



# DONALD G. BOHNING & ASSOCIATES, INC.

CIVIL ENGINEERING & SURVEYING

7979 HUB PARKWAY • VALLEY VIEW, OHIO 44125 • (216) 642-1130

FAX • (216) 642-1132

McDonald's Carey

Split Parcel 2

DGB #2190S

Revised April, 2006

March, 2006

## LEGAL DESCRIPTION

Situated in the Village of Carey, County of Wyandot, and State of Ohio, and known as being part of the East  $\frac{1}{2}$  of the Northwest and Southwest quarters of Section 20, T1S, R13E, and part of a parcel of land conveyed to McDonald's of Hawaii Development Company by deeds recorded in Volume 197, Page 957 and Volume 198, Page 253 of Wyandot County Records, and bounded and described as follows:

Beginning for reference at the Southwest corner of the Northwest Quarter of said Section 20, from which an iron pin monument found lies 0.25 feet South; 0.53 feet East;

Thence South 89 degrees 55 minutes 54 seconds East along the quarter section line, 946.87 feet to its intersection with the southerly line of S.R. 103, variable width, at a point distant 95.00 feet right of Station 280+45 in the centerline survey for said highway, and from which point an iron pin found lies .06 feet North, 0.15 feet East;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 605.12 feet to a capped iron pin found (D.G. Bohning Assoc.) at its intersection with the easterly line of a parcel of land conveyed to R & R Takhar LLC by deed recorded in Volume 149, Page 598 of the Official Records of Wyandot County;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 211.16 feet to an iron pin set, and the principal place of beginning of the parcel herein described;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 217.29 feet to a capped iron pin found (D.G. Bohning Assoc.) at a point of curvature therein;

(PARCEL 2)  
(3.136A)

REFERENCE SURVEY VOL. D  
PAGE 293 IN THE TAX MAP OFFICE


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Thence easterly along the southerly curved line of S.R. 103, being the arc of a curve deflecting to the left, 116.05 feet to a capped iron pin found (D.G. Bohning Assoc.) at its intersection with the easterly line of said land conveyed to McDonald's of Hawaii Development Company, said arc having a radius of 2934.79 feet, a central angle of 2 degrees 15 minutes 56.3 seconds, and a chord which bears North 71 degrees 48 minutes 14 seconds East, 116.04 feet;

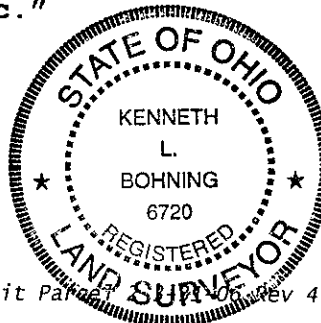
Thence South 19 degrees 19 minutes 44 seconds East along the easterly line of said land conveyed to McDonald's of Hawaii Development Company, 402.61 feet to a capped iron pin found (D.G. Bohning Assoc.) at its intersection with the southerly line of said land so conveyed;

Thence South 72 degrees 56 minutes 12 seconds West along the southerly line of said land conveyed to McDonald's of Hawaii Development Company, 349.22 feet to an iron pin set;

Thence North 17 degrees 03 minutes 48 seconds West, 400.00 feet to the principal place of beginning, and containing 136,613 square feet or 3.136 acres of land according to the survey by Donald G. Bohning & Associates, Inc. last dated March, 2006, of which 103,622 square feet or 2.379 acres lie within the Northwest Quarter Section and 32,991 square feet or 0.757 acres lie within the Southwest Quarter Section.

The courses used in this description are referenced to an assumed meridian and are used to indicate angles only. Iron pins set are 5/8" diameter by 30" long rebar with identification "D.G. Bohning Assoc."

