

## EXHIBIT 'C'

### PUMP STATION INGRESS/EGRESS EASEMENT

Situated in within part of Farm Lot No. 4 of the First Quarter of Township 3 North, Range 20 West, of the United States Military District and being located in the Township of Concord, County of Delaware, and State of Ohio and known as being a variable width Ingress/Egress Easement within the lands conveyed to the City of Columbus by instrument of record in Deed Vol. 160/160/159 at Page 494/15/406 of the Delaware County Recorder's Office, said Ingress/Egress Easement being more fully described as follows:

Commencing at the intersection of the centerline of South Section Line Road (R/W Varies) with the centerline of Home Road (R/W Varies), said intersection being the northeasterly corner of Farm Lot No. 4 and the southeasterly corner of Farm Lot No. 3;

Thence N87°23'58"W along the line between Farm Lot No. 4 and Farm Lot No. 3, for a distance of 487.26 feet to a point, said point being the intersection of the centerline of Home Road with the centerline of State Route 257;

Thence S36°10'58"W for a distance of 258.61 feet to a point on the Ingress/Egress Easement Line, said point also being the **TRUE PLACE OF BEGINNING** for the tract of land described herein;

Thence S12°00'00"E through the Grantor's land along the along the Ingress/Egress Easement Line, for a distance of 35.00 feet to a point;

Thence S78°00'23"W and continuing through the Grantor's land along the along the Ingress/Egress Easement Line, for a distance of 42.69 feet to a point;

Thence continuing through the Grantor's land along the along the Ingress/Egress Easement Line by the following six (6) courses and distances:

- 1) Thence by the arc of a curve to the left having a radius of 85.30 feet, a chord bearing of S59°09'49"W, and a chord length of 60.55 feet, for an arc distance of 61.90 feet to a point;
- 2) Thence S12°00'00"E, for a distance of 94.26 feet to a point;
- 3) Thence by the arc of a curve to the right having a radius of 314.91 feet, a chord bearing of S55°35'54"E, and a chord length of 122.27 feet, for an arc distance of 123.06 feet to a point;
- 4) Thence S43°12'12"E for a distance of 57.87 feet to a point;
- 5) Thence S60°05'02"E for a distance of 29.55 feet to a point;
- 6) Thence by the arc of a curve to the left having a radius of 40.00 feet, a chord bearing of N74°20'49"E, and a chord length of 57.13 feet, for an arc distance of 63.63 feet to a point on the existing westerly right of way of said State Route 257;

Thence S08°39'52"E along the existing westerly right of way of said State Route 257, for a distance of 89.26 feet to a point;

Thence S79°40'42"W through the Grantor's land along the Ingress/Egress Easement Line, for a distance of 54.17 feet to a point;

Thence continuing through the Grantor's land along the along the Ingress/Egress Easement Line by the following twelve (12) courses and distances:

- 1) Thence N89°59'58"W for a distance of 50.24 feet to a point;
- 2) Thence N10°26'01"E for a distance of 21.60 feet to a point;
- 3) Thence by the arc of a curve to the left having a radius of 35.12 feet, a chord bearing of N17°22'34"W, and a chord length of 32.77 feet, for an arc distance of 34.09 feet to a point;
- 4) Thence N43°03'23"W for a distance of 73.47 feet to a point;
- 5) Thence by the arc of a curve to the left having a radius of 226.63 feet, a chord bearing of N52°14'59"W, and a chord length of 82.88 feet, for an arc distance of 83.35 feet to a point;
- 6) Thence N67°55'16"W for a distance of 32.69 feet to a point;
- 7) Thence by the arc of a curve to the left having a radius of 39.23 feet, a chord bearing of S89°16'08"W, and a chord length of 29.67 feet, for an arc distance of 30.43 feet to a point;
- 8) Thence by the arc of a curve to the left having a radius of 50.31 feet, a chord bearing of S52°57'56"W, and a chord length of 25.86 feet, for an arc distance of 26.15 feet to a point;
- 9) Thence S14°23'46"E for a distance of 14.70 feet to a point;
- 10) Thence S75°36'14"W for a distance of 98.95 feet to a point;
- 11) Thence N14°23'46"W for a distance of 10.40 feet to a point;
- 12) Thence by the arc of a curve to the right having a radius of 51.91 feet, a chord bearing of N22°42'53"E, and a chord length of 62.64 feet, for an arc distance of 67.25 feet to a point on the Pump Station Easement Line;

Thence N78°00'00"E and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 25.08 feet to a point;

Thence N12°00'00"W and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 46.00 feet to a point;

Thence N78°00'00"E and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 28.00 feet to a point;

Thence N12°00'00"W and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 89.00 feet to a point;

Thence N78°00'00"E and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 40.00 feet to a point;

Thence N12°00'00"W and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 10.00 feet to a point;

Thence N78°00'00"E and continuing through the Grantor's land along the Ingress/Egress Easement Line and the Pump Station Easement Line, for a distance of 151.00 feet to the **TRUE PLACE OF BEGINNING** and containing within said bounds 41,521.7 square feet or 0.953 acres of land more or less, and being within Auditor's Parcel No. 500-310-01-002-000.

'NORTH' for this description is based on the Ohio State Plane Co-ordinate System, North Zone NAD83/2011.

The above description was prepared by Richard John Swan, Registered Professional Surveyor No. 6574 of ms consultants, inc., in December 2015, and is based on a survey made by **ms consultants, inc.** In April 2014.

*Richard John Swan*  
2/1/16

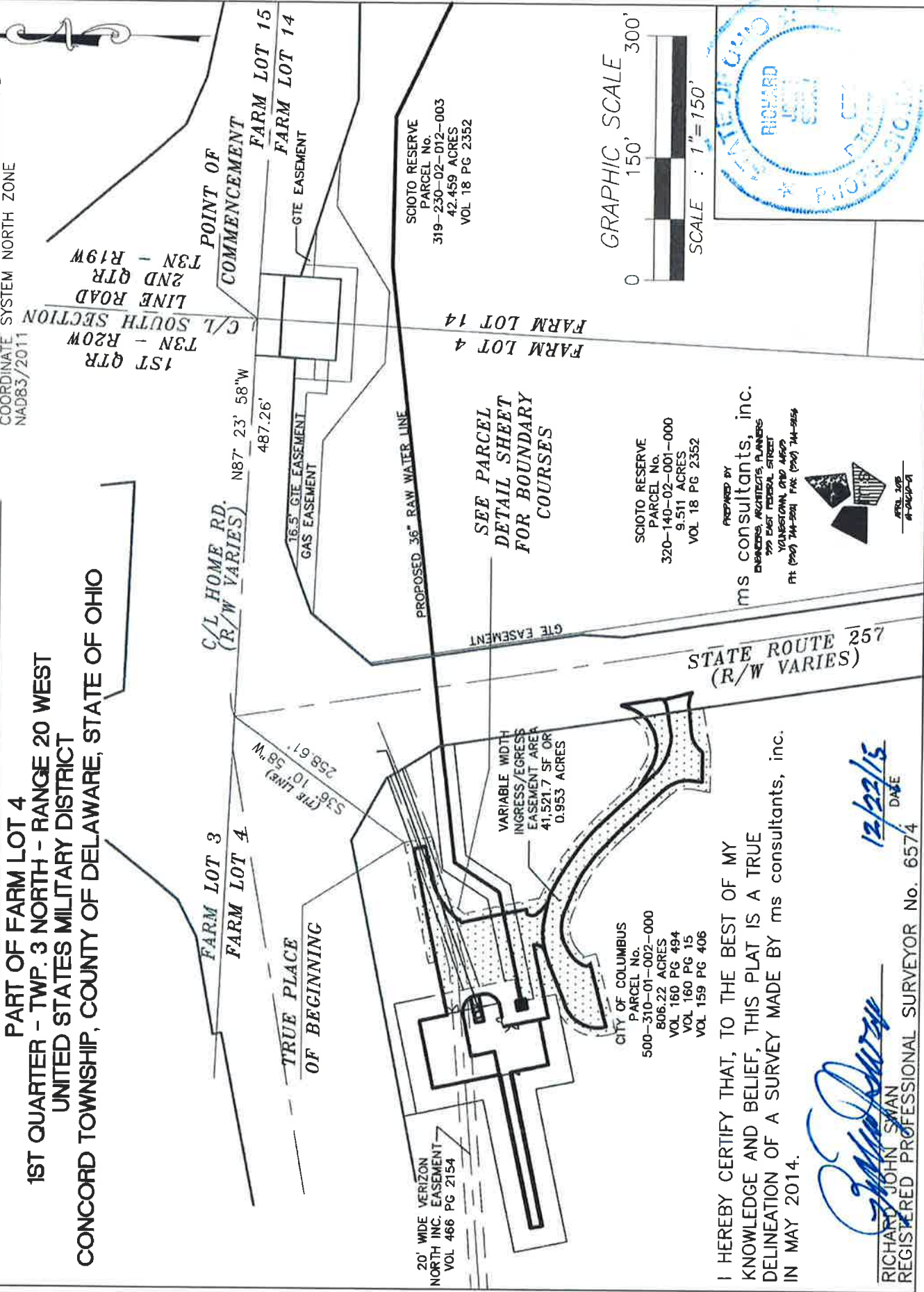


# INGRESS/EGRESS EASEMENT EXHIBIT

PART OF FARM LOT 4  
 1ST QUARTER - TWP. 3 NORTH - RANGE 20 WEST  
