Professional Surveyor Number 7098 of The Mannik & Smith Group, Inc., on October 5, 2011.

This description is based on a survey made in 2011 by The Mannik & Smith Group, under the direction and supervision of James A. Broadway, Professional Surveyor Number 6909.

Grantor claims title by instrument recorded as Deed Volume 1795, Page 90, Muskingum County Recorder's Office.

The bearings used herein are based on current Deed Record, Volume 1795, Page 90. Iron pins

DESCRIPTION

APPROVED

By: *[Signature]* 9/7/2012

86-19-01-03-000 A

referred to as "set" are 5/8 inch diameter, 30 inch long re-bar with a plastic cap marked "MSG PS#6909".



**OFFICE COPY**  
**NOT RECORDABLE**

James A. Broadway  
Professional Surveyor #6909  
The Mannik & Smith Group, Inc.  
1800 Indian Wood Circle  
Maumee, Ohio 43537

9/06/12  
Date

APPROVED BY CITY PLANNING COMMISSION,  
ZANESVILLE, OHIO;  
NO PLAT REQUIRED

Per 202 9-7-12

# BOUNDARY SURVEY

OF

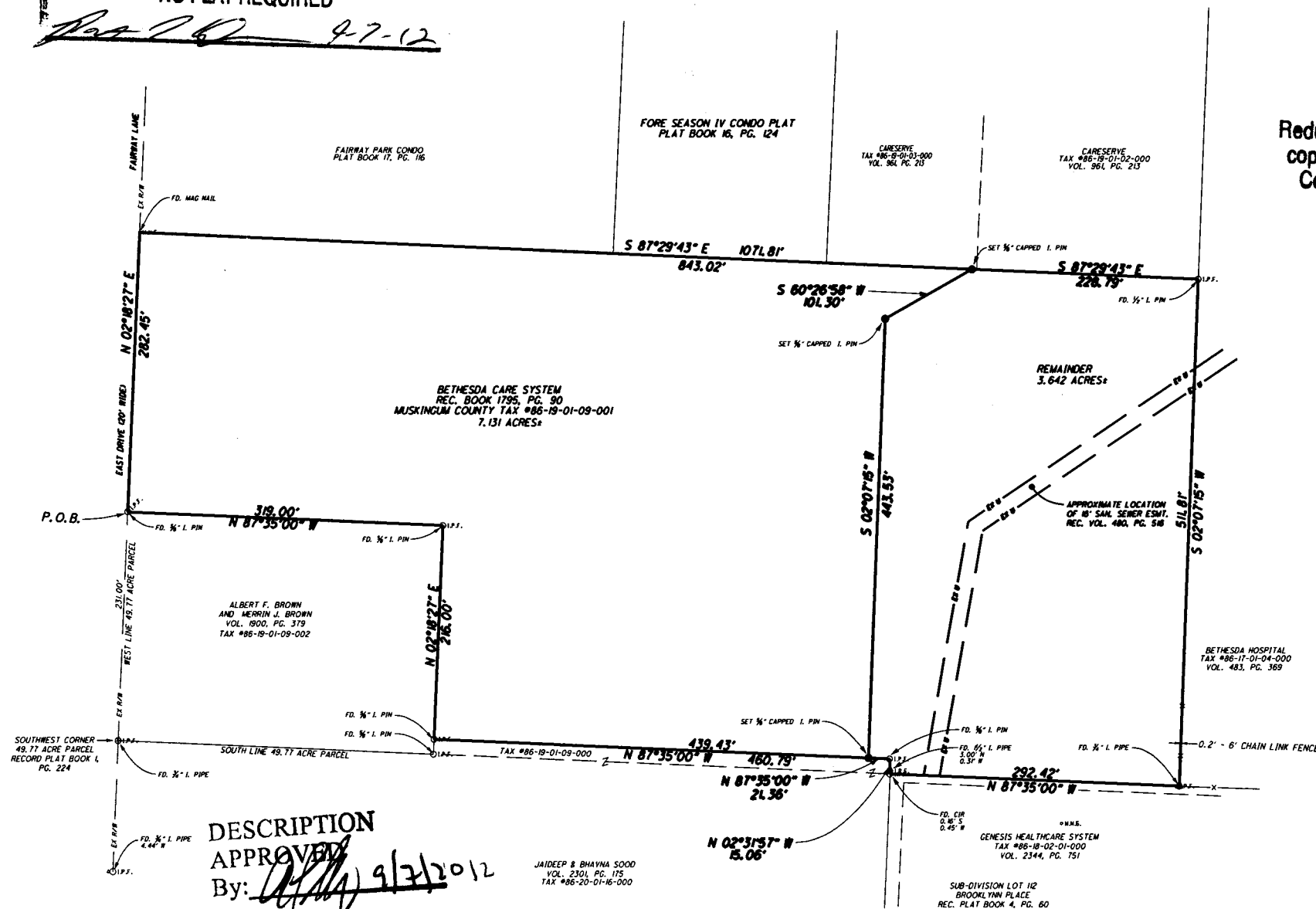
PART OF A 49.77 ACRE PARCEL RECORDED IN PLAT BOOK 4, PAGE 244,  
QUARTER TOWNSHIP 4, TOWNSHIP 4, RANGE 8, CITY OF ZANESVILLE, MUSKINGUM COUNTY, OHIO

APPROVED BY CITY PLANNING COMMISSION,  
ZANESVILLE, OHIO;  
NO PLAT REQUIRED

*9-7-12*

86-19-01-09-003B

SCALE 1" = 80'  
0' 20' 40'



Reduced copy, not to scale, Larger  
copy available in the Muskingum  
County Engineer's Map Dept.

NOTES  
THIS SURVEY IS BASED ON RECORD DOCUMENTS AND OHIO SAN  
TITLE INSURANCE COMPANY COMMITMENT DATED JUNE 23, 2001  
A PREVIOUS SURVEY BY GANNON & SMITH GROUP INC.  
BEARING CONTROL IS BASED ON DEED RECORDED.

DEED RESTRICTIONS: BEST 7 ACRES CANNOT BE  
DEVELOPED FOR 10 YEARS FROM DATE OF CLOSING  
OWNER'S INTEREST AND EGRESS AT FAIRWAY LANE  
WELL BE FROM NORTHWEST COR. OF PROPERTY.  
NO BUILDINGS IN EXCESS OF 3 STORIES  
SEWER LINE RESTRICTIONS



CERTIFICATION  
THIS SURVEY MEETS THE REQUIREMENTS OF PARAGRAPH 89 OF RULE  
4703-37-04 OF THE ADMINISTRATIVE CODE. THE UNDERSIGNED STATES  
TO THE BEST OF HIS KNOWLEDGE AND BELIEF THAT THIS PLAT REPRESENTS A  
TRUE AND ACCURATE SURVEY MADE ON JULY 18, 2011 BY THE  
UNDERSIGNED AS ESTABLISHED BY ACTUAL FIELD MEASUREMENTS  
THAT NO ENCROACHMENTS BY OR ON THE PLATTED PREMISES EXIST,  
UNLESS OTHERWISE SHOWN AND NOTED.

OFFICE COPY  
NOT RECORDABLE

9/06/12

DESCRIPTION  
APPROVED  
By: *[Signature]* 9/7/2012

JAIDEEP & BHAYNA SOOD  
VOL. 2301, PG. 175  
TAX #86-20-01-16-000

The  
**Mannik & Smith**  
800 Indian Road Circle  
Mansfield, Ohio 44880  
Civil Engineering, Surveying and Environmental Consulting  
Tel: (440) 891-2222  
Fax: (440) 891-5225