

GRANT OF CONSERVATION EASEMENT

This Grant of Conservation Easement ("Grant"), is given as of _____, 2018 by the City of Parma, Ohio ("Grantor") in favor of the Parma Community Improvement Corporation ("Grantee").

Grantor owns certain real property in fee simple situated in Parma, Ohio depicted on Exhibit A attached hereto and legally described on Exhibit B ("Protected Property"). Grantee desires to protect the Protected Property which has substantial values as scenic, natural, aesthetic and educational resources in its present state (collectively, "Conservation Values").

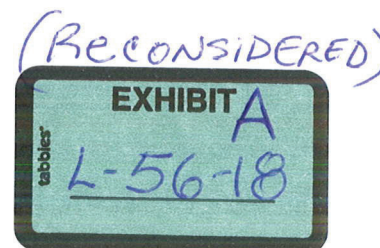
Grantor, for good and valuable consideration, the receipt and sufficiency of which are acknowledged, does hereby grant, transfer and convey to Grantee the right to preserve and protect the Conservation Values of the Protected Property in perpetuity, together with the right of access, and of visual access to and view of the Protected Property in its existing natural and scenic condition pursuant to a conservation easement ("Conservation Easement") entered into with a duly qualified Ohio non-profit corporation which is eligible to hold a conservation easement under the laws of the State of Ohio ("Qualified Conservation Organization").

TO HAVE AND HOLD the Conservation Easement unto Grantee, its permitted successors and assigns forever. The covenants agreed to and the terms, obligations, conditions, restrictions, and purposes imposed as aforesaid, shall be binding upon and inure to the benefit of Grantor and Grantee, their respective grantees, successors and assigns, and all other successors in interest, and shall continue as a servitude running in perpetuity with the Protected Property.

This Grant constitutes a real property interest immediately vested in Grantee.

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LEGAL DESCRIPTIONS

PPN .444-27-017

Situated in the City of Parma, County of Cuyahoga and State of Ohio: And known as being Block A in Edward J. Asher Subdivision No. 1 of part of Original Parma Township Lot No. 7, as shown by the recorded plat in Volume 194 of Maps, Page 3 of Cuyahoga County Records, as appears by said plat, be the same more or less, but subject to all legal highways.

PPN 444-27-033

Situated in the City of Parma, County of Cuyahoga and State of Ohio: And known as being Block B in Edward J. Asher Subdivision No. 2 of part of Original Parma Township Lot No. 7, as shown by the recorded plat in Volume 194 of Maps, Page 4 of Cuyahoga County Records, as appears by said plat, be the same more or less, but subject to all legal highways.

PPN 444-23-028 and part of PPN 445-24-003

Situated in the City of Parma, County of Cuyahoga and State of Ohio and known as being part of Original Parma Township Lots Nos. 7 and 8, Blake Tract and more fully described as follows:

Beginning at a point at the intersection of the Northerly line of Snow Road (80 feet wide) with the Easterly line of Original Parma Township Lot No. 7, Blake Tract and the Westerly line of Original Parma Township Lot No. 8, Blake Tract;

Thence North $0^{\circ} 22' 49''$ West along said Original Lot line 639.09 feet to a point and the principal place of beginning of the Environmental Covenant area;

Thence continuing North $0^{\circ} 22' 49''$ West along said Original Lot line 107.01 feet to a point at the Southeast corner of Block "A" in the South Park Retreat Subdivision as recorded in Volume 260, Page 94 of Cuyahoga County Map Records;

Thence South $89^{\circ} 58' 28''$ West 16.00 feet along a Southerly line of said Block "A" to an angle point;

Thence North $0^{\circ} 22' 49''$ West 327.55 feet along a Westerly line of said Block "A" to an angle point;

Thence South $89^{\circ} 56' 07''$ West 181.00 feet along a Southerly line of said Block "A" to an angle point;

Thence North $0^{\circ} 22' 49''$ West 356.34 feet along a Westerly line of said Block "A" to an angle point;

Thence North $89^{\circ} 33' 31''$ East 197.00 feet along a Northerly line of said Block "A" to a point on the said Original Lot Line;

Thence North $0^{\circ} 22' 49''$ West 258.37 feet along said Original Lot line to the Southwesterly corner of land conveyed to the Board of Education of the Parma City School District by deed recorded in Volume 3956, Page 117 of Cuyahoga County Deed Records;

Thence North $89^{\circ} 37' 43''$ East 309.35 feet to a point;

Thence South $61^{\circ} 32' 14''$ East 283.05 feet to a point;

Thence South $10^{\circ} 00' 00''$ West 120.00 feet to a point;

Thence South $34^{\circ} 00' 00''$ East 90.00 feet to a point;

Thence South $10^{\circ} 00' 00''$ West 205.00 feet to a point;

Thence South $72^{\circ} 37' 11''$ West 221.97 feet to a point;

Thence South $36^{\circ} 07' 11''$ West 565.34 feet to a point and the principal place of beginning, be the same more or less but subject to all legal highways.