 UNITED STATES MILITARY DISTRICT  
 CONCORD TOWNSHIP, COUNTY OF DELAWARE, STATE OF OHIO

## BASIS OF BEARINGS

NORTH IS BASED ON THE OHIO STATE PLANE  
 COORDINATE SYSTEM NORTH ZONE  
 NAD83/2011



20' WIDE VERIZON  
 NORTH INC. EASEMENT  
 VOL 466 PG 2154

TRUE PLACE  
 OF BEGINNING

VARIABLE WIDTH  
 INGRESS/EGRESS  
 EASEMENT AREA  
 41,521.7 SF OR  
 0.953 ACRES

CITY OF COLUMBUS  
 PARCEL No.  
 500-310-01-002-000  
 806.22 ACRES  
 VOL 160 PG 494  
 VOL 160 PG 15  
 VOL 159 PG 406

SEE PARCEL  
 DETAIL SHEET  
 FOR BOUNDARY  
 COURSES

SCIO TO RESERVE  
 PARCEL No.  
 320-140-02-001-000  
 9.511 ACRES  
 VOL 18 PG 2352

I HEREBY CERTIFY THAT, TO THE BEST OF MY  
 KNOWLEDGE AND BELIEF, THIS PLAT IS A TRUE  
 DELINEATION OF A SURVEY MADE BY ms consultants, inc.  
 IN MAY 2014.

*Richard John Swan*

RICHARD JOHN SWAN  
 REGISTERED PROFESSIONAL SURVEYOR No. 6574

12/23/15  
 DATE

PREPARED BY  
 ms consultants, inc.  
 ENGINEERS, ARCHITECTS, PLANNERS  
 777 EAST FEDERAL STREET  
 YOUNGSTOWN, OHIO 44609  
 PH (330) 744-5981 FAX (330) 744-5954



APR 2015  
 18-0404-01

GRAPHIC SCALE 300'  
 150'  
 0  
 SCALE : 1" = 150'





# INGRESS/EGRESS EASEMENT EXHIBIT

PART OF FARM LOT 4  
1ST QUARTER - TWP. 3 NORTH - RANGE 20 WEST  
UNITED STATES MILITARY DISTRICT  
CONCORD TOWNSHIP, COUNTY OF DELAWARE, STATE OF OHIO



I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT IS A TRUE DELINEATION OF A SURVEY MADE BY ms consultants, inc. IN MAY 2014.

*Richard John Swan*  
RICHARD JOHN SWAN  
REGISTERED PROFESSIONAL SURVEYOR No. 6574

12/22/15  
DATE

PREPARED BY  
ms consultants, inc.  
ENGINEERS, ARCHITECTS, PLANNERS  
999 EAST FEDERAL STREET  
YOUNGSTOWN, OHIO 44602  
PH (937) 744-5941 FAX (937) 744-5046



# INGRESS/EGRESS EASEMENT EXHIBIT

## PARCEL DETAILS

FARM LOT 3  
FARM LOT 4  
*(THE LINE)*  
N87° 23' 58"W  
487.28'

C/O HOME RD.  
(R/W VARIES)

STATE ROUTE 257  
(R/W VARIES)

VARIABLE WIDTH INGRESS/EGRESS  
EASEMENT AREA  
41,521.7 SF OR  
0.953 ACRES

20' WIDE VERIZON NORTH INC. EASEMENT  
VOL 466 PG 2154

TRUE PLACE  
OF BEGINNING

ARC LENGTH=26.15'  
Δ=23° 46' 42"  
RADIUS=50.31'  
TANGENT=13.38'  
CHORD=S 52° 57' 58" W; 25.86'

ARC LENGTH=61.90'  
Δ=41° 34' 38"  
RADIUS=65.30'  
TANGENT=32.38'  
CHORD=S 59° 09' 49" W; 60.55'

ARC LENGTH=67.25'  
Δ=74° 13' 16"  
RADIUS=51.91'  
TANGENT=39.28'  
CHORD=N 22° 42' 53" E; 62.64'

ARC LENGTH=123.06'  
Δ=22° 23' 21"  
RADIUS=314.91'  
TANGENT=62.32'  
CHORD=S 55° 35' 54" E; 122.21'

ARC LENGTH=30.43'  
Δ=44° 26' 59"  
RADIUS=39.23'  
TANGENT=18.03'  
CHORD=S 89° 16' 08" W; 29.67'

ARC LENGTH=83.35'  
Δ=21° 04' 24"  
RADIUS=228.63'  
TANGENT=42.15'  
CHORD=N 52° 14' 59" W; 82.88'

ARC LENGTH=34.09'  
Δ=55° 37' 11"  
RADIUS=55.12'  
TANGENT=16.52'  
CHORD=N 17° 22' 34" W; 32.77'

ARC LENGTH=63.63'  
Δ=91° 08' 16"  
RADIUS=40.00'  
TANGENT=40.80'  
CHORD=N 74° 20' 49" E; 57.13'

ARC LENGTH=30.43'  
Δ=44° 26' 59"  
RADIUS=39.23'  
TANGENT=18.03'  
CHORD=S 89° 16' 08" W; 29.67'

ARC LENGTH=34.09'  
Δ=55° 37' 11"  
RADIUS=55.12'  
TANGENT=16.52'  
CHORD=N 17° 22' 34" W; 32.77'

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Δ=44° 26' 59"  
RADIUS=39.23'  
TANGENT=18.03'  
CHORD=S 89° 16' 08" W; 29.67'

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Δ=21° 04' 24"  
RADIUS=228.63'  
TANGENT=42.15'  
CHORD=N 52° 14' 59" W; 82.88'

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Δ=55° 37' 11"  
RADIUS=55.12'  
TANGENT=16.52'  
CHORD=N 17° 22' 34" W; 32.77'

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RADIUS=55.12'  
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Δ=55° 37' 11"  
RADIUS=55.12'  
TANGENT=16.52'  
CHORD=N 17° 22' 34" W; 32.77'

ARC LENGTH=34.09'  
Δ=55° 37' 11"  
RADIUS=55.12'  
TANGENT=16.52'  
CHORD=N 17° 22' 34" W; 32.77'

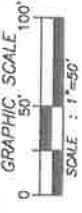
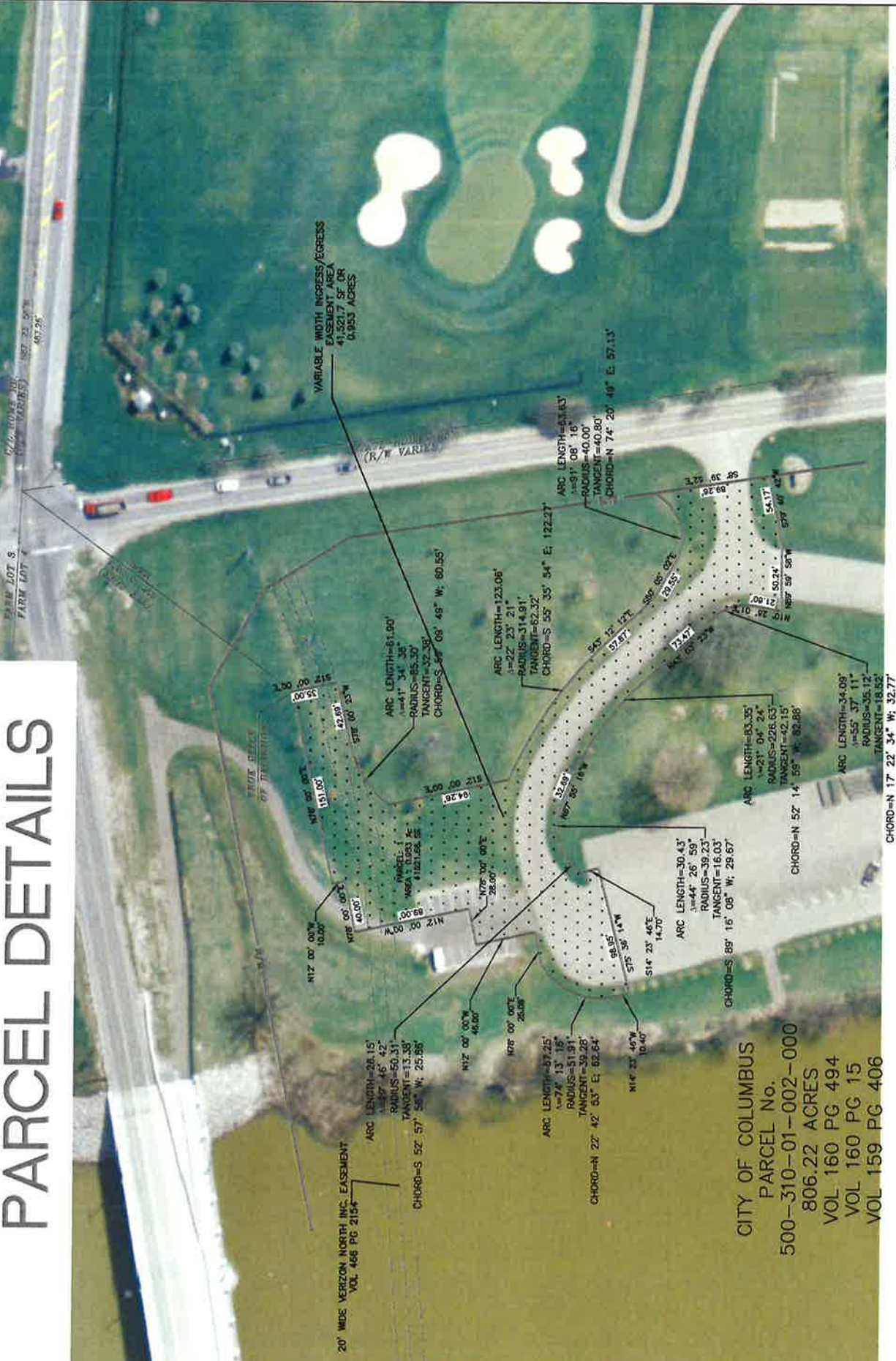
ARC LENGTH=34.09'  
Δ=55° 37' 11"  
RADIUS=55.12'  
TANGENT=16.52'  
CHORD=N 17° 22' 34" W; 32.77'



