

### RECORD DESCRIPTION

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN THE TOWNSHIP OF NORTH FAYETTE, COUNTY OF ALLEGHENY AND COMMONWEALTH OF PENNSYLVANIA, IDENTIFIED AS LOT 11A AS SHOWN ON A RECORDED SUBDIVISION PLAN PREPARED BY MICHAEL BAKER, JR., INC. TITLED "SUBDIVISION PLAN OF METRO PLAN OF LOTS - PHASE II - SUBDIVISION PLAN 1 OF LOT 11, DATED JANUARY 23, 1998 AND RECORDED ON APRIL 22, 1998 IN THE DEPARTMENT OF REAL ESTATE OF ALLEGHENY COUNTY, PENNSYLVANIA, IN PLAN BOOK VOLUME 208, PAGES 95 TO 98, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN (FOUND) ON THE SOUTHERLY RIGHT OF WAY LINE OF SUMMIT PARK DRIVE, AN 80 FOOT RIGHT OF WAY WAS RECORDED IN THE DEPARTMENT OF REAL ESTATE OF ALLEGHENY COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 944, PAGE 102, AND THE COMMON NORTHWESTERLY CORNER OF NORTH FAYETTE BOOKSTORE LIMITED PARTNERSHIP'S LOT 5A AS RECORDED IN THE DEPARTMENT OF REAL ESTATE OF ALLEGHENY COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 992, PAGE 602, AND SHOWN ON A RECORDED SUBDIVISION PLAN TITLED "METRO PLAN OF LOTS - PHASE II - SUBDIVISION OF LOT NOS. 5 AND 6" AS RECORDED IN THE DEPARTMENT OF REAL ESTATE OF ALLEGHENY COUNTY, PENNSYLVANIA, IN PLAN BOOK VOLUME 196, PAGES 167 TO 172, AND SAID POINT ALSO BEING THE NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED LOT 11A, THENCE CONCORDANT WITH THE WESTERLY PROPERTY LINE OF NORTH FAYETTE BOOKSTORE LIMITED PARTNERSHIP'S LOT 5A BY THE FOLLOWING TWO COURSES AND DISTANCES: (1) SOUTH 21° 06' 01" WEST A DISTANCE OF 40.00 FEET TO AN IRON PIN FOUND, (2) SOUTH 00° 00' 00" WEST A DISTANCE OF 356.88 FEET TO A POINT ON THE WESTERLY PROPERTY LINE OF NORTH FAYETTE BOOKSTORE LIMITED PARTNERSHIP'S LOT 5A, THENCE CONCORDANT WITH THE NORTHERLY PROPERTY LINE OF METRO PROPERTY DEVELOPER'S LOT 11 (REVISED JANUARY 22, 1998) AS SHOWN ON A RECORDED SUBDIVISION PLAN TITLED "SUBDIVISION PLAN OF METRO PLAN OF LOTS - PHASE III - SUBDIVISION PLAN 1 OF LOT 11" DATED JANUARY 23, 1998 AND RECORDED ON APRIL 22, 1998 IN THE DEPARTMENT OF REAL ESTATE OF ALLEGHENY COUNTY, PENNSYLVANIA, IN PLAN BOOK VOLUME 208, PAGES 95 TO 98, BY THE FOLLOWING THREE COURSES AND DISTANCES: (1) SOUTH 90° 00' 00" WEST A DISTANCE OF 256.08 FEET TO POINT, (2) NORTH 45° 00' 00" WEST A DISTANCE OF 254.92 FEET TO POINT, AND (3) NORTH 34° 01' 05" WEST A DISTANCE OF 50.00 FEET TO POINT ON THE EASTERLY RIGHT OF WAY LINE OF CHAUVET DRIVE, A 68 FOOT WIDE RIGHT OF WAY, SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF THE HEREIN DESCRIBED LOT 11A, THENCE CONCORDANT WITH THE EASTERLY RIGHT OF WAY LINE OF CHAUVET DRIVE BY THE FOLLOWING FIVE COURSES AND DISTANCES: (1) BY AN ARC CURVING TO THE LEFT HAVING A RADIUS OF 178.00 FEET, AN ARC LENGTH OF 101.97 FEET AND A CHORD BEARING OF NORTH 39° 34' 15" EAST A DISTANCE OF 100.58 FEET TO POINT, (2) NORTH 22° 09' 36" EAST, A DISTANCE OF 52.95 FEET TO POINT, (3) BY AN ARC CURVING TO THE RIGHT HAVING A RADIUS OF 272.20 FEET, AN ARC LENGTH OF 65.34 FEET AND A CHORD BEARING OF NORTH 33° 12' 07" EAST A DISTANCE OF 94.86 FEET TO POINT, (4) NORTH 43° 14' 38" EAST A DISTANCE OF 125.94 FEET TO POINT, AND (5) BY AN ARC CURVING TO THE RIGHT HAVING A RADIUS OF 30.00 FEET, AN ARC LENGTH OF 45.00 FEET AND A CHORD BEARING OF NORTH 86° 12' 57" EAST A DISTANCE OF 40.90 FEET TO POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF SUMMIT PARK DRIVE, THENCE CONCORDANT WITH THE SOUTHERLY RIGHT OF WAY LINE OF SUMMIT PARK DRIVE, BY AN ARC CURVING TO THE LEFT HAVING A RADIUS OF 790.00 FEET, AN ARC LENGTH OF 249.39 FEET AND A CHORD BEARING OF SOUTH 59° 51' 22" EAST, A DISTANCE OF 248.36 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED LOT 11A.

