

**PARCEL 4-WD2
EAST-WEST ROAD
0.003 ACRE**

Being a parcel of land lying on the right side of the centerline of right-of-way and construction of East-West Road as shown on a centerline survey plat made in 2017 for the City of Columbus, Franklin County, Ohio, titled "EAST-WEST ROAD" as recorded in Plat Book 123, Pages 27-28 of the records of Franklin County:

Situated in the State of Ohio, County of Franklin, City of Columbus, located in Quarter Township 2, Township 1, Range 18 of the United States Military Lands, being part of Lot 11 of the Plat of Range 18, Township 1, Section 2 known as the "Rathbone Section" as recorded in Deed Book 15, Page 256-1/2, being out of the 1.650 acre tract conveyed to OGGI Properties II LLC by deed of record in Instrument Number 201208310128405, and being described as follows:

Beginning, for reference, at a 1 inch iron pin set within a monument box marking the intersection of the centerline of right-of-way and construction of East-West Road with the centerline of construction of Olentangy River Road as shown on the plans entitled "Olentangy Road Sec. 'C', Road No. 9, dated 1940 on file at the Franklin County Engineer's Office, Columbus, Ohio, located on centerline of right-of-way and construction station 100+18.26 for East-West Road;

thence North 85 Degrees 42 Minutes 33 Seconds East, with said centerline of right-of-way and construction, a distance of 109.49 feet, to a point, located on centerline of right-of-way and construction station 101+27.75 for East-West Road;

thence South 04 Degrees 17 Minutes 27 Seconds East, a distance of 41.88 feet, to a point on the southerly existing right-of-way line of Canterbury Service Road (Ordinance Number 1547-90), the southerly line of the 0.928 acre tract conveyed to the City of Columbus by deed of record in Official Record 14797C02, and a corner of the remainder of that 6.768 acre tract conveyed to Riverside Methodist Hospital (nka OhioHealth Corporation of record in Official Record 12228H17 and Instrument Number 200503080042485) by deed of record in Official Record 274D08, located 41.88 feet right of centerline of right-of-way and construction station 101+27.75 for East-West Road;

thence South 31 Degrees 30 Minutes 39 Seconds East, with the easterly existing right-of-way line for Olentangy River Road, a distance of 40.00 feet to an iron pin set on a northerly line of said 1.650 acre tract, being a corner to said 6.768 acre tract, located 77.45 feet right of centerline of right-of-way and construction station 101+46.05 for East-West Road, TRUE POINT OF BEGINNING;

thence North 56 Degrees 12 Minutes 38 Seconds East, with the line common to said 1.650 acre and said 6.768 acre tracts, a distance of 13.00 feet, to an iron pin set, located 71.05 feet right of centerline of right-of-way and construction station 101+57.36 for East-West Road;

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0.003 ACRE**

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thence South 25 Degrees 43 Minutes 24 Seconds East, across said 1.650 acre tract, a distance of 12.58 feet, to an iron pin set, located 82.76 feet right of centerline of right-of-way and construction station 101+61.96 for East-West Road;

thence South 58 Degrees 29 Minutes 21 Seconds West, across said 1.650 acre tract, a distance of 11.72 feet, to a point on the easterly existing right-of-way line for Olentangy River Road, located 88.13 feet right of centerline of right-of-way and construction station 101+51.54 for East-West Road;

thence North 31 Degrees 30 Minutes 39 Seconds West, with said easterly existing right-of-way line, a distance of 12.00 feet, to the TRUE POINT IF BEGINNING, containing 0.003 acre, more or less, of which 0.000 acre is within the present road occupied and from Auditor's Parcel Number 010-129667.

All references are to the records of the Recorder's Office, Franklin County, Ohio, unless otherwise noted.

Iron pins set, as shown on said Right-of-Way plans, in the above description are 3/4 inch steel pipe, thirty (30) inches long with a plastic plug stamped "EMHT INC."

All bearings shown are for project use only. The bearings described herein are based on the observed bearing between Franklin County Engineer's Monuments "WICKLIFFE" and "W188RESET", measured as South 83 Degrees 26