

**PORTION OF A 15' SANITARY SEWER EASEMENT TO BE VACATED
0.197 ACRES**

Situated in the City of Columbus, County of Franklin, State of Ohio; also being a part of Virginia Military Survey No. 1474; also being a part of a 5.106 acre tract and a 7.653 acre tract, lands as conveyed to The Laurels of West Columbus Real Estate, LLC as described in Instrument No. 201701260013035 Parcels 1 and 2; being more particularly described as follows:

Commencing at the northwesterly corner of said 5.106 acre tract, said point being along the easterly line of Lot 419 of Green Countrie Section Three Part Five subdivision as recorded in Plat Book 74 Page 15, said point also being the southwesterly corner of Gabriel's Landing Condominium as recorded in Condominium Plat Book 176 Page 83; thence,

Along a northerly line of said 5.106 acre tract, **North 79° 30' 56" East for a distance of 86.75'** to a point; thence,

Along a northerly line of said 5.106 acre tract, **South 10° 28' 54" East for a distance of 193.54'** to a point; thence,

Along a northerly line of said 5.106 acre tract, **South 76° 09' 04" East for a distance of 151.78'** to a point; thence,

Along a line through said 5.106 acre tract, **South 85° 37' 47" East for a distance of 47.86'** to a point, said point being the **TRUE POINT OF BEGINNING**, and from said beginning point running thence,

South 75° 59' 45" East for a distance of 347.17' to a point; thence,

South 14° 00' 15" West for a distance of 246.01' to a point; thence,

North 45° 10' 37" West for a distance of 17.47' to a point; thence,

North 14° 00' 15" East for a distance of 222.06' to a point; thence,

North 75° 59' 45" West for a distance of 327.30' to a point; thence,

North 03° 57' 59" West for a distance of 15.77' to the point of beginning, containing 0.197 acres of land, more or less.

Basis of bearings for the herein-described courses is the State Plane Coordinate System, Ohio South Zone (NAD83-NSRS2007).

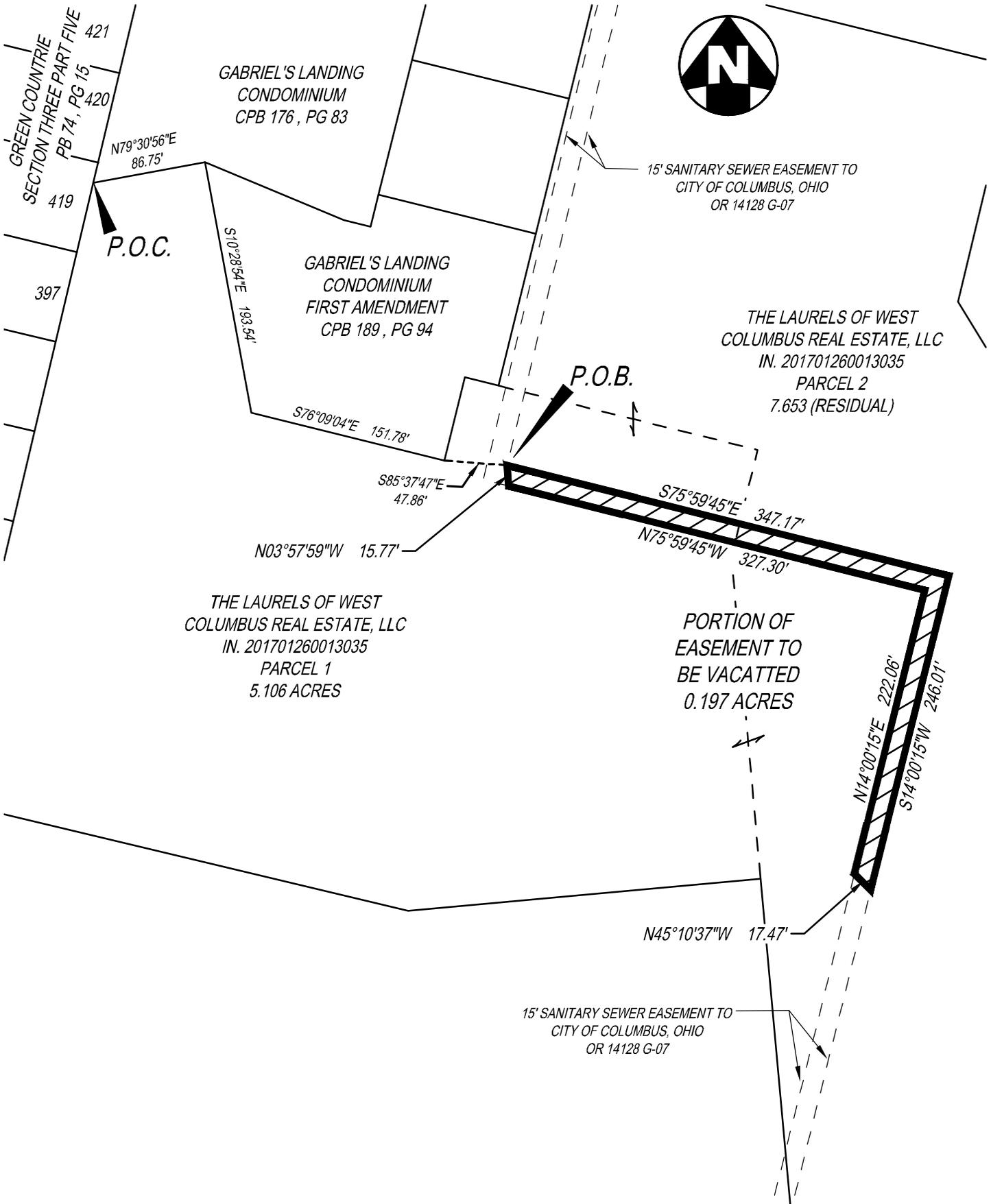


Michael L. Keller

Michael L. Keller
Professional Surveyor

7/20/2020

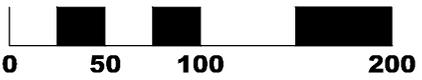
Date



Michael L. Keller

MICHAEL L. KELLER
OHIO PROFESSIONAL SURVEYOR NO. 7978

7/20/2020
DATE

 <p>THE KLEINGERS GROUP</p> <p>CIVIL ENGINEERING SURVEYING LANDSCAPE ARCHITECTURE www.kleingers.com 350 Worthington Rd Suite B Westerville, OH 43082 614.882.4311</p>	<p>EASEMENT VACATION</p> <p>V.M.S. 1474</p> <p>CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO</p>	<p>PROJECT NO: 160681.001</p>
		<p>DATE: 7/20/2020</p>
		<p>SCALE: 1" = 100'</p>  <p>0 50 100 200</p>
		<p>SHEET NO. 1 OF 1</p>