TOGETHER WITH THE BENEFICIAL RIGHTS CONTAINED IN THE FOLLOWING PYLON SIGN AGREEMENTS AND ADDENDA THERETO:

PLYLON SIGN AGREEMENT #1 (BENEFITS AND BURDENS) LOT 11:

AGREEMENT RECORDED ON SEPTEMBER 9, 1997 IN DEED BOOK VOLUME 10030, PAGE 618; AS AFFECTED BY FIRST ADDENDUM TO PYLON SIGN AGREEMENT RECORDED ON DECEMBER 15, 1997 IN DEED BOOK VOLUME 10097, PAGE 483; AND SECOND ADDENDUM TO PYLON SIGN AGREEMENT RECORDED ON APRIL 27, 1998 IN DEED BOOK VOLUME 10182, PAGE 251.

PLYLON SIGN AGREEMENT #2 (BENEFITS ONLY) LOT 9:

AGREEMENT RECORDED ON SEPTEMBER 9, 1997 IN DEED BOOK VOLUME 10030, PAGE 603; AS AFFECTED BY FIRST ADDENDUM TO PYLON SIGN AGREEMENT RECORDED ON DECEMBER 15, 1997 IN DEED BOOK VOLUME 10043, PAGE 65; AND SECOND ADDENDUM TO PYLON SIGN AGREEMENT RECORDED ON APRIL 27, 1998 IN DEED BOOK VOLUME 10182, PAGE 240.

PLYLON SIGN AGREEMENT #3 (BENEFITS ONLY) INTERCHANGE:

AGREEMENT RECORDED ON MARCH 15, 1996 IN DEED BOOK VOLUME 9651, PAGE 385; AS AFFECTED AND AMENDED BY FIRST ADDENDUM TO PYLON SIGN AGREEMENT RECORDED IN DEED BOOK VOLUME 9693, PAGE 644; AMENDMENT TO PYLON SIGN AGREEMENT RECORDED IN DEED BOOK VOLUME 10151, PAGE 481; AS AMENDED BY SECOND ADDENDUM TO PYLON SIGN AGREEMENT RECORDED IN DEED BOOK VOLUME 9818, PAGE 656; FIRST AMENDMENT TO SECOND ADDENDUM TO PYLON SIGN AGREEMENT RECORDED IN DEED BOOK VOLUME 10200, PAGE 561; THIRD ADDENDUM TO PYLON SIGN AGREEMENT RECORDED ON JUNE 27, 1998 IN DEED BOOK VOLUME 10229, PAGE 506; DECLARATION RESPECTING PYLON SIGN AGREEMENT RECORDED IN DEED BOOK VOLUME 10159, PAGE 472; AND FOURTH ADDENDUM TO PYLON SIGN AGREEMENT RECORDED IN DEED BOOK VOLUME 10182, PAGE 230.

AND FURTHER TOGETHER WITH THE BENEFICIAL RIGHTS CONTAINED IN THE SITE COVENANT AGREEMENT DATED APRIL 22, 1998 AND RECORDED ON APRIL 27, 1998 IN DEED BOOK VOLUME 10182, PAGE 212.

