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| Ver. Date | 6/2/23 |  | PID | | | 105889 |
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| **PARCEL** | | | | **6-WD** | **V** | |
| **LUC-23-(11.75)** | | | | | | |

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| **ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE**  **IN THE FOLLOWING DESCRIBED PROPERTY**  **WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**  **IN THE NAME AND FOR THE USE OF THE** |
| **CITY OF SYLVANIA, LUCAS COUNTY, OHIO** |
|  |
| Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression “Grantor/Owner” includes the plural, and words in the masculine include the feminine or neuter). |
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| **[Surveyor’s description of the premises follows]** |
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Situated in the State of Ohio, County of Lucas, City of Sylvania, being part of Section 11, Township 9 South, Range 6 East, being part of lands described in the deed to SMILE DEVELOPMENT, LTD., AN OHIO LIMITED LIABILITY COMPANY (Grantor) as of the date of this survey as recorded in O.R. 20080701-0033105 on file in the Lucas County Recorder’s Office and laying on the left side of the centerline of right-of-way of Alexis Road (State Route 184) as shown on the LUC-23-11.75 right-of-way plans prepared by Arcadis U.S., Inc for and on file with the Ohio Department of Transportation District 2, and more fully described as follows:

**Commencing** at the intersection of the centerlines of right-of-way of Monroe Street (State Route 51) with Glasgow Road being Station 693+64.81 where a 1 inch diameter steel rod found in a monument box North 0° 30’ 06” West, a distance of 0.80 feet and being referenced North 87° 59’ 01” West, a distance of 1137.50 feet by a 1 inch diameter steel rod found in a monument box on the centerline of right-of-way of said Monroe Street Station 682+27.31;

Thence South 87° 59’ 01” East, along said centerline of Monroe Street, a distance of 732.34 feet to the intersection with the centerline of right-of-way of Alexis Road (State Route 184) as shown on said right-of-way plans being Alexis Street Station 19+64.26;

Thence North 81° 31’ 40” East, along said centerline of Alexis Road, a distance of 869.49 feet to the Grantor’s southeasterly corner being Alexis Road Station 28+33.75 being the **Point of Beginning**;

1. Thence South 81° 31' 40" West, along said centerline of Alexis Road and along the Grantor’s southerly line, a distance of 140.97 feet to the Grantor’s southwesterly corner and to the intersection of with the centerline of right-of-way of Acres Road as shown on said right-of-way plans being Alexis Road Station 26+92.78;

1. Thence North 01° 37' 02" West, leaving said centerline of Alexis Road and along said centerline of Acres Road and along the Grantor’s westerly line, a distance of 418.54 feet to the Grantor’s northwesterly corner being Acres Road Station 68+56.15;
2. Thence North 88° 21' 12" East, leaving said centerline of Acres Road and along the Grantor’s northerly, a distance of 40.00 feet to the easterly right-of-way line of said Acres Road being 40.00 right of Acres Road Station 68+63.16 where a capped rebar set;
3. Thence South 01° 37' 02" East, along said easterly right-of-way line and leaving the Grantor’s northerly line and through the Grantor, a distance of 371.45 feet being 42.00 feet left of Alexis Road Station 27+38.12 where a capped rebar set;
4. Thence North 81° 31' 40" East, leaving said easterly right-of-way line and continuing through the Grantor, a distance of 81.88 feet to a capped rebar set 42.00 feet left of Alexis Road Station 28+20.00;
5. Thence South 84° 58' 35" East, continuing through the Grantor, a distance of 18.23 feet to the Grantor’s easterly line and to the westerly of lands described in the deed to TACO BELL OF AMERICA, INC., A DELAWARE CORPORATION as recorded in M.F. 98 513B06 on file in the Lucas County Recorder’s office being 37.75 feet left of Alexis Road Station 28+37.72 where a capped rebar set;
6. Thence South 02° 27' 48" East, along the Grantor’s easterly line and along said TACO BELL OF AMERICA’s westerly line, a distance of 37.95 feet to the **Point of Beginning**;

The above described parcel contains 0.478 acres (20823 square feet, including 0.451 acres within the present road occupied) resulting in a net take of 0.027 acres all within Parcel Number 8204378 and subject to all legal highways and easements of record;

This description was prepared by Arcadis, U.S., Inc. under the supervision of Robert G. Hoy, Ohio Professional Surveyor No. 8142, and is based on a field survey performed by Garcia Surveyors in July 2021.

Bearings in this description are on the Ohio State Plane Coordinate System, NAD83(2011), North Zone, Grid North, U.S. Survey Feet.

The stations are from the centerline of right-of-way of Alexis Road (State Route 184) as shown on said right-of-way plans unless noted otherwise.

Capped rebar set is a 3/4 inch diameter rebar set with an aluminum cap stamped: ODOT RW ARCADIS US INC

Arcadis U.S., Inc.

Robert G. Hoy, Ohio Professional Surveyor No. 8142