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Description of a
1105.562 acre tract for
Wilmington Air Park, Inc.
September 1, 2001

Situated in Union Township, Clinton County, Ohio, Virginia Military Survey Numbers 625, 1162, 1170, 2027, 2690, & Number 2694, and being part of the lands as conveyed by deed to Wilmington Air Park, Inc. as recorded in (see Table I) the Clinton County Deed Records and Clinton County Official Records and being more particularly described as follows:

Commencing for reference at a concrete monument found in the line of VMS Number 1162 and Number 1170, being the northwesterly corner of Wilmington Air, Inc.'s 74.578 acre tract (Deed No. 24, Table I) and corner to the Great Oaks Joint Vocational School District's remaining part 92.076 acre tract (Deed Book 239, Page 482), and also being in the northwesterly right of way of Airport Road;

thence with a line of said remaining part 92.076 acre tract, said 74.578 acre tract and said military survey line S 41°17'49" E 53.28' to a railroad spike found in the centerline of Airport Road and being the True Point of Beginning for this tract herein described;

thence with the prolongation of said previous line S 41°17'49" E 39.79' to an iron pin set in the southeasterly right of way of Airport Road;

thence with the southeasterly right of way of Airport Road S 51°30'20" W 189.75' to a concrete monument found at the intersection with the northwesterly right of way of Airborne Road;

thence with said right of way of Airborne Road S 37°48'06" W 635.35' to a concrete monument found at the corner of the right of way of Weil Way;

thence with the right of way of Weil Way N 52°08'40" W 154.89' to a concrete monument found in the southeasterly right of way of Airport Road;

thence with said right of way of Airport Road S 51°30'20" W 102.90' to a concrete monument found;

thence continuing with right of way of Weil Way S 52°08'40" E 179.27' to concrete monument found in the right of way of Airborne Road;

thence with said right of way of Airborne Road S 37°48'06" W 630.25' to an iron pin set at the corner of the right of way of Ruane Drive;

thence with right of way of Ruane Drive N 52°09'47" W 332.94' to a concrete monument found in the right of way of Airport Road;

thence with the right of way of Airport Road S 51°30'20" W 102.92' to a railroad spike found at the corner of the right of way of Ruane Drive;

thence with said right of way S 52°09'47" E 357.33' to a concrete monument found in the right of way of Airborne Road;

thence with said right of way of Airborne Road S 37°48'06" W 1382.49' to a concrete monument found at the corner of EWE Warehouse Investments V, Ltd.'s 7.243 acre tract (Official Record 312, Page 140);

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Legal Description of Tract 1

thence with the line of said 7.243 acre tract N 52°10'13" W 372.54' to an iron pin set;

thence continuing with line of said 7.243 acre tract S 37°46'04" W 775.93' to a 5/8" iron pin found in the line of said EWE Warehouse Investments V, Ltd's 6.518 acre tract (Official Record 312, Page 131);

thence with the line of said 6.518 acre tract N 48°25'41" W 542.03' to a railroad spike found in Airport Road;

thence continuing with the line of said 6.518 acre tract S 46°51'16" W 384.78' to a railroad spike found in the centerline of Old State Route 73 and corner to Airline Professional Association Teamster Local 1224 1.000 acre tract (Official Record 328, Page 711);

thence with the line of said 1.000 acre tract S 47°56'48" W 19.22' to a 5/8" iron pin found, a corner to Great Oaks Joint Vocational School District's remaining part 262.282 acre tract (Official Record 239, Page 482);

thence with said School District's lines on the following courses:

N 48°25'35" W 554.05' to an iron pin set; thence

S 38°12'31" W 502.96' to a 1/2" iron pin found; thence

S 47°59'29" W 295.07' to a 1/2" iron pin found; thence

N 42°02'27" W 339.91' to an iron pin set; thence

S 48°18'06" W 118.31' to a 1/2" iron pin found; thence

N 42°25'19" W 261.00', a PK nail found in concrete bears S 25°47'38" E 0.11'; thence