BEING DESIGNATED AS BLOCK 412-A, LOT 1 (FORMERLY 9929-X-87183) IN THE DEED REGISTRY OFFICE OF ALLEGHENY COUNTY, PENNSYLVANIA, BEING TAX PARCEL NO. 0412-J-0001-0000-00.

BEING THE SAME PREMISES WHICH WELLS FARGO BANK NORTHWEST, N.A. (FORMERLY KNOWN AS FIRST SECURITY BANK, NATIONAL ASSOCIATION), AS PASS THROUGH TRUSTEE UNDER A PASS THROUGH TRUST AGREEMENT DATED AS OF OCTOBER 23, 1996 WITH PAME WESSOR REAL ESTATE SECURITIES, INC. BY DEED DATED 6/8/2010 AND RECORDED 6/11/2010 IN THE COUNTY OF ALLEGHENY IN DEED BOOK VOLUME 14289 PAGE 28, GRANTED AND CONVEYED UNTO 800 CHAUVET DRIVE PA, L.P., A PENNSYLVANIA LIMITED PARTNERSHIP, IN FEE.

THE PROPERTY DESCRIBED AND SHOWN HEREON IS THE SAME PROPERTY DESCRIBED IN FIRST AMERICAN TITLE INSURANCE COMPANY TITLE COMMITMENT NO. NCS-502351PA1-PHX1 DATED AUGUST 18, 2011.

### NOTES CORRESPONDING TO SCHEDULE B, SECTION II

- RIGHTS GRANTED TO FORT PITT NATURAL GAS COMPANY AS SET FORTH IN DEED BOOK VOLUME 1815 PAGE 430. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY BUT IS BLANKET IN NATURE OVER THE ENTIRETY OF THE PROPERTY AND THEREFORE CANNOT BE PLOTTED.
- RIGHTS GRANTED TO SOUTH WEST PENNSYLVANIA PIPE LINES AS SET FORTH IN DEED BOOK VOLUME 1827 PAGE 127. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY BUT IS BLANKET IN NATURE OVER THE ENTIRETY OF THE PROPERTY AND THEREFORE CANNOT BE PLOTTED.
- RIGHTS GRANTED TO WEST PENN POWER COMPANY AS SET FORTH IN DEED BOOK VOLUME 3132 PAGE 208; DEED BOOK VOLUME 8006 PAGE 160; DEED BOOK VOLUME 10154 PAGE 613 AND DEED BOOK VOLUME 10224 PAGE 100. THIS ITEM IS PLOTTED HEREON AND DOES AFFECT THE SUBJECT PROPERTY.
- RIGHTS GRANTED TO NATIONAL TRANSIT COMPANY AS SET FORTH IN DEED BOOK VOLUME 4022 PAGE 75 AND DEED BOOK VOLUME 4144 PAGE 317. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY BUT IS BLANKET IN NATURE OVER THE ENTIRETY OF THE PROPERTY AND THEREFORE CANNOT BE PLOTTED.
- SUBJECT TO ALL MATTERS SHOWN ON THE PLAN AS RECORDED IN THE RECORDER'S OFFICE OF ALLEGHENY COUNTY, PENNSYLVANIA IN PLAN BOOK VOLUME 148 PAGE 182-187, PLAN BOOK VOLUME 196 PAGE 167-172 AND PLAN BOOK VOLUME 208 PAGE 95-98. THIS ITEM IS PLOTTED HEREON AND DOES AFFECT THE SUBJECT PROPERTY.
- SITE COVENANT AGREEMENT AS SET FORTH IN DEED BOOK VOLUME 10182 PAGE 212. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY BUT IS BLANKET IN NATURE OVER THE ENTIRETY OF THE PROPERTY AND THEREFORE CANNOT BE PLOTTED.
- AGREEMENT AS SET FORTH IN DEED BOOK VOLUME 10030 PAGE 618; FIRST ADDENDUM THERETO IN DEED BOOK VOLUME 10097 PAGE 483 AND SECOND ADDENDUM THERETO IN DEED BOOK VOLUME 10182 PAGE 251. THIS ITEM IS PLOTTED HEREON AND DOES AFFECT THE SUBJECT PROPERTY.
- AGREEMENT AS SET FORTH IN DEED BOOK VOLUME 10030 PAGE 603; AMENDED BY FIRST ADDENDUM THERETO IN DEED BOOK VOLUME 10043 PAGE 65; AND FURTHER AMENDED BY SECOND ADDENDUM IN DEED BOOK VOLUME 10182 PAGE 240. THIS ITEM DOES AFFECT AND BENEFIT THE SUBJECT PROPERTY BUT IS LOCATED AT THE WESTERMOST INTERSECTION OF CHAUVET DRIVE AND SUMMIT PARK DRIVE (SEE VICINITY MAP).
- AGREEMENT AS SET FORTH IN DEED BOOK VOLUME 9651 PAGE 385; AS AFFECTED AND AMENDED BY FIRST ADDENDUM THERETO IN DEED BOOK VOLUME 9693 PAGE 644; AMENDMENT TO AGREEMENT THERETO IN DEED BOOK VOLUME 9818 PAGE 656; FIRST AMENDMENT TO FIRST ADDENDUM THERETO IN DEED BOOK VOLUME 10151 PAGE 481; AS AMENDED BY SECOND ADDENDUM THERETO IN DEED BOOK VOLUME 10200 PAGE 561; THIRD ADDENDUM THERETO IN DEED BOOK VOLUME 10229 PAGE 506; DECLARATION RESPECTING AGREEMENT RECORDED IN DEED BOOK VOLUME 10159 PAGE 472; AND FOURTH ADDENDUM THERETO IN DEED BOOK VOLUME 10182 PAGE 230. THIS DOES AFFECT AND BENEFIT THE SUBJECT PROPERTY BUT IS LOCATED ALONG AIRPORT PARKWAY NEAR ITS INTERSECTION WITH SUMMIT PARK DRIVE (SEE VICINITY MAP).

