

**UTILITY EASEMENT
BELOW ELEVATION 924.0 FEET NAVD88
0.061 ACRE**

Situate in the State of Ohio, County of Franklin, Township of Jefferson, lying in Lot 34, Quarter Township 1, Township 1, Range 16, United States Military Lands, being an easement below elevation 924.0 feet NAVD88, and being on, over and across the 1.141 acre tract conveyed to Mat Flanagan LLC by deed of record in Instrument Number 200701040002745 (all references are to the records of the Recorder's Office, Franklin County, Ohio) and being more particularly described as follows:

Beginning, for reference, at the common corner of said 3.116 acre tract and the 1.141 acre tract conveyed to Mat Flanagan LLC by deed of record in Instrument Number 200701040002745, being on the westerly line of the 0.4674 acre tract conveyed as Parcel 36-WD to the County of Franklin by deed of record in Deed Book 3650, Page 41;

thence North 87° 43' 30" West, with a northerly line of said 1.141 acre tract, a distance of 8.89 feet to the westerly right-of-way line of Reynoldsburg-New Albany Road (right-of-way width varies), being the westerly line of that 50 feet wide Highway Easement of record in Official Record 16789B14, being the TRUE POINT OF BEGINNING;

thence with said westerly right-of-way line, the following courses and distances:

South 05° 03' 55" East, a distance of 49.63 feet to a point; and

South 87° 43' 30" East, a distance of 1.19 feet to a point;

thence South 05° 02' 47" East, across said 1.141 acre tract, a distance of 63.95 feet to a southeasterly corner of said 1.141 acre tract, being on the westerly right-of-way line of said Reynoldsburg- New Albany Road and in the westerly line of the 0.1713 acre tract conveyed as Parcel 35-WD to the Board of County Commissioners of Franklin County, Ohio by deed of record in Instrument Number 200502240033873;

thence South 22° 46' 53" West, with said westerly right-of-way line, a distance of 45.30 feet to a point;

thence North 03° 59' 55" West, across said 1.141 acre tract, a distance of 62.67 feet to a point;

thence North 05° 05' 47" West, continuing across said 1.141 acre tract, a distance of 93.56 feet to a point in the northerly line of said 1.141 acre tract;

thence South 87° 43' 30" East, with said northerly line, a distance of 19.04 feet to the TRUE POINT OF BEGINNING, containing 0.061 acre, more or less.

The vertical Datum is based on the elevations established by the Franklin County Engineering Department at monument NA-19, being 945.993 feet in elevation, at monument NA-20, being 942.491 feet in elevation.

EVANS, MECHWART, HAMBLETON & TILTON, INC.

Heather L. King
Professional Surveyor No. 8307

Date