

**SWAN ST & WALL ST
121630 10-WD
RIGHT-OF-WAY
SWAN STREET
DESCRIPTION OF 14.10 SQ FT**

Situated in the State of Ohio, County of Franklin, City of Columbus being located in Half of Section 10, Township 5, Range 22, of the Refugee Lands and being a part of Lot 16 of a subdivision known as "English and Monypeny's Subdivision" (*a subdivision of Lots 112, 113, 114, 115 and Lot 116 of Lincoln Goodale's Executor's Amended Subdivision*) as shown and delineated in record Plat Book 3, Page 18 and described in a deed to Greek Orthodox Church, "The Annunciation" by deed of record in Official Record Book 1447G10. 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 a mag nail set the northeast corner of said Lot 16, said point being at the intersection of the existing westerly right of way line for Wall Street (16' width) and the intersection of the existing southerly right of way line for Swan Street (40' width) and being the **TRUE POINT OF BEGINNING**;

Thence **S 03 degrees 24 minutes 26 seconds W** a distance of **0.67 feet** with the existing westerly right of way line for Wall Street and the easterly line of said Lot 16 to a mag nail set;

Thence **N 86 degrees 35 minutes 34 seconds W** a distance of **21.05 feet** across said Lot 16 to an iron pin set in the east line of Lot 15, same being the west line of said Lot 16;

Thence **N 03 degrees 24 minutes 26 seconds E** a distance of **0.67 feet** with the east line of Lot 15 and the west line of said Lot 16 to a mag nail set in the northwest corner of said Lot 16, said point also being the northeast corner of said Lot 15 and lies in the existing southerly right of way line for Swan Street;

Thence **S 86 degrees 35 minutes 34 seconds E** a distance of **21.05 feet** with the existing southerly right of way line for Swan Street and the north line of said Lot 16 to the **TRUE POINT OF BEGINNING**; containing 0.0003 acre (14.10) sq. ft. of land, more or less.

The above described area contains a total of **0.0003 acre (14.10 square feet)** within Franklin County Auditor's Parcel Number 010-014002-00, which includes 0.000 acres in the present road occupied,

Grantor claims title by Instrument recorded in Official Record Book 1447G10 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 plastic cap stamped "Rii".

Mag nail set, as shown on plan and in above description are magnetically enhanced nails (zinc plated) two and one half (2-1/2") in length by one quarter inch (1/4") head.

This description was prepared by Mark S. Ward, professional Surveyor No. S-7514, and was based on available public records and actual field survey of the premises performed by Resource International, Inc. in September, 2018. Bearings used in this description are based on Ohio State Plane Coordinates System, South Zone, NAD 83 (2011) and were established utilizing ODOT's VRS system, GPS Equipment and Procedures and an established bearing of S 86°35'34" E on the centerline of Swan Street.

Resource International, Inc.

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