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ANNEXATION
PLAT & DESCRIPTION
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ADAM W. FOWLER, P.E., P.S.
FRANKLIN COUNTY ENGINEER

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BY: FDA DATE: 03/16/26

COTTRILL SURVEYING, INC

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1.681 Acre Annexation

Surveyed for Charritos Properties LLC

To: THE CITY OF COLUMBUS

From: JACKSON TOWNSHIP

The following described 1.681 acre tract is situated in the State of Ohio, Franklin County, Jackson Township, VMS 6839, being all of a 1.681 acre tract (Parcel 160-001816-00, all that remains of Tract 1: 0.532 original acres and all of Tract 2: 1.0000) as conveyed to Charritos Properties LLC by Instrument Number 202509160103424, all of a 0.103 acre tract (dedicated public right-of-way) conveyed to the State of Ohio by Deed Book 2807 page 647 and part of a 1.101 acre tract (dedicated public right-of-way) conveyed to the State of Ohio by Deed Book 2819 page 510, and being more particularly described as follows:

Beginning at a point in the centerline of Gantz Road (County Road 256, right-of-way width varies) in the west line of said 1.101 acre tract, the southeast corner of said 0.103 acre tract and the northeast corner of the remainder of an original 39.44 acre tract conveyed to Margaret C. Harter by Deed Book 2222 page 141, said point bears North 11° 47' 59" East a distance of 219.53 feet from the original centerline intersection of Gantz Road and Dyer Road (Township Road 260, width varies);

Thence, with a new proposed City of Columbus corporation line, with the North line of said remainder of an original 39.44 acre tract, South line of said 0.103 acre tract, **North 77° 30' 40" West**, passing an angle point in the West right-of-way line of Gantz Road and the southeast corner of said residual of 0.532 original acre tract at 38.56 feet, a total distance of **63.56 feet** to the northeast corner of said 1.00 acre tract;

Thence, with a new proposed City of Columbus corporation line, with the West line of said remainder of an original 39.44 acre tract, East line of said 1.000 acre tract and with said right-of-way line, **South 21° 01' 20" West** a distance of **50.56 feet** to a corner of Collier Park Condominiums by Condominium Plat Book 88 page 59, and Declared in Instrument Number 200008310176089 and a corner of an existing Corporation line of the City of Columbus (Case Number 34-74, Ordinance Number 9-75, recorded in Miscellaneous Record 164 Page 337);

Thence, with said condominium and said existing City of Columbus Corporation line with the following two courses:

- 1) **North 77° 30' 40" West** a distance of **512.45 feet**;
- 2) **North 13° 45' 00" East** a distance of **92.59 feet** to the northwest corner of said 1.000 acre tract and the South line of an existing Corporation line of the City of Columbus (Case Number 51-90, Ordinance Number 939-91, recorded in Official Record 16933B12);

Thence, with said condominium and said existing City of Columbus Corporation line with the following three courses:

- 1) **South 77° 30' 40" East** a distance of **391.33 feet** to the Southwest corner of said 0.532 original acre tract;
- 2) **North 13° 45' 00" East** a distance of **85.52 feet** to a point;
- 3) **South 77° 30' 40" East**, passing the Northwest corner of said State of Ohio's 0.103 acre tract and the West right-of-way of Gantz Road at 156.08 feet, continuing with the north line of said 0.103 acre tract, passing the southwest corner of a 0.080 acre tract conveyed to the City of Columbus, Ohio by Instrument Number 200208230208574 and the West right-of-way of Gantz Road at 161.10 feet, continuing with the south line of said 0.080 acre tract, passing the centerline of

Gantz Road and the West line of said 1.101 acre tract at 191.08 feet, continuing with said existing City of Columbus Corporation line and across said 1.101 acre tract, a total distance of **238.45 feet** to east right-of-way line of Gantz Road, the West line of Willow Creek, Section 2, Part 4 as recorded in Plat Book 85 page 45 and in the West line of an existing Corporation line of the City of Columbus (Case Number 09-70, Ordinance Number 1328-70, recorded in Miscellaneous Record 151 Page 137);

Thence, with said east line of Gantz Road, West line of said Willow Creek subdivision and said existing City of Columbus Corporation line with the following two courses:

- 1) **South 05° 02' 24" East** a distance of **8.20 feet** to a point;
- 2) **South 12° 27' 33" West** a distance of **119.25 feet** to a point;

Thence, with a new proposed City of Columbus corporation line across said 1.101 acre tract and across Gantz Road, **North 77° 30' 40" West** a distance of **52.70 feet** returning to the **Point of Beginning**, containing **1.681 Acres** more or less, of which 0.429 acres more or less is all of said residual of 0.532 original acre tract, 1.000 acres more or less is all of said 1.000 acre tract, 0.103 acres more or less is all of said 0.103 acre tract and 0.149 acres more or less is part of said 1.101 acre tract, of which 0.252 acres more or less is in the PRO of Gantz Road.


The total perimeter of the proposed annexation area is 1613.61 feet, of which 1446.79 feet is contiguous with the current corporation line of the City of Columbus, having 89.7% contiguity.

Bearings are based on the south line of said 1.000 acre tract (North 77° 30' 40" West) as described in Instrument Number 202509160103424.

Subject to and with the benefit of all legal highways, restrictions, easements, limitations, and reservations, of record, if any and to zoning restrictions which have been imposed thereon, if any.

This description was prepared from record information from the Franklin County Engineer, Recorder and Auditor, and is not intended for the transfer of real property and was prepared by Nathan L. Cottrill, PS registration #8821 on February 2, 2026 (Job S260120).




Nathan L. Cottrill, PS #8821
2/18/26