S 48°18'06" W 750.00' to a 1/2" iron pin found; thence

S 41°41'28" E 399.97' to a 1/2" iron pin found; thence

N 48°19'32" E 206.62' to a 1/2" iron pin found bent; thence

S 41°38'10" E 689.93' to an iron pin set; thence

N 47°31'40" E 275.00' to an iron pin set; thence

S 41°38'01" E 628.96' to an iron pin set at the corner of Aviation Fuel, Inc.'s 6.092 acre tract (Deed Book 285, Page 339);

thence with the northwesterly line of said 6.092 acre tract S 48°21'17" W 762.89' to an iron pin set;

thence continuing with the line of said 6.092 acre tract S 41°39'36" E (passing an iron pin set at 345.53') 347.53';

thence continuing with the southeasterly line of said 6.092 acre tract N 48°19'41" E 764.87' to an iron pin set in the line of said School District's remaining part 262.282 acre tract;

thence with the line of said School District's land S 41°59'12" E 223.37' to a concrete monument found at a corner to the Airborne Road right of way;

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Legal description of Tract 1

thence with said right of way of Airborne Road on the following courses:

S 37°48'06" W 2918.18' to a concrete monument marking the beginning of a curve to the right having a radius of 1150.00';

thence with said curve measured along the arc a distance of 903.21' from which the long chord bears S 60°18'06" W 880.17' to a concrete monument found;

thence S 82°48'06" W 2331.02' to a concrete monument found marking a curve to the left having a radius of 1250.00';

thence with said curve measured along the arc a distance of 730.74' from which a long chord bears S 66°03'16" W 720.38' to a concrete monument found;

thence S 49°18'25" W 911.14' to a concrete monument found marking the beginning of a curve to the right having a radius of 1150.00';

thence with said curve measured along the arc a distance of 385.70' from which a long chord bears S 58°54'55" W 383.89' to a concrete monument found;

thence S 68°31'24" W 2263.22' to a concrete monument found;

thence N 65°31'24" W 48.63' to a concrete monument found in the right of way of State Route 134;

thence with said right of way S 19°31'15" E 133.17' to a concrete monument found in the line of the City of Wilmington's 25.52 acre tract (Deed Book 196, Page 45);

thence with the City's line S 68°31'24" W 30.03' to a PK nail found in the centerline of said State Route 134;

thence with said centerline N 19°31'57" W 2517.43' to a mag nail set;

thence N 71°42'34" E and becoming the southeasterly right of way of Davids Drive (passing an iron pin set at 30.00') 184.98' to an iron pin set, a corner to the Community Improvement Corporation's (also referred to as CIC) remaining part 84.791 acre tract (Official Record 66, Page 559);

thence with the line of said 84.791 acre tract on the following courses:

S 25°31'18" E 83.08' to an iron pin set; thence

S 71°17'58" E 144.92' to an iron pin set; thence

S 14°02'40" E 129.25' to an iron pin set; thence

N 86°08'22" E 343.76' to an iron pin set; thence

S 41°22'12" E 1033.98' to an iron pin set; thence

N 46°19'30" E 230.15' to an iron pin set; thence

N 37°47'40" E 600.49' to an iron pin set; thence

N 52°10'47" W 50.00' to an iron pin set at the southeasterly corner of the Board of County Commissioners' 14.500 acre tract (Official record 302, Page 717);

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Legal description of Tract 1

thence with the line of said 14.500 acre tract and becoming the line of said Commissioners' 5.000 acre tract, CIC's remaining part 187.99 acre tract (Deed Book 281, Page 698), and Navigator Group of Ocala, Inc.'s 30.000 acre tract (Official Record 342, Page 564) N 37°47'40" E 4501.42' to an iron pin set in the line of R.L.R. Investments, L.L.C.'s 17.393 acre tract (Official Record 331, Page 121);

thence with the line of said 17.393 acre tract S 52°12'20" E 44.50' to a 1/2" iron pin found;

