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OCT 27 2023

Franklin County Engineer
Cornell R. Robertson, P.E., P.S.

**Proposed 9.45± Acre Annexation
From Jackson Township
to the City of Columbus**

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ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
CORNELL R. ROBERTSON, P.E., P.S.
FRANKLIN COUNTY ENGINEER

By JDH/GMA Date 10-27-23

Situated in the State of Ohio, County of Franklin, Township of Jackson, being part of Survey No. 1389 of the Virginia Military Survey and containing 9.45± acres, said 9.45± acres being all of that 0.87 acre tract of land described as Parcel 1 and conveyed to Jackie Lee McNabb and Louellen M. McNabb of record in Instrument No. 202208310125437 (Transfer on Death Affidavit) and originally conveyed by Deed Book 2833, P. 258, all of that 6.487 acre tract of land described as Parcel 2 and conveyed to Jackie Lee McNabb and Louellen M. McNabb of record in Instrument No. 202208310125437 (Transfer on Death Affidavit) and originally conveyed by Deed Book 3263, P. 526, part of that 1.0677 acre tract of land described as Parcel 3 and conveyed to Jackie Lee McNabb and Louellen M. McNabb of record in Instrument No. 202208310125437 (Transfer on Death Affidavit) and originally conveyed by Instrument No. 201110110129182, all of that 0.8726 acre tract of land described as Parcel 4 and conveyed to Jackie Lee McNabb and Louellen M. McNabb of record in Instrument No. 202208310125437 (Transfer on Death Affidavit) and originally conveyed by Deed Book 3266, P. 331 and all of that 0.277 acre tract of land as conveyed to the City of Columbus of record in Official Record 26839, Page J17, and being more particularly described as follows;

Beginning, at Franklin County Monument "FCGS 0069" being in the centerline of Demorest Road and being S 02°02'16" W, 477.8±' from a found Franklin County Monument "FCGS 6012" in the centerline of said Demorest Road, said beginning point also being the southeasterly corner of said Parcel 3, the northeasterly corner of said Parcel 4, the northwesterly corner of said 0.277 acre tract and the southwest corner of that 0.11 acre tract of land described as Parcel III and conveyed to Faith Community Church of God of record in Instrument No. 200509010181173;

Thence **S 88°10'05" E**, with a northerly line of said 0.277 acre tract, southerly line of said 0.11 acre tract and across the right-of-way of said Demorest Road, **30.0± feet** to the northeasterly corner of said 0.277 acre tract and a northwesterly corner of an existing City of Columbus Corporation Line (Case No. 35-74, Ord. No. 10-75, D.B. 164, P. 312);

Thence **S 01°09'27" W**, with an easterly line of said 0.277 acre tract, across the right-of-way of said Demorest Road and with said existing City of Columbus Corporation Line, **402.6± feet** to an angle point in said Corporation Line;

Thence **N 88°43'57" W**, across the right-of-way of said Demorest Road, with a southerly line of said Parcel 2, with a northerly line of Lots 1 through 17, inclusive, of Demorest Highlands of record in Plat Book 74, Page 69, **1374.4± feet** to a southwest corner of said Parcel 2, a northwesterly corner of said Lot 17, in the easterly line of Lot 144 as numbered and delineated upon the record plat of Alkire Village, Section 2 Part 2, of record in Plat Book 96, Page 59 and in the easterly line of an existing City of Columbus Corporation Line (Case No. 5-73, Ord. No. 939-73, Vol. 160, P. 94);

Thence **N 01°32'10" E**, with a westerly line of said Parcel 2, an easterly line of said Lot 144 and with said existing Corporation Line, **17.5± feet** to a northwesterly corner of said Parcel 2 and a southwest corner of Lot 1 as numbered and delineated upon the record plat of Salem Heights of record in Plat Book 26, Page 29;

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Thence **N 65°29'08" E**, continuing with a northerly line of said Parcel 2, a northerly line of said Parcel 3, a southerly line of Lots 1 through 11, inclusive, of said Salem Heights, partially with the southerly line of that 0.57 acre tract of land described as Parcel 24A-WL as conveyed to the State of Ohio of record in Deed Book 2822, Page 681 and partially along the limited access right-of-way of I-270, **1301.8± feet** to a northerly corner of said Parcel 3 and a westerly corner of that 0.15 acre tract of land described as Parcel 24-WL as conveyed to the State of Ohio of record in Deed Book 2818, Page 215;

Thence **S 43°33'51" E**, with a northeasterly line of said Parcel 3, southwesterly line of said Parcel 24-WL and along said limited access right-of-way line, **84.2± feet** to a point on the westerly right-of-way line of said Demorest Road;

Thence **S 01°09'27" W**, across said Parcel 3 and along said westerly right-of-way line, **122.71± feet** to a point on the southerly line of said Parcel 3 and northerly line of said Parcel 4;

Thence **N 89°16'26" E**, with said common line and across the right-of-way of said Demorest Road, **30.00± feet** to the **True Point of Beginning**, containing **9.45± acres** more or less.

The above description was prepared by Advanced Civil Design Inc. on October 24, 2023 and is based on existing Franklin County Auditor records, Franklin County Recorder records.

The total length of annexation perimeter is 3,445± feet, of which 1,794.5± feet are contiguous with existing City of Columbus Corporation Lines, being 52.1±% contiguous.

All references used in this description can be found at the Recorder's Office Franklin County Ohio.

This is not to be used for the transfer of land and is for annexation purposes only.

ADVANCED CIVIL DESIGN INC.


Douglas R. Hock, P.S. 7661


Date:

