

0.313 ACRE TRACT

Situated in the State of Ohio, County of Franklin, City of Columbus, in Half Section 9, Township 5, Range 22, Refugee Lands, being part of an 8.0 acre tract conveyed to City of Columbus, Ohio as recorded in Deed Book 101, Page 433, part of a 6,998 square foot tract conveyed to City of Columbus, Ohio as described in Deed Book 119, Page 241, and part of Spring Street vacated by Ordinance Number 145-33, all references being those of record in the Franklin County, Ohio Recorder's Office and being more particularly described as follows:

Commencing at a 1" solid iron pin found at the original intersection of the southerly right-of-way line of Nationwide Boulevard (60') and the westerly right-of-way line of Hocking Street (50'), and being the northeast corner of a 0.002 acre tract conveyed to City of Columbus, Ohio as described in Instrument Number 201407240095190;

Thence westerly, along the southerly right-of-way line of Nationwide Boulevard, the north line of said 0.002 acre tract, the north line of a 1.630 acre tract conveyed to Lion-DOV as described in Instrument Number 200007260147439, the north line of a 1.801 acre tract conveyed to NWD 500 Nationwide, LLC as described in Instrument Number 201108240105872, and the north line of said vacated Spring Street, South 83° 10' 21" West, 595.50 feet to the **TRUE POINT OF BEGINNING**:

Thence southerly, crossing part of said vacated Spring Street, South 06° 49' 39" East, a distance of 17.68 feet;

Thence southerly, continuing across part of said vacated Spring Street, South 02° 59' 53" West, a distance of 86.69 feet;

Thence southerly, continuing across part of said vacated Spring Street and crossing part of said 8.0 acre tract, South 08° 07' 01" West, a distance of 25.42 feet;

Thence continuing across part of said 8.0 acre tract along the following eight (8) courses:

1. South 00° 45' 43" West, a distance of 15.47 feet;
2. South 08° 00' 04" West, a distance of 30.76 feet;
3. South 45° 34' 33" West, a distance of 45.51 feet;
4. South 83° 18' 12" West, a distance of 145.88 feet;
5. South 01° 53' 50" East, a distance of 2.32 feet;
6. South 82° 28' 58" West, a distance of 2.29 feet;
7. South 86° 15' 01" West, a distance of 32.98 feet;

8. North 05° 51' 52" West, a distance of 13.15 feet to the south line of a 1.346 acre tract conveyed to Municipal Light Plant, LLC as described in Instrument Number 201412290172002;

Thence easterly, along the south line of said 1.346 acre tract, North 83° 18' 12" East, a distance of 140.51 feet to the southeast corner of said 1.346 acre tract;

Thence northerly, along the east line of said 1.346 acre tract, North 22° 27' 01" East, a distance of 83.52 feet to an angle point in said east line;

Thence northerly, continuing along the east line of said 1.346 acre tract and crossing part of said 6,998 square foot tract, North 06° 49' 39" West, a distance of 115.05 feet to the northeast corner of said 1.346 acre tract, being in the north line of said 6,998 square foot tract, and being in the southerly right-of-way line of Nationwide Boulevard;

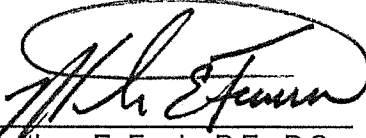
Thence easterly, along the southerly line of Nationwide Boulevard, part of the north line of said 6,998 square foot tract, and the north line of said vacated Spring Street, North 83° 10' 21" East, a distance of 67.06 feet to the **TRUE POINT OF BEGINNING**, containing 0.313 acres (13,656 s.f.) more or less.

Subject to all legal rights-of-way and/or easements, if any of previous record.

The bearings are based upon the north line of Nationwide Boulevard as described in Instrument Number 201108240105872, bearing South 83° 10' 21" West, and all other bearings upon this meridian.

This description was prepared by Matthew E. Ferris, Registered Surveyor No. 8230, E.P. Ferris & Associates, Inc. on November 24, 2015.




Matthew E. Ferris, P.E., P.S.
Registered Surveyor No. 8230

11.24.15
Date

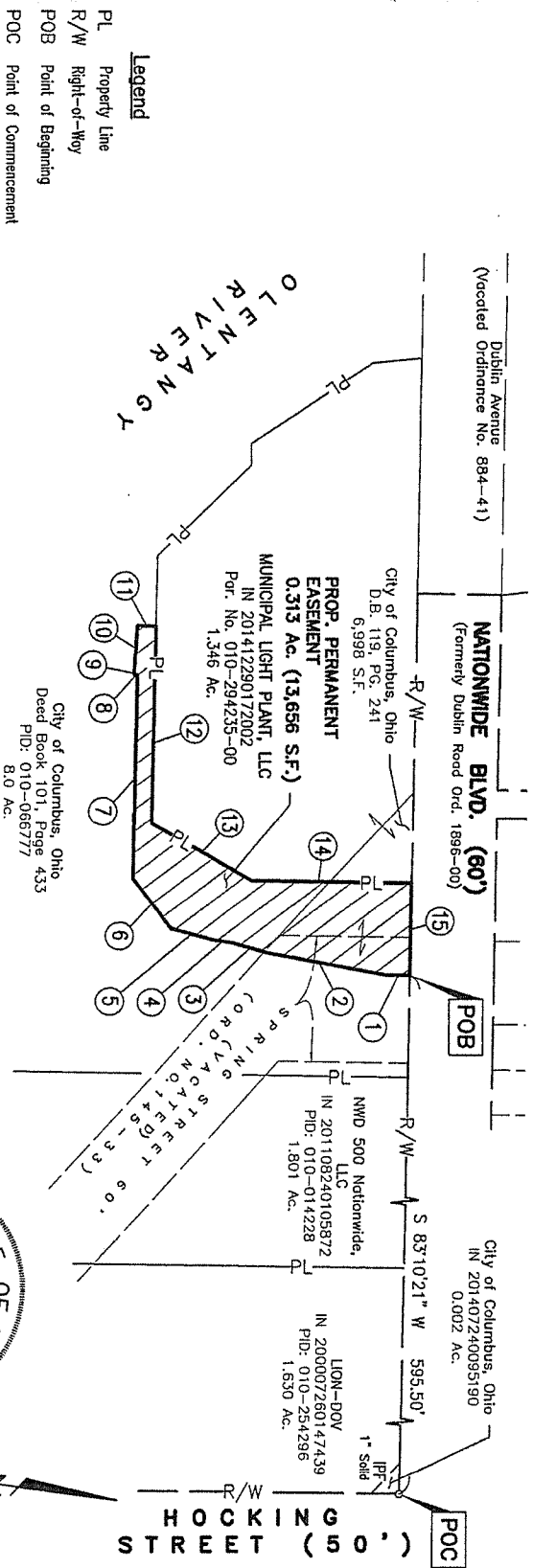
E. P. FERRIS & ASSOCIATES, INC.

Consulting Civil Engineers and Surveyors
880 King Avenue, Columbus Ohio, 43212

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PERMANENT EASEMENT

Situated in the State of Ohio, County of Franklin, and the City of Columbus, Being in Half Section 9, Township 5, Range 22, Refugee Lands, being part of an 8.0 acre tract conveyed to City of Columbus in Deed Book 101, Page 433, part of a 6,998 square foot tract conveyed to City of Columbus in Deed Book 119, Page 241 and part of Spring Street vacated by Ordinance Number 145-33

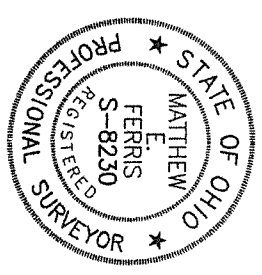


LINE	BEARINGS	LENGTH
1	S06°49'39"E	17.68'
2	S02°59'53"W	86.69'
3	S08°07'01"W	25.42'
4	S00°45'43"W	15.47'
5	S08°00'04"W	30.76'
6	S45°34'33"W	45.51'
7	S83°18'12"W	145.86'
8	S01°33'50"E	2.32'
9	S89°28'58"W	32.98'
10	S86°15'01"W	13.15'
11	N05°51'52"W	13.15'
12	N83°18'12"E	140.51'
13	N22°27'01"E	83.52'
14	N06°49'39"W	115.05'
15	N83°10'21"E	67.06'

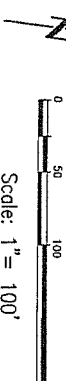
E. P. FERRIS
AND
ASSOCIATES
INC.

CONTRACT:
880 KING AVENUE
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Basis of Bearing:
Bearings are based upon the North line of Natonwide Boulevard as described in Instrument Number 201108240105872, bearing South 83° 10' 21" West, and all other bearings upon this meridian.
All lot dimensions and bearings are according to the recorded deed or plot unless otherwise noted.



BY: *Matthew E. Ferris*
Matthew E. Ferris, P.E., P.S.
Registered Surveyor No. 8230
Date: 11-24-15



DRWN BY CDM CHK BY MEF DATE 11-24-15 1079.001