### LEGEND

MONUMENT	UNKNOWN MANHOLE	WATER VALVE
IRON PIPE/REBAR	ELECTRIC MANHOLE	WATER METER
DEED BOOK VOLUME	SANITARY MANHOLE	FIRE HYDRANT
PLAT BOOK VOLUME	CLEAN OUT	WATER SHUT OFF
PAGE	TELEPHONE MANHOLE	WELL
RIGHT OF WAY	STORM MANHOLE	IRRIGATION CONTROL VALVE
SIGN	CATCH BASIN	GAS VALVE
FLAGPOLE	LIGHT POLE	GAS METER
MAILBOX	WALL-MOUNTED LIGHT	UTILITY POLE
DUMPSTER	BOLLARD	GUY WIRE
HANDICAP SYMBOL	TREE	ELECTRIC METER
PROPERTY LINE (PO)	WATER LINE	
PROPERTY LINE	GAS LINE	
SETBACK LINE	ELECTRIC LINE	
WETLANDS BOUNDARY	TELEPHONE LINE	
STREAM OR BROOK	OVERHEAD WIRES	
TREE LINE	SANITARY SEWER	
CHAIN LINK FENCE	STORM SEWER	
WOOD FENCE	GUIDE RAIL	

### STATEMENT OF ENCROACHMENTS

NO SIGNIFICANT OBSERVATIONS OF ANY ENCROACHMENTS MADE AT THE TIME OF THE SURVEY.

### FLOOD NOTE:

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE X OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 4000000000, WHICH BEARS AN EFFECTIVE DATE OF OCTOBER 4, 1995 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. WE HAVE LEARNED THIS COMMUNITY DOES CURRENTLY PARTICIPATE IN THE PROGRAM. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND AN ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THIS DETERMINATION OR APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

### ZONING INFORMATION

THE SUBJECT PROPERTY IS ZONED AS "B-2", GENERAL BUSINESS DISTRICT.

MINIMUM LOT AREA: 20,000 SQ. FT.

MINIMUM LOT WIDTH AT MINIMUM FRONT PRINCIPAL BUILDING SETBACK: 100 FT.

**BUILDING SETBACKS**  
FRONT SETBACK: 30 FT. (35 FT. AS SET FORTH ON P.B.V. 208, PG. 95-98)  
SIDE SETBACK: 50 FT. ADJOINING RESIDENTIAL, 20 FT. ALL OTHERS  
REAR SETBACK: 30 FT. ADJOINING RESIDENTIAL, 30 FT. ALL OTHERS

MAXIMUM LOT COVERAGE: 80%

MAXIMUM PRINCIPAL STRUCTURE HEIGHT: 80 FT.  
MAXIMUM PARKING STRUCTURE/GARAGE HEIGHT: 35 FT.  
MAXIMUM HEIGHT OF ALL OTHER ACCESSORY STRUCTURES: 20 FT.

