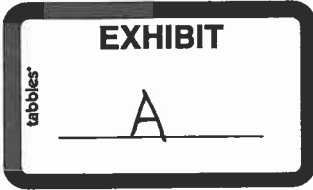


engineers
 planners
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 surveyors

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 Fairfield, Ohio 45014
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County Warren

City of Mason
 Roadway Improvement Plans

LEGAL DESCRIPTION

PARCEL NO. 10-WD

OWNER: James E. Dapp
TYPE OF INTEREST: Warranty Deed

Situated in Section 36, Town 4, Range 2, City of Mason, Warren County, State of Ohio, and being a 0.101 acre tract of land in part of Lot #15 as known and designated on the list of lots in said City of Mason and the lands of James E. Dapp as recorded in Official Records 524, Page 100 of the Warren County Ohio Records and further described as follows:

Beginning at the Southeast corner of aforementioned Lot #15, said point being in the Westerly right-of-way line of Mason-Montgomery Road, and being 13.67 feet right of centerline station 116+33.96 of the City of Mason Roadway Improvement Plans;

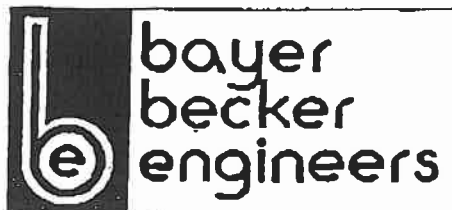
- thence along the Southerly line of said Lot #15, North 85°35'24" West, 28.23 feet;
- thence leaving said Southerly line, North 00°00'31" East, 132.48 feet to a point in the Northerly line of said Lot #15;
- thence along said Northerly line, South 85°27'20" East, 38.40 feet to a point in the aforementioned Westerly right-of-way line of Mason-Montgomery Road;
- thence leaving said Northerly line, along said right-of-way line, South 04°24'43" West, 132.00 feet to the point of beginning containing 4399.15 square feet or 0.101 acres of land and being subject to all easements and right-of-ways of record.

(Continued on Page 2)

Page 2 Continued: County Warren
City of Mason
Roadway Improvement Plans
LEGAL DESCRIPTION
PARCEL NO. 10-WD

Owner claims title by instrument of record in Official Records 524, Page 100 recorded in the Warren County Ohio Records. Auditors Parcel No. 16-36-287-015.

The above description is based upon a survey of the City of Mason Roadway Improvement Plans by Bayer-Becker Engineers, under the direction of Todd K. Turner Registered Surveyor #7684 in the State of Ohio.



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County Warren

City of Mason
Roadway Improvement Plans

LEGAL DESCRIPTION

PARCEL NO. 10-T

OWNER: James E. Dapp

TYPE OF INTEREST: Temporary Construction and Grading Easement

Situated in Section 36, Town 4, Range 2, City of Mason, Warren County, State of Ohio, and being a 0.237 acre Temporary Construction and Grading Easement in part of Lot #15 as known and designated on the list of lots in said City of Mason and the lands of James E. Dapp as recorded in Official Records 524, Page 100 of the Warren County Ohio Records and further described as follows:

Beginning at a point found by measuring from the Southeast corner of aforementioned Lot #15, said point being in the Westerly right-of-way line of Mason-Montgomery Road, and being 13.67 feet right of centerline station 116+33.96 of the City of Mason Roadway Improvement Plans; thence along the Southerly line of said Lot #15, North 85°35'24" West, 28.23 feet to a point 41.87 feet right of centerline station 116+32.50 of the City of Mason Roadway Improvement Plans and the true point of beginning;

thence from the point of beginning thus found, continuing along said Southerly line, North 85°35'24" West, 10.48 feet;

thence leaving said Southerly line, North 62°10'16" West, 105.10 feet;

thence North 08°10'05" East, 76.22 feet;

thence North 89°49'24" East, 74.13 feet;

thence North 11°06'37" East, 8.43 feet to a point in the Northerly line of said Lot #15;

thence along said Northerly line, South 85°27'20" East, 16.89 feet;

thence leaving said Northerly line, South 00°00'31" West, 132.48 feet to the point of beginning containing 10,339.07 square feet or 0.237 acres of land.

(Continued on Page 2)

Page 2 Continued: County Warren
City of Mason
Roadway Improvement Plans
LEGAL DESCRIPTION
PARCEL NO. 10-T

Owner claims title by instrument of record in Official Records 524, Page 100 recorded in the Warren County Ohio Records. Auditors Parcel No. 16-36-287-015.

The above description is based upon a survey of the City of Mason Roadway Improvement Plans by Bayer-Becker Engineers, under the direction of Todd K. Turner Registered Surveyor #7684 in the State of Ohio.

Exhibit "B"

The legal description and legal interests hereby appropriated from the owners are attached and made a part of this Ordinance. Explanation of the type of interest being acquired is as follows:

WD: Warranty Deed, Fee Simple Interest
T: Temporary Easement for Work or Access

Parcel No.	Identified Owners	Determined Fair Market Value (Appraised Value)
16-36-287-015	James E. Dapp	\$260,000.00 WD \$ 3,420.00 T