

5-WD
DESCRIPTION OF 0.008 ACRES
Right-of-Way
Abbott Manufacturing, Inc.
625 Cleveland Ave

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Section 9 Township 5, Range 22, Refugee Lands, being part of Lots 21 and 22, Partition of the Robert Neil Estates, Plat "A", Court of Common Pleas Complete Record 153, Page 440, and being a part of 0.608 acre tract of land described as in a deed to Abbott Manufacturing, Inc. by deed of record in Deed Book 1586, Page 232. All references to records herein are those located in the Recorder's Office of Franklin County, Ohio and being more particularly described as follows:

Commencing at an iron pin set at the southeast corner of a 7.787 acres tract of land described in a deed to Abbott Manufacturing, Inc. by deed of record in Official Record Book 12350J05, said point being in the westerly right of line of Cleveland Avenue (66' width), and being also the northeast corner of the grantor's 0.608 acres tract.

Thence **S 03 degrees 39 minutes 07 seconds W** a distance of **58.33 feet** with the westerly right of way line for Cleveland Avenue and the west line of said 0.608 acres tract and a portion of the grantor's east line to an iron pin set, said point being the **TRUE POINT OF BEGINNING**;

Thence continue **S 03 degrees 39 minutes 07 seconds W** a distance of **59.00 feet** with the westerly right of way for Cleveland Avenue and the grantor's east line to an iron pin set;

Thence **N 86 degrees 20 minutes 53 seconds W** a distance of **6.00 feet** across the grantor's tract to an iron pin set, said iron pin being 6.00 feet west of the westerly right of way line for Cleveland Avenue as measured by right angles;

Thence **N 03 degrees 39 minutes 07 seconds E** a distance **59.00 feet** to across the grantor's tract with a line being 6.00 feet west of and parallel with the westerly right of way line for Cleveland Avenue as measured by right angles to an iron pin set;

Thence **S 86 degrees 20 minutes 53 seconds E** a distance of **6.00 feet** across the grantor's tract to the existing westerly right of way line of Cleveland Avenue, and the **TRUE POINT OF BEGINNING**; containing 0.008 acre of land more or less.

The above described area contains a total of **0.008 acres** within Franklin County Auditor's Parcel Number 010-022355-00, which includes 0.000 acres in the present road occupied.

Grantor claims title by Instrument recorded in Deed Book 1586, Page 232 in the records of Franklin County, Ohio.

Iron pins set, as shown on plan and in the above description are 5/8 inch steel rod, thirty (30) inches long with a cap stamped "Rii".

Bearings used in this description are based on Ohio State Plane Coordinate System, South Zone as per NAD 83 and were established utilizing ODOT's VRS System, GPS equipment and procedures and established bearing of N 03°39'07" E on the centerline of Cleveland Avenue.

This description was prepared from existing records and a field survey performed in August 2014.

Resource International, Inc.

Mark S. Ward, P.S.
Professional Surveyor No. S-7514