

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT Triangle Properties, Inc., an Ohio corporation, of Delaware County, State of Ohio, for valuable consideration paid, grants with general warranty covenants, to the City of Gahanna, Ohio, whose tax mailing address is; _____

200 South Hamilton Road, Gahanna, Ohio 43230

the following REAL PROPERTY:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF...

Subject to taxes and assessments which are now or may hereafter become liens on said premises and except conditions, restrictions and easements, if any, contained in former deeds of record for said premises, subject to all of which this conveyance is made.

Subject to the right of occupancy in Jack L. Evans and Bonnie Evans for a period of time not to extend beyond November 6, 2002. The rent to be paid by Jack L. Evans and Bonnie Evans shall remain the property of Triangle Properties, Inc. during the Evans occupancy.

Prior Instrument Reference: 200011070226328
Parcel Number: 170-001016
Street Address: 0 Rte 62

WITNESS its hand(s) this 24th day of July, 2001.

SIGNED AND ACKNOWLEDGED
IN THE PRESENCE OF:

TRIANGLE PROPERTIES, INC.

[Signature]
Donald E. Davis
[Print Name]

By: [Signature]
Donald R. Kenney, President

[Signature]
DJ BETTS
[Print Name]

STATE OF OHIO,
COUNTY OF FRANKLINSS:

BE IT REMEMBERED, that on this 24th day of July 2001, before me, the subscriber, a Notary Public in and for said County, personally appeared the above named Triangle Properties, Inc., by Donald R. Kenney, its President, who acknowledged that he did sign the foregoing instrument and that the same is the free act and deed of said Corporation, and the free act and deed of him personally and as such officer.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my seal on this day and year aforesaid.

[Signature]
Notary Public

This Instrument Prepared By:
FOLKERTH, HADDOW & DAVIS
341 South Third Street, Suite 200
Columbus, Ohio 43215
(614) 228-2945
(g:/red/r2604a.ded)



RONALD E. DAVIS, Attorney-At-Law
NOTARY PUBLIC, STATE OF OHIO
My commission has no expiration date
Section 147.03 R.C.
912678

TRANSFERRED

NOV 21 2001
JOSEPH W. TESTA
AUDITOR
FRANKLIN COUNTY, OHIO

CONVEYANCE TAX
EXEMPT
A SK
JOSEPH W. TESTA
FRANKLIN COUNTY AUDITOR

FolkertH Box (RD)

EXHIBIT A

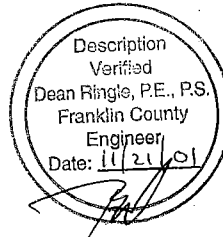
EXHIBIT A

Situated in the State of Ohio, County of Franklin, and in the City of Gahanna:

BEING PART OF LOT 1, SECTION 2, TOWNSHIP 1, RANGE 16, U.S. MILITARY LANDS AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN IN THE OLD CENTERLINE OF THE COLUMBUS-MILLERSBURG ROAD (YEAR 1837), WHICH IS SOUTH 51° 11' WEST 445.03 FEET FROM AN IRON PIN FOUND IN THE EAST LINE OF LOT 1 AT THE SOUTHEAST CORNER OF THE EARL C. DAGUE TRACT; THENCE ALONG THE OLD CENTERLINE OF THE COLUMBUS-MILLERSBURG ROAD, SOUTH 51° 11' WEST 127.73 FEET TO AN IRON PIN; THENCE NORTH 3° 01' WEST (PASSING AN IRON PIN AT 64.55 FEET) 979.6 FEET TO AN IRON PIN IN THE SOUTH LINE OF GERALD M. AND THELMA L. PHILLIPS 29.25 ACRE TRACT; THENCE ALONG THE SOUTH LINE OF THE PHILLIP TRACT, SOUTH 89° 57' EAST 141.4 FEET TO AN IRON PIN WHICH IS NORTH 89° 57' WEST 349.83 FEET TO AN IRON PIN IN THE EAST LINE OF LOT 1 AT THE SOUTHEAST CORNER OF THE PHILLIPS TRACT; THENCE SOUTH 0° 37' EAST (PASSING AN IRON PIN AT 833.31 FEET) 898.10 FEET TO THE PLACE OF BEGINNING, CONTAINING 2.623 ACRES, MORE OR LESS.

*ALL OF
1016
(170)*





Joseph W. Testa
Auditor, Franklin County, Ohio

GEOGRAPHIC INFORMATION SYSTEM

PID: 170-001016
CITY OF GAHANNA OHIO
4491 JOHNSTOWN RD
COLUMBUS, OH 43230-1820



Image Date: Thu Dec 27 16:14:43 2001

Disclaimer

This map is prepared for the real property inventory within this county. It is compiled from recorded deeds, survey plats, and other public records and data. Users of this map are notified that the public primary information source should be consulted for verification of the information contained on this map. The county and the mapping companies assume no legal responsibilities for the information contained on this map. Please notify the Franklin County GIS Division of any discrepancies.