CITY OF COLUMBUS  
PARCEL No.  
500-310-01-002-000  
806.22 ACRES  
VOL 160 PG 494  
VOL 160 PG 15  
VOL 159 PG 406



# INGRESS/EGRESS EASEMENT EXHIBIT PARCEL DETAILS



CITY OF COLUMBUS  
PARCEL No.  
500-310-01-002-000  
806.22 ACRES  
VOL 160 PG 494  
VOL 160 PG 15  
VOL 159 PG 406

# Parcel Map Check Report

**Client:**

Client  
Client Company  
Address 1

Date: 12/22/2015 9:51:12 AM

**Prepared by:**

Preparer  
ms consultants inc.  
333 east federal st.

Parcel Name: Site 1 - Parcel: 1

Description:

Process segment order counterclockwise: False

Enable mapcheck across chord: False

North: 193,760.94' East: 1,790,696.28'

Segment# 1: Line

Course: S 78°00'22.94" W Length: 42.69'  
North: 193,752.07' East: 1,790,654.52'

Segment# 2: Curve

Length: 61.90' Radius: 85.30'  
Delta: 41°35' Tangent: 32.38'  
Chord: 60.55' Course: S 59°09'48.58" W  
Course In: S 10°02'52.57" E Course Out: N 51°37'30.28" W  
RP North: 193,668.08' East: 1,790,669.41'  
End North: 193,721.03' East: 1,790,602.53'

Segment# 3: Line

Course: S 12°00'00.00" E Length: 94.26'  
North: 193,628.83' East: 1,790,622.13'

Segment# 4: Curve

Length: 123.06' Radius: 314.91'  
Delta: 22°23' Tangent: 62.32'  
Chord: 122.27' Course: S 55°35'54.11" E  
Course In: S 23°12'25.57" W Course Out: N 45°35'46.21" E  
RP North: 193,339.40' East: 1,790,498.04'  
End North: 193,559.75' East: 1,790,723.02'

Segment# 5: Line

Course: S 43°12'12.39" E Length: 57.87'



North: 193,517.56' East: 1,790,762.64'

Segment# 6: Line

Course: S 60°05'02.34" E Length: 29.55'  
North: 193,502.83' East: 1,790,788.25'

Segment# 7: Curve

Length: 63.63' Radius: 40.00'  
Delta: 91°08' Tangent: 40.80'  
Chord: 57.13' Course: N 74°20'49.45" E  
Course In: N 29°54'57.66" E Course Out: S 61°13'18.77" E  
RP North: 193,537.50' East: 1,790,808.20'  
End North: 193,518.24' East: 1,790,843.26'

Segment# 8: Line

Course: S 8°39'51.74" E Length: 89.26'  
North: 193,430.00' East: 1,790,856.70'

Segment# 9: Line

Course: S 79°40'41.64" W Length: 54.17'  
North: 193,420.29' East: 1,790,803.41'

Segment# 10: Line

Course: N 89°59'57.73" W Length: 50.24'  
North: 193,420.29' East: 1,790,753.17'

Segment# 11: Line

Course: N 10°26'01.26" E Length: 21.60'  
North: 193,441.54' East: 1,790,757.08'

Segment# 12: Curve

Length: 34.09' Radius: 35.12'  
Delta: 55°37' Tangent: 18.52'  
Chord: 32.77' Course: N 17°22'34.28" W  
Course In: N 79°33'58.74" W Course Out: N 44°48'50.18" E  
RP North: 193,447.90' East: 1,790,722.54'  
End North: 193,472.81' East: 1,790,747.30'

Segment# 13: Line

Course: N 43°03'22.83" W Length: 73.47'

North: 193,526.49' East: 1,790,697.14'

Segment# 14: Curve

Length: 83.35'	Radius: 226.63'
Delta: 21°04'	Tangent: 42.15'
Chord: 82.88'	Course: N 52°14'58.67" W
Course In: S 48°17'13.19" W	Course Out: N 27°12'49.47" E
RP North: 193,375.69'	East: 1,790,527.96'
End North: 193,577.24'	East: 1,790,631.60'

Segment# 15: Line

Course: N 67°55'15.89" W	Length: 32.69'
North: 193,589.52'	East: 1,790,601.31'

Segment# 16: Curve

Length: 30.43'	Radius: 39.23'
Delta: 44°27'	Tangent: 16.03'
Chord: 29.67'	Course: S 89°16'08.38" W
Course In: S 21°29'37.70" W	Course Out: N 22°57'20.93" W
RP North: 193,553.02'	East: 1,790,586.93'
End North: 193,589.15'	East: 1,790,571.63'

Segment# 17: Curve

Length: 26.15'	Radius: 50.31'
Delta: 29°47'	Tangent: 13.38'
Chord: 25.86'	Course: S 52°57'56.11" W
Course In: S 22°08'43.03" E	Course Out: N 51°55'24.76" W
RP North: 193,542.55'	East: 1,790,590.60'
End North: 193,573.57'	East: 1,790,551.00'

Segment# 18: Line

Course: S 14°23'45.65" E	Length: 14.70'
North: 193,559.34'	East: 1,790,554.65'

Segment# 19: Line

Course: S 75°36'14.35" W	Length: 98.95'
North: 193,534.73'	East: 1,790,458.81'

Segment# 20: Line

Course: N 14°23'45.65" W	Length: 10.40'
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North: 193,544.81'

East: 1,790,456.22'

## Segment# 21: Curve

Length: 67.24'

Radius: 51.91'

Delta: 74°13'

Tangent: 39.28'

Chord: 62.64'

Course: N 22°42'52.54" E

Course In: N 75°36'14.35" E

Course Out: N 30°10'29.27" W

RP North: 193,557.71'

East: 1,790,506.50'

End North: 193,602.59'

East: 1,790,480.41'

## Segment# 22: Line

Course: N 78°00'00.00" E

Length: 25.08'

North: 193,607.80'

East: 1,790,504.94'

## Segment# 23: Line

Course: N 12°00'00.00" W

Length: 46.00'

North: 193,652.80'

East: 1,790,495.38'

## Segment# 24: Line

Course: N 78°00'00.00" E

Length: 28.00'

North: 193,658.62'

East: 1,790,522.77'

## Segment# 25: Line

Course: N 12°00'00.00" W

Length: 89.00'

North: 193,745.68'

East: 1,790,504.26'

## Segment# 26: Line

Course: N 78°00'00.00" E

Length: 40.00'

North: 193,753.99'

East: 1,790,543.39'

## Segment# 27: Line

Course: N 12°00'00.00" W

Length: 10.00'

North: 193,763.77'

East: 1,790,541.31'

## Segment# 28: Line

Course: N 78°00'00.00" E

Length: 151.00'

North: 193,795.17'

East: 1,790,689.01'

## Segment# 29: Line

Course: S 12°00'00.00" E

Length: 35.00'



North: 193,760.93'

East: 1,790,696.29'

Perimeter: 1,583.77'

Area: 41,521.66Sq.Ft.

Error Closure: 0.01

Course: S 37°59'02.13" E

Error North : -0.005

East: 0.004

Precision 1: 158,378.00