

0.108 Acre Tract
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO
MARCH 28, 2026

Situated in the State of Ohio, County of Franklin, City of Columbus, being a part of Farm Lot No. 5, Quarter Township 2, Township 2 North, Range 18 West, United States Military Lands and being 0.108 acres of that original 1.403 acre tract conveyed to City of Columbus, Ohio in Instrument Number 199711170145247, all references being of record in the Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

COMMENCING at a Franklin County Monument found (FCGS #2046) at the intersection of the centerline of right-of-way of Hard Road and the centerline of Hidden Hollow Drive, said monument box being at centerline of survey of Hard Road P.O.T. Station 249+63.26 and centerline of construction of Hidden Hollow Drive station 80+00 as shown on FRA-CR61-4.34 Hard Road Phase C R/W Plans;

Thence South $87^{\circ}05'23''$ East, along the said centerline, a distance of 135.14 feet to a point at the southwest corner of that tract (Parcel 178WD) conveyed to City of Columbus, Ohio in Instrument Number 200601130009323 and at the southeast corner of Hidden Hollow Estates Subdivision as shown by the recorded plat in Plat Book 73, Page 5;

Thence North $00^{\circ}33'16''$ West, along the west line of said City of Columbus tract, the west line of a highway easement conveyed to County of Franklin in Deed Book 3603, Page 321, the west line of a 1.055 acre tract conveyed to Sara D. Ortlip in Instrument Number 2020007150102149 and the east line of Lots 9 thru 11 of said Hidden Hollow Estates Subdivision, a distance of 294.44 feet to a found 1-inch iron pipe at the southwest corner of said original 1.403 acre tract;

Thence South $85^{\circ}50'20''$ East, along the south line of said original 1.403 acre tract, along the north line of said Sara D. Ortlip tract and the north line of a 1.594 acre tract conveyed to Erika F. Kannal and Robert Kannal, Jr. and Deborah B. Moomaw in Instrument Number 201708150113112, passing a found 5/8-inch rebar with cap "BL Surveying PS 7980" at 186.17 feet, a total distance of 382.42 feet to a found 5/8-inch rebar with cap "BL Surveying PS 7980" in the west right-of-way line of Olentangy River Road, said 5/8-inch rebar being the POINT OF BEGINNING of the tract to be described;

Thence North $01^{\circ}40'09''$ West, with the said west right-of-way line and across the said original 1.403 acre tract, a distance of 155.95 feet to a rebar set at the southwest corner of that tract (Parcel 184WD) conveyed to City of Columbus, Ohio in Instrument Number 200502220031547 and the southeast corner of a 1.5658 acre tract conveyed to Shawn R. Shaver and Jennifer L. Shaver, Co-Trustees in Instrument Number 202309140094614;

Thence South $87^{\circ}32'04''$ East, along the south line of said City of Columbus tract (Parcel 184WD) and the north line of said original 1.403 acre tract, a distance of 30.08 feet to an 8-inch Mag Nail set in the centerline of said Olentangy River Road (width varies) and being in the west line of a tract (Parcel 4130D-WD) conveyed to State of Ohio in Deed Book 2917, Page 426;

Thence South $01^{\circ}40'09''$ East, along the said centerline, the east line of said original 1.403 acre tract and the west line of said State of Ohio tract, a distance of 156.84 feet to an 8-inch Mag Nail found at the northeast corner of said Erika F. Kannal and Robert Kannal, Jr. and Deborah B. Moomaw tract, said point being referenced by a Franklin County Monument found (FCGS #2135) at a point of curvature in said centerline, $S02^{\circ}08'05''E$, a distance of 163.32 feet away;

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