**PARKING REQUIREMENTS**  
RETAIL STORE (>20,000 SQ. FT.): 1 SPACE PER 150 SQ. FT. OF GROSS FLOOR AREA

**MINIMUM LOADING REQUIREMENTS**  
RETAIL STORE (20,000 - 60,000 SQ. FT.): 3 BERTHS

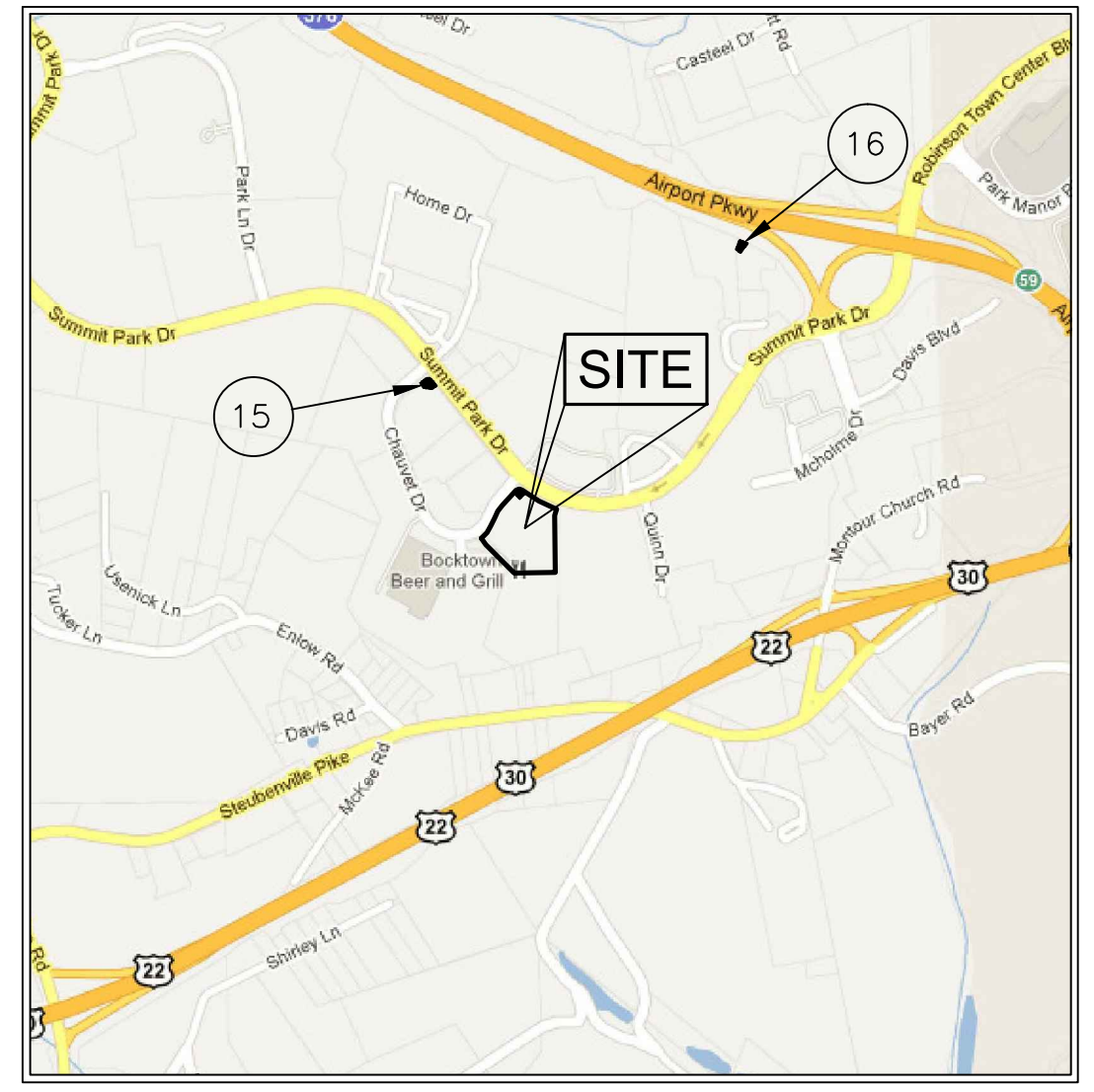
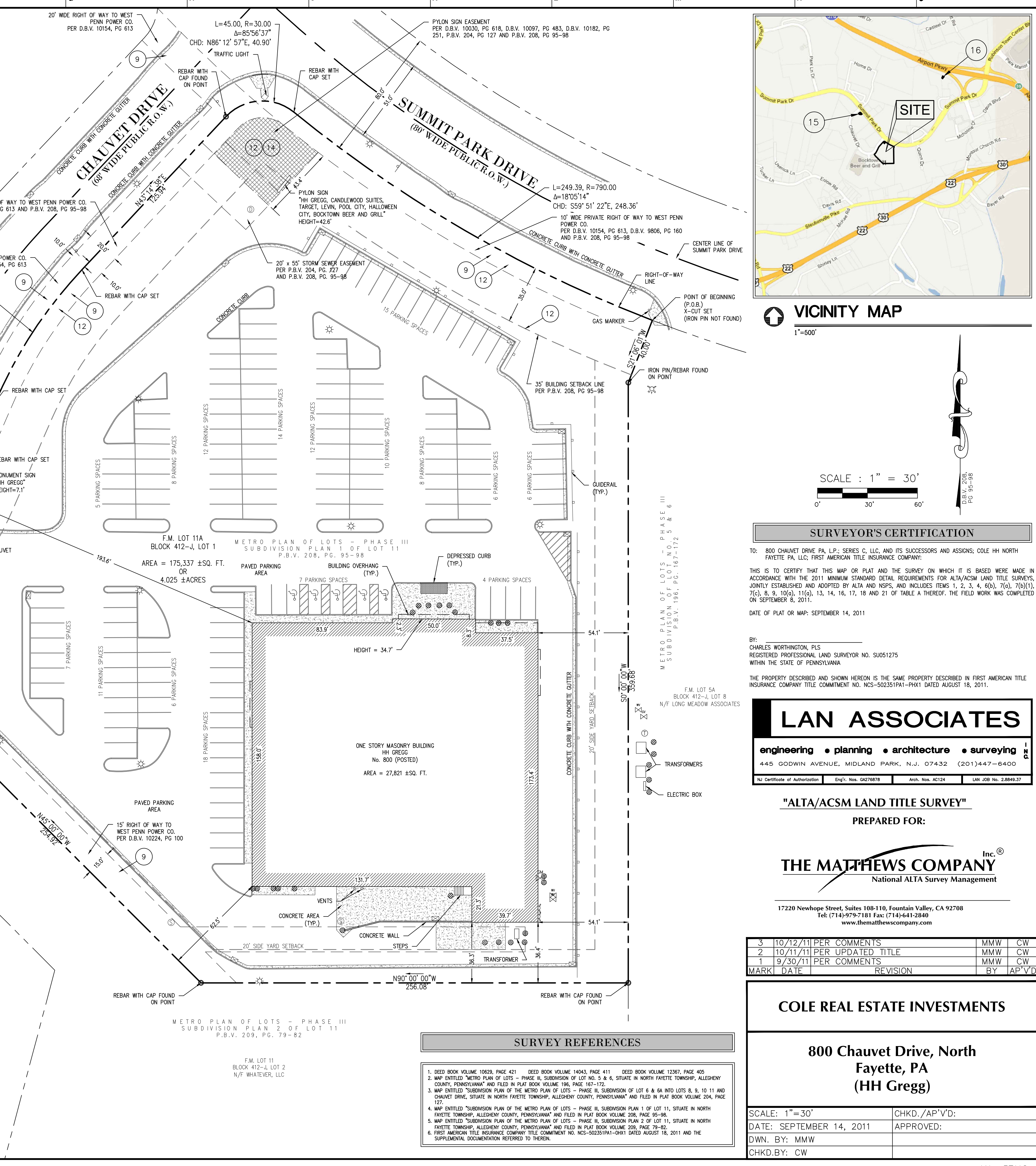
**NOTES:**  
BECAUSE THERE MAY BE A NEED FOR INTERPRETATION OF THE APPLICABLE ZONING CODES, WE REFER YOU TO THE TOWNSHIP OF NORTH FAYETTE AND THE APPLICABLE ZONING CODES.

\*THE CURRENT ZONING CLASSIFICATION ALLOWS FOR THE CURRENT USE OF THE SUBJECT PROPERTY.

**PARKING COUNT**  
AT THE TIME OF THE SURVEY, THERE WERE 144 REGULAR PARKING SPACES AND 5 HANDICAPPED PARKING SPACES FOR A TOTAL OF 149 PARKING SPACES ON THE SUBJECT PROPERTY.

### SURVEY NOTES

- PROPERTY SUBJECT TO DOCUMENTS OF RECORD.
- THE SUBJECT PROPERTY IS SUBJECT TO EASEMENTS, RESTRICTIONS, OR EXCEPTIONS, OR CONVEYANCES THAT MAY EXIST.
- ONLY SURFACE CONDITIONS ARE SHOWN, NO RESPONSIBILITY IS TAKEN FOR BURIED PIPES, WIRES, SEPTIC, WELLS, UTILITY, ETC.
- THE SUBJECT PROPERTY IS SUBJECT TO THE RIGHTS OF THE PUBLIC IN ANY PORTION OF SAID PROPERTY LYING WITHIN THE RIGHTS OF WAY OF THE ROADS SHOWN.
- THIS SURVEY MAP CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY.
- THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS ON THE SUBJECT PROPERTY.
- THERE ARE NO CHANGES IN STREET RIGHT OF WAY LINES EITHER COMPLETED OR PROPOSED TO THE BEST OF OUR KNOWLEDGE, AND AVAILABLE FROM CONTROLLING JURISDICTION.
- THERE IS NO OBSERVABLE EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.
- THERE IS NO OBSERVABLE EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SUMP, OR SANITARY LANDFILL OR CEMETERY.
- ALL UTILITIES APPEAR TO ENTER THE PROPERTY VIA A PUBLIC RIGHT-OF-WAY OR A UTILITY EASEMENT.
- THE PROPERTY APPEARS TO DRAIN INTO A PUBLIC RIGHT-OF-WAY.
- ALL CALLS HEREON ARE MEASURED AND RECORDED UNLESS OTHERWISE NOTED.
- THE ADDRESS OF THE PROPERTY, 800 CHAUVET DRIVE, WAS PROVIDED PER RECORD DOCUMENTS. AT THE TIME OF THE SITE VISIT, THE ADDRESS WAS POSTED AND OBSERVED ON THE MONUMENT SIGN.
- THERE IS DIRECT PHYSICAL ACCESS TO THE SUBJECT PROPERTY VIA CHAUVET DRIVE, A PUBLIC RIGHT-OF-WAY.
- THIS SURVEY MAP CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY.
- THERE ARE NO DISCREPANCIES BETWEEN THE BOUNDARY LINES OF THE PROPERTY AS SHOWN ON THIS SURVEY MAP AND AS DESCRIBED IN THE LEGAL DESCRIPTION PRESENTED IN THE TITLE COMMITMENT.
- THE BOUNDARY LINE DIMENSIONS AS SHOWN ON THIS SURVEY MAP FORM A MATHEMATICALLY CLOSED FIGURE WITHIN +/- 0.1 FOOT.
- THE BOUNDARY LINES OF THE PROPERTY ARE CONTIGUOUS WITH THE BOUNDARIES OF ALL ADJOINING STREETS, HIGHWAYS, RIGHTS OF WAY AND EASEMENTS, PUBLIC OR PRIVATE, AS DESCRIBED IN THEIR MOST RECENT RESPECTIVE LEGAL DESCRIPTIONS OF RECORD.
- EXCEPT AS OTHERWISE NOTED BELOW, IF THE PROPERTY CONSISTS OF TWO OR MORE PARCELS, THERE ARE NO GAPS OR GORES BETWEEN SAID PARCELS.
- NO EVIDENCE OF POTENTIAL WETLANDS WERE OBSERVED ON THE SUBJECT PROPERTY AT THE TIME THE SURVEY WAS CONDUCTED, NOR HAVE WE RECEIVED ANY DOCUMENTATION OF ANY WETLANDS BEING LOCATED ON THE SUBJECT PROPERTY.



### VICINITY MAP

1" = 500'

SCALE : 1" = 30'

0' 30' 60'

### SURVEYOR'S CERTIFICATION

TO: 800 CHAUVET DRIVE PA, L.P.; SERIES C, LLC, AND ITS SUCCESSORS AND ASSIGNS; COLE HH NORTH FAYETTE PA, LLC; FIRST AMERICAN TITLE INSURANCE COMPANY;

THIS IS TO CERTIFY THAT THIS MAP OR PLAN AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6(b), 7(a), 7(b)(1), 7(c), 8, 9, 10(a), 11(a), 13, 14, 16, 17, 18 AND 21 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON SEPTEMBER 9, 2011.

DATE OF PLAT OR MAP: SEPTEMBER 14, 2011

BY: CHARLES WORTHINGTON, PLS REGISTERED PROFESSIONAL LAND SURVEYOR NO. SU051275 WITHIN THE STATE OF PENNSYLVANIA

THE PROPERTY DESCRIBED AND SHOWN HEREON IS THE SAME PROPERTY DESCRIBED IN FIRST AMERICAN TITLE INSURANCE COMPANY TITLE COMMITMENT NO. NCS-502351PA1-PHX1 DATED AUGUST 18, 2011.

## LAN ASSOCIATES

engineering • planning • architecture • surveying

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NY Certificate of Authorization: Eng'g. No. GA278978 Arch. No. AC124 LAN-208 No. 23849-37

"ALTA/ACSM LAND TITLE SURVEY"

PREPARED FOR:

## THE MATTHEWS COMPANY Inc.®

National ALTA Survey Management

17220 Newhope Street, Suites 108-110, Fountain Valley, CA 92708  
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3	10/12/11	PER COMMENTS	MMW	CW
2	10/11/11	PER UPDATED TITLE	MMW	CW
1	9/30/11	PER COMMENTS	MMW	CW
MARK	DATE	REVISION	BY	AP'VD

### COLE REAL ESTATE INVESTMENTS

800 Chauvet Drive, North Fayette, PA (HH Gregg)

SCALE: 1" = 30'

DATE: SEPTEMBER 14, 2011

DWN. BY: MMW

CHKD. BY: CW

CHKD./AP'VD: APPROVED:

### SURVEY REFERENCES

- DEED BOOK VOLUME 10029, PAGE 421
- DEED BOOK VOLUME 14043, PAGE 411
- DEED BOOK VOLUME 12367, PAGE 409
- MAP ENTITLED "METRO PLAN OF LOTS - PHASE II, SUBDIVISION OF LOT NO. 5 & 6, SITUATE IN NORTH FAYETTE TOWNSHIP, ALLEGHENY COUNTY, PENNSYLVANIA" AND FILED IN PLAT BOOK VOLUME 196, PAGE 167-172.
- MAP ENTITLED "SUBDIVISION PLAN OF THE METRO PLAN OF LOTS - PHASE III, SUBDIVISION OF LOT 6 & 8A INTO LOTS 8, 9, 10, 11 AND CHAUVET DRIVE, SITUATE IN NORTH FAYETTE TOWNSHIP, ALLEGHENY COUNTY, PENNSYLVANIA" AND FILED IN PLAT BOOK VOLUME 204, PAGE 127.
- MAP ENTITLED "SUBDIVISION PLAN OF THE METRO PLAN OF LOTS - PHASE III, SUBDIVISION PLAN 1 OF LOT 11, SITUATE IN NORTH FAYETTE TOWNSHIP, ALLEGHENY COUNTY, PENNSYLVANIA" AND FILED IN PLAT BOOK VOLUME 208, PAGE 95-98.
- MAP ENTITLED "SUBDIVISION PLAN OF THE METRO PLAN OF LOTS - PHASE III, SUBDIVISION PLAN 2 OF LOT 11, SITUATE IN NORTH FAYETTE TOWNSHIP, ALLEGHENY COUNTY, PENNSYLVANIA" AND FILED IN PLAT BOOK VOLUME 208, PAGE 79-82.
- FIRST AMERICAN TITLE INSURANCE COMPANY TITLE COMMITMENT NO. NCS-502351PA1-PHX1 DATED AUGUST 18, 2011 AND THE SUPPLEMENTAL DOCUMENTATION REFERRED TO THEREIN.