  
 Kenneth L. Bohning  
 Registered Surveyor No. 6720




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7979 HUB PARKWAY • VALLEY VIEW, OHIO 44125 • (216) 642-1130

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McDonald's Carey  
 20' Wide Storm Sewer Easement  
 DGB #2190S

March, 2006

LEGAL DESCRIPTION

Situated in the Village of Carey, County of Wyandot, and State of Ohio, and known as being part of the East ½ of the Northwest and Southwest quarters of Section 20, T1S, R13E, and part of a parcel of land conveyed to McDonald's of Hawaii Development Company, by deeds recorded in Volume 197, Page 957 and Volume 198, Page 253 of Wyandot County Records, and bounded and described as follows:

Beginning for reference at the southwest corner of the Northwest Quarter of said Section 20;

Thence South 89 degrees 55 minutes 54 seconds East along the quarter section line, 946.87 feet to its intersection with the southerly line of S.R. 103, variable width, at a point distant 95.00 feet right of Station 280+45 in the centerline of survey for said highway;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 605.12 feet to its intersection with the easterly line of a parcel of land conveyed to R & R Takhar LLC by deed recorded in Volume 149, Page 598 of the Official Records of Wyandot County;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 211.16 feet to a point;

Thence South 17 degrees 03 minutes 48 seconds East, 300.36 feet to a point, and the principal place of beginning of the easement herein described;

Thence North 72 degrees 56 minutes 12 seconds East, 179.22 feet to a point;

Thence South 17 degrees 03 minutes 48 seconds East, 20.00 feet to a point;

McDONALD'S/CAREY  
 (20' STORM SEWER  
 EASEMENT)

REFERENCE SURVEY VOL. D  
 PAGE 293 IN THE TAX MAP OFFICE

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McDonald's Carey  
20' Wide Storm Sewer Easement  
DGB #2190S

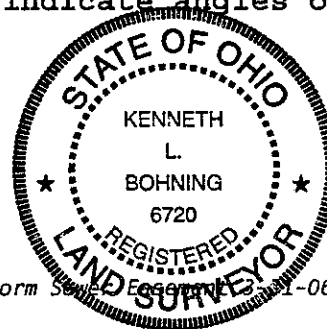
Thence South 72 degrees 56 minutes 12 seconds West, 179.22  
feet to a point;

Thence North 17 degrees 03 minutes 48 seconds West, 20.00  
feet to the principal place of beginning as described by  
Donald G. Bohning & Associates, Inc., in March, 2006.

The courses used in this description are referenced to an  
assumed meridian and are used to indicate angles only.

  
Kenneth L. Bohning

Registered Surveyor No. 6720



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McDonald's Carey  
 35' Wide Access Drive Easement  
 DGB #2190S

March, 2006

LEGAL DESCRIPTION ✓

Situated in the Village of Carey, County of Wyandot, and State of Ohio, and known as being part of the East ½ of the Northwest and Southwest quarters of Section 20, T1S, R13E, and part of a parcel of land conveyed to McDonald's of Hawaii Development Company by deeds recorded in Volume 197, Page 957 and Volume 198, Page 253 of Wyandot County Records, and bounded and described as follows:

Beginning for reference at the Southwest corner of the Northwest Quarter of said Section 20;

Thence South 89 degrees 55 minutes 54 seconds East along the quarter section line, 946.87 feet to its intersection with the southerly line of S.R. 103, variable width, at a point distant 95.00 feet right of Station 280+45 in the centerline survey for said highway;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 605.12 feet to its intersection with the easterly line of a parcel of land conveyed to R & R Takhar LLC by deed recorded in Volume 149, Page 598 of the Official Records of Wyandot County;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 176.16 feet to a point, and the principal place of beginning of the easement herein described;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 35.00 feet to a point;

Thence South 17 degrees 03 minutes 48 seconds East, 400.00 feet to a point in the southerly line of said land conveyed to McDonald's of Hawaii Development Company;

McDONALD'S / CAREY  
 (35' ACCESS  
 EASEMENT)

REFERENCE SURVEY VOL. D  
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McDonald's Carey

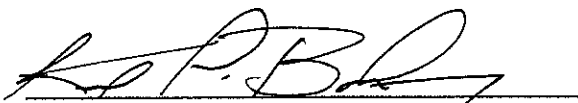
35' Wide Access Drive Easement

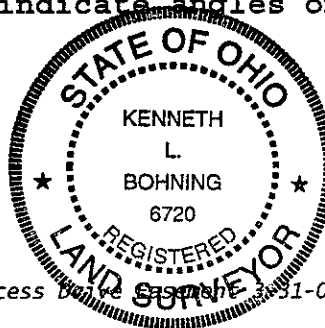
DGB #2190S

Thence South 72 degrees 56 minutes 12 seconds West along the southerly line of said land conveyed to McDonald's of Hawaii Development Company, 35.00 feet to a point;

Thence North 17 degrees 03 minutes 48 seconds West, 400.00 feet to the principal place of beginning as described by Donald G. Bohning & Associates, Inc. in March, 2006.

The courses used in this description are referenced to an assumed meridian and are used to indicate angles only.

  
Kenneth L. Bohning  
Registered Surveyor No. 6720



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McDonald's Carey  
Retention Area Easement  
DGB #2190S

March, 2006

LEGAL DESCRIPTION

Situated in the Village of Carey, County of Wyandot, and State of Ohio, and known as being part of the East ½ of the Northwest and Southwest quarters of Section 20, T1S, R13E, and part of a parcel of land conveyed to McDonald's of Hawaii Development Company by deeds recorded in Volume 197, Page 957 and Volume 198, Page 253 of Wyandot County Records, and bounded and described as follows:

Beginning for reference at the Southwest corner of the Northwest Quarter of said Section 20;

Thence South 89 degrees 55 minutes 54 seconds East along the quarter section line, 946.87 feet to its intersection with the southerly line of S.R. 103, variable width, at a point distant 95.00 feet right of Station 280+45 in the centerline survey for said highway;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 605.12 feet to its intersection with the easterly line of a parcel of land conveyed to R & R Takhar LLC by deed recorded in Volume 149, Page 598 of the Official Records of Wyandot County;

Thence North 72 degrees 56 minutes 12 seconds East along the southerly line of S.R. 103, 428.45 feet to a point of curvature therein;

Thence easterly along the southerly curved line of S.R. 103, being the arc of a curve deflecting to the left, 116.05 feet to its intersection with the easterly line of said land conveyed to McDonald's of Hawaii Development Company, said arc having a radius of 2934.79 feet; a central angle of 2 degrees 15 minutes 56.3 seconds, and a chord which bears North 71 degrees 48 minutes 14 seconds East, 116.04 feet;

McDONALD'S/CAREY  
(RETENTION AREA  
EASEMENT)

REFERENCE SURVEY VOL. D  
PAGE 293 IN THE TAX MAP OFFICE

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McDonald's Carey  
Retention Area Easement  
DGB #2190S

Thence South 19 degrees 19 minutes 44 seconds East along the easterly line of said land conveyed to McDonald's of Hawaii Development Company, 232.48 feet to a point, and the principal place of beginning of the easement herein described;


Thence South 19 degrees 19 minutes 44 seconds East along the easterly line of said land conveyed to McDonald's of Hawaii Development Company, 170.13 feet to its intersection with the southerly line of said land so conveyed;

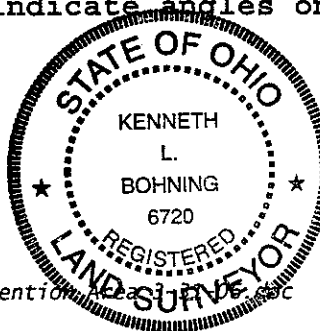
Thence South 72 degrees 56 minutes 12 seconds West along the southerly line of said land conveyed to McDonald's of Hawaii Development Company, 170.00 feet to a point;

Thence North 17 degrees 03 minutes 48 seconds West, 170.00 feet to a point;

Thence North 72 degrees 56 minutes 12 seconds East, 163.27 feet to the principal place of beginning as described by Donald G. Bohning & Associates, Inc. in March, 2006.

The courses used in this description are referenced to an assumed meridian and are used to indicate angles only.

  
Kenneth L. Bohning  
Registered Surveyor No. 6720



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