thence continuing with the line of said 17.393 acre tract and becoming the line of R.L.R. Investments, L.L.C.'s 15.854 acre tract (Official Record 311, Page 337), David H. Stewart's 5.969 acre tract (Official Record 249, Page 661), Sandra K. Whitley's 5.900 acre tract (Official Record 277, Page 32) and John M. Stanforth's 10.240 acre tract (Official Record 339, Page 134) N 37°47'38" E 4220.18' to a 5/8" iron pin found;

thence continuing with Stanforth's line N 48°28'45" W 344.86' to a 5/8" iron pin found in the line of the Clinton County Animal Protective Association for the Prevention of Cruelty to Animals 1.322 acre tract (Deed Book 268, Page 139);

thence with the line of said 1.322 acre tract and becoming the line of Wilmington College's 60.45 acre tract (Official Record 231, Page 735), the National Bank And Trust Co.'s 205.51 acre tract (Official Record 180, Page 818), and the line of B. Anthony Williams Trust's remaining part 536.23 acre tract (Official Record 349, Page 119) N 37°48'39" E 4357.17' to a 1" iron pin found;

thence with the Williams Trust's lands on the following courses:

S 52°13'32" E 309.65' to a 1/2" iron pin found; thence

N 29°16'39" E 908.59', a 5/8" iron pin found bears S 6°19'35" E 0.16'; thence S 52°11'31" E 524.99' to a 5/8" iron pin found; thence

N 37°48'29" E 900.00' to a 5/8" iron pin found; thence

S 52°11'31" E 400.00', a 5/8" iron pin found bears S 31°27'27" E 0.16'; thence

S 37°49'29" W 900.00' to a 1/2" iron pin found; thence

S 52°11'31" E 524.99' to a 5/8" iron pin found at a corner to ABX Air, Inc.'s remaining part 113.525 acre tract (Official Record 88, Page 438);

thence with the line of said 113.525 and becoming the line of Wilmington Commerce Park Partnership's 6.130 acre tract (Official Record 350, Page 505) and the line of previous said Great Oaks Joint Vocational School District's remaining part 92.076 acre tract S 46°19'54" W 1373.16' to a 1/2" iron pin found;

thence with said School District's line S 52°11'49" E 938.65' to an iron pin set at the corner of Aviation Fuel, Inc.'s 4.586 acre tract (Deed Book 285, Page 337), an iron pin set bears S 69°20'39" W 0.36';

thence with the lines of said 4.586 acre tract on the following courses:

S 40°42'14" W 400.42' to a 5/8" iron pin found; thence

N 52°08'36" W 118.01' to a mag nail set; thence

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Legal description of Tract 1

S 37°49'33" W 27.76' to a drill hole found in concrete; thence

S 52°16'50" E (passing a nail found at 50.00') 587.82' to a 5/8" iron pin found; thence

N 37°47'15" E 426.46' to a 1/2" iron pin found in the line of said School District's lands;

thence with the line of said School District's remaining part 92.076 acre tract S 52°14'24" E

317.64' to a 1/2" iron pin found;

thence continuing with said School District's line S 37°55'13" W 565.93' to a 1" iron pin found;

thence still with the line of said School District's land S 52°12'33" E 451.34' to a 1/2" iron pin found at the corner of the City of Wilmington's 0.84 acre tract (Official Record 204, Page 219);

thence with the line of said 0.84 acre tract S 37°50'00" W 244.92' to an iron pin set at the corner of Rotary Forms Press, Inc.'s 4.896 acre tract (Deed Book 264, Page 1);

thence with the line of said 4.896 acre tract N 52°15'20" W 554.15' to a 3/4" iron pin found in the line of R.L.R. Investments, L.L.C.'s remaining part 5.362 acre tract (Official Record 298, Page 283);

thence with the line of said R.L.R. Investments on the following courses:

N 37°44'43" E 14.01' to a 5/8" iron pin found; thence

N 52°14'57" W 330.66' to a chiseled "X" found in concrete; thence

S 37°49'36" W 310.99' to a chiseled "X" found in concrete; thence

S 52°15'28" E and becoming the centerline of Hunter Drive 365.11' to a 1/2" iron pin found;

thence with the centerline of Hunter Drive S 37°48'20" W 497.69' to a railroad spike found at the intersection with the centerline of Ruane Drive;

thence with the centerline of Ruane Drive S 52°08'34" E 684.83' to a railroad spike found, a corner to Wilmington Air Park Inc.'s 0.392 acre tract (Official Record 492, Page 324);

thence with the lines of said 0.392 acre tract on the following courses:

S 37°46'29" W 159.87'; thence

S 52°08'20" E 106.84'; thence

N 37°45'40" E 159.87' to a railroad spike found in the centerline of Ruane Drive;

thence with said centerline S 52°08'34" E 264.73' to a PK nail found in the centerline of Airport Road;

thence with the centerline of Airport Road N 51°30'59" E 1654.26' to the true Point of Beginning containing 1105.622 acres of land, more or less, subject to all legal highways, easements, conditions and restrictions of record.

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Legal description of Tract 1

Note: The above described tract saves and excepts a 5.001 acre tract as conveyed by deed to Aviation Fuel as recorded in Clinton County Official Record 212, Page 848. Refer to Table 1 for the list of Source Deeds pertaining to the above described tract. Also, the above described 1105.562 acre tract contains 43.743 acres in VMS Number 625, 412.687 acres in VMS Number 1162, 35.261 acres in VMS 1170, 542.797 acres in VMS Number 2027, 69.871 acres in VMS Number 2690, and 1.203 acres in VMS 2694..

This survey is based upon a field survey conducted under the direction of R. Douglas Sutton, Ohio Professional Surveyor No.7124 by CLINCO & SUTTON SURVEYORS in September, 2001.

Iron pins referred to as set are 5/8" diameter steel and 30" in length with a yellow cap stamped "CLINCO & SUTTON".

Bearings are based upon an assumed azimuth and are for angular measurement purposes only.

Recorded in Volume _____, Plat No. _____, of the Clinton County Engineers Record of Land Division.

Prepared by:



R. Douglas Sutton, P.S.

Ohio Professional Surveyor

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Description of a
 784.989 tract for
 Wilmington Air Park, Inc.
 September 1, 2001

Situated in Union Township, Clinton County, Ohio, Virginia Military Survey Numbers 1162, 1170, & Number 2027, and being part of the lands as conveyed by deed to Wilmington Air Park, Inc. as recorded in (see Table I) the Clinton County Deed Records and Clinton County Official Records and being more particularly described as follows:

Beginning at a concrete monument found in the line of VMS Number 1162 and Number 1170, being the northwesterly corner of Wilmington Air, Inc.'s 74.578 acre tract (Deed No. 24, Table I) and corner to the Great Oaks Joint Vocational School District's remaining part 92.076 acre tract (Deed Book 239, Page 482), and also being the in the northwesterly right of way of Airport Road;

thence with said right of way of Airport Road N 51°38'32" E 1874.58' to a railroad spike found in the centerline of State Route 73;

thence with the centerline of said State Route 73 with a curve to the right having a radius of 3819.72', an arc distance of 2100.51' and a long chord which bears S 22°10'20" E 2074.14' to a railroad spike found marking the northeasterly corner of Fortress Properties' remaining part 20.967 acre tract (Official Record 143, Page 182);

thence with the line of said 20.967 acre tract S 50°11'27" W (passing a 5/8" iron pin found at 1151.78') 1166.78' to a 5/8" iron pin found in the line of VMS Number 1170 & Number 1162;

thence continuing with the line of said 20.967 acre tract, said military survey line, and becoming the line of the Ohio Conference Association's 8.00 acre tract (Official Record 140, Page 724) S 42°16'17" E 1107.42' to a 5/8" iron pin found at the corner of Wilmington Savings Bank's 2.000 acre tract (Official Record 451, Page 19);

thence with said Bank's line and becoming the line of James L. Young et al's remaining part 14.000 acre (Deed Book 264, Page 249) S 46°25'06" W 1502.19' to an iron pin set;

thence continuing with Young's line S 42°06'40" E 457.85' to a railroad spike found in the centerline of McCoy Road and in the line of VMS Number 1162;

thence with said centerline and military survey line S 46°31'17" W 1665.96' to a PK nail found (broken) at the intersection of Old State Route 73 and Jenkins Road, said nail also being a corner to Wilmington College's 70.50 acre tract (Deed Book 184, Page 306);

thence with the lines of said College's land on the following courses:

N 88°44'31" W 640.33' to a 5/8" iron pin found; thence

N 53°33'29" W 675.66' to a railroad spike found in an existing bridge; thence

S 46°50'37" W 2580.46' to an iron pin set in the original line of VMS Number 1162 and Number 2027;

thence with said survey line S 41°05'07" E (passing a 5/8" iron pin found at 738.82') 928.55' to a 5/8" iron pin found at the corner of said College's 0.50 acre tract;

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Legal description of Tract 2

thence with the line of said 0.50 acre tract S 49°41'53" W 107.44' to a 1" iron pin found;

thence continuing with the line of said 0.50 acre tract S 40°21'08" E 203.98' to a PK found in the centerline of Jenkins Road and in the line of VMS Number 2027 and Number 2386 Middle;

thence with said VMS line and Jenkins Road S 49°04'51" W 1180.14' to a PK nail found;

thence continuing with said VMS line and Jenkins Road S 50°04'19" W 1539.72' to a PK nail found;

thence still with said VMS line and Jenkins Road S 50°09'05" W 3009.92' to an iron pin set at the corner of Eugene W. Finke's 170.93 acre tract (Official Record 155, Page 806), Suburban Investment Co.'s 88.61 acre tract (Official Record 191, Page 337), and Wilmington Air Park's 150 acres (Official Record 79, Page 218);

thence with the line of said 88.61 acre tract and becoming the line of the City of Wilmington's 64.94 acre tract (Deed Book 196, Page 45) N 41°29'02" W 2504.68' to a ½" iron pin found;

thence continuing with the line of said City's 64.94 acre tract N 41°23'58" W (passing a 5/8" iron pin found at 894.53') 904.53' to the line of the grantor's 2.586 acre tract (Number 44, Table 1);

thence with the line of said 2.586 acre tract S 49°56'35" W 357.79' to a ½" iron pin found;

thence continuing with the line of said 2.586 acre tract N 41°42'23" W 9.87' to a ½" iron pin found (bent) in the northwesterly line of a 20' wide private roadway;

thence with the line of said roadway S 49°57'18" W 1598.45' to the corner of the City of Wilmington's 25.52 acre tract (Deed Book 196, Page 45);

thence with the line of said 25.52 acre tract N 41°23'07" W (passing a ½" iron pin found at 5.00') 603.72' to a 5/8" iron pin found in the southeasterly right of way of Airborne Road;

thence with said right of way of Airborne Road on the following courses:

N 68°31'24" E 980.70' to a concrete monument found marking the beginning of a curve to left having a radius of 1250.00';

thence with said curve measured along the arc a distance of 419.24' from which a long chord bears N 58°54'55" E 417.28' to a concrete monument found;

thence N 49°18'25" E 911.14' to a concrete monument found marking the beginning of a curve to the right having a radius of 1150.00';

thence with said curve measured along the arc a distance of 672.28' from which a long chord bears N 66°03'16" E 662.75' to a concrete monument found;

thence N 82°48'06" E 2331.02' to a concrete monument found marking the beginning of a curve to the left having a radius of 1250.00';

thence with said curve measured along the arc a distance of 981.75' from which a long chord bears N 60°18'06" E 956.71' to a concrete monument found;

thence N 37°48'06" E 1785.93' to a concrete monument found;

thence N 38°40'11" E 660.08' to a concrete monument found;

thence N 37°48'06" E 2098.06' to a concrete monument found;

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Description of a
1.187 acre tract for
Wilmington Air Park, Inc.
Tract 3
September 1, 2001

Situated in Union Township, Clinton County, Ohio, Virginia Military Survey Number 1162, and being part of the remaining part of a 10.942 acre tract as conveyed by deed to Wilmington Air Park, Inc. as recorded in Volume 64, Page 154 of the Clinton County Official Records and being more particularly described as follows:

Commencing for reference at a railroad spike found at the intersection of the centerlines of Old State Route 73 and Airport Road;

thence with the centerline of Old State Route 73, S 48°25'58" E 235.20' to a railroad spike found at the southeasterly corner of Airline Professional Association's, Teamster Local 1224, 1.000 acre tract (Official Record 328, Page 711) and being the True Point of Beginning for this tract herein described;

thence with the prolongation of said centerline S 48°25'58" E 50.03' to a railroad spike found at the corner of EWE Warehouse Investments V, Ltd.'s 6.252 acre tract (Official Record 312, Page 135);

thence with the line of said 6.252 acre tract S 43°22'44" W 360.46' to a 5/8" iron pin found in the line of Great Oaks Joint Vocational School District's remaining part 262.282 acre tract (Deed Book 239, Page 482);

thence with said School District's line N 48°21'44" W 279.27' to a 1" O.D. pipe found;

thence continuing with School District's line N 48°02'14" E 151.88' to a 5/8" iron pin found at the corner of said Airline Professional Association's 1.000 acre tract;

thence with the line of said 1.000 acre tract S 48°26'31" E 217.06' to a 5/8" iron pin found;

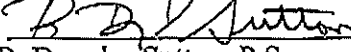
thence continuing with the line of said 1.000 acre tract N 43°20'16" E 209.09' to the True Point of Beginning containing 1.187 acres of land, more or less, subject to all legal highways, easements, conditions and restrictions of record.

This survey is based upon a field survey conducted under the direction of R. Douglas Sutton, Ohio Professional Surveyor No.7124 by CLINCO & SUTTON SURVEYORS in September, 2001.

Iron pins referred to as set are 5/8" diameter steel and 30" in length with a yellow cap stamped "CLINCO & SUTTON".

Bearings are based upon an assumed azimuth and are for angular measurement purposes only.

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Prepared by: 
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Ohio Professional Surveyor

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Description of a
1.183 acre tract for
Wilmington Air Park, Inc.
Tract 4
September 1, 2001

Situated in Union Township, Clinton County, Ohio, Virginia Military Survey Number 1162, and being part of the remaining part of a 3.367 acre tract and part of a 0.41 acre tract as conveyed by deed to Wilmington Air Park, Inc. as recorded in Volume 64, Page 401 and Volume 148, Page 65 of the Clinton County Official Records and being more particularly described as follows:

Beginning at a mag nail set at the intersection of the northwesterly right of way of Airborne Road and the centerline of Old State Route 73;

thence with the centerline of Old State Route 73, N 53°56'30" W 182.12' to a mag nail set at the corner of EWE Warehouse Investments V, Ltd's 7.243 acre tract (Official Record 312, Page 140);

thence with the line of said 7.243 acre tract N 34°58'16" E (passing a 5/8" iron pin found at 54.06') 120.22' to a 5/8" iron pin found;

thence continuing with the line of said 7.243 acre tract N 67°10'58" E 296.11' to a 5/8" iron pin found;

thence still with the line of said 7.243 acre tract S 55°30'32" E 42.71' to a concrete monument found in the northwesterly right of way of Airborne Road;

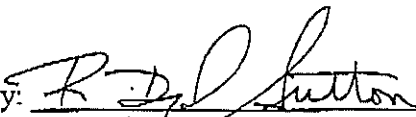
thence with said right of way S 37°47'37" W 375.02' to the Point of Beginning containing 1.183 acres of land, more or less, subject to all legal highways, easements, conditions and restrictions of record.

This survey is based upon a field survey conducted under the direction of R. Douglas Sutton, Ohio Professional Surveyor No.7124 by CLINCO & SUTTON SURVEYORS in August, 2001.

Iron pins referred to as set are 5/8" diameter steel and 30" in length with a yellow cap stamped "CLINCO & SUTTON".

Bearings are based upon an assumed azimuth and are for angular measurement purposes only.

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Ohio Professional Surveyor