

WESTCOR LAND TITLE INSURANCE COMPANY

ORDER NO. PJR1303-OH-560879

PRELIMINARY JUDICIAL REPORT

SCHEDULE A

DESCRIPTION OF LAND

SITUATED IN THE CITY OF MENTOR, COUNTY OF LAKE AND STATE OF OHIO: AND KNOWN AS BEING ALL OF UNIT NO. 16-R, BUILDING NO. 16, PHASE NO. I TOGETHER WITH AN UNDIVIDED INTEREST IN AND TO ALL THE COMMON AREAS AND FACILITIES APPURTENANT TO SAID UNIT IN FARMINGTON MEADOWS CONDOMINIUM, PHASE X, AS SHOWN BY THE DRAWINGS FOR THE AFORESAID PHASE RECORDED IN VOLUME 8, PAGE 9 ET. SEQ. OF LAKE COUNTY RECORDS AS ESTABLISHED BY THE ORIGINAL DECLARATION OF CONDOMINIUM OWNERSHIP AND THE BY-LAWS FOR SAID CONDOMINIUM RECORDED IN VOLUME 268, PAGE 572 ET. SEQ. OF LAKE COUNTY RECORDS, AS THE SAME MAY FROM TIME TO TIME BE AMENDED, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

Being located at the following address: 6720 Farmingdale R16 Lane, Mentor, OH 44060

SCHEDULE B

The matters shown below are exceptions to this Preliminary Judicial Report and the Company assumes no liability arising therefrom.

1. Property tax for the Tax Year 2012 for parcel # 16C075B000310, in the amount of \$901.46 PER HALF with the 1st half UNPAID and the 2nd half UNPAID, Lake County, Ohio.
2. 10-300 Delq Sewer County tax for the Tax Year 2012 for parcel # 16C075B000310, PER HALF with the 1st half UNPAID (\$89.27) and the 2nd half UNPAID (\$89.26), Lake County, Ohio.
3. 30-116 Lights Mentor City tax for the Tax Year 2012 for parcel # 16C075B000310, in the amount of \$19.31 PER HALF with the 1st half UNPAID and the 2nd half UNPAID, Lake County, Ohio.
4. Mortgage from John R. Cessna and Margaret A. Cessna, Husband and Wife to MERS, Inc. as nominee for Fremont Investment & Loan dated September 25, 2006, recorded September 29, 2006, in (instrument) 2006R040003, in the amount of \$27,600.00, and re-recorded on December 08, 2006, in (instrument) 2006R049362, Lake County, Ohio.
5. Mortgage from John R. Cessna and Margaret A. Cessna, Husband and Wife to MERS, Inc. as nominee for Fremont Investment & Loan dated September 25, 2006, recorded September 29, 2006, in (instrument) 2006R040004, in the amount of \$110,400.00, Lake County, Ohio. Assigned to HSBC Bank USA, National Association, As Trustee For Fremont Home Loan Trust 2006-E, Mortgage-Backed Certificates, Series 2006-E, recorded on April 18, 2013, in (instrument) 2013R011457, Lake County, Ohio.
6. Homeowners Association Lien filed against John R. Cessna and Margaret A. Cessna, in favor of Farmington Meadows Condominium Owners Association, dated January 31, 2013, recorded February 11, 2013, in (instrument) 2013R003501, in the amount of \$1,030.00, Lake County, Ohio.
7. Terms, provisions, covenants, conditions, easement, restrictions and other matters as set forth in the Declaration of Condominium for Farmington Meadows Condominium, recorded in (volume) 268, (page) 572, and as may be amended from time to time, Lake County, Ohio public records, but omitting, except to the extent the said covenant or restriction is controlled or permitted by any applicable federal or state law, any covenants or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, medical conditions, national origin, source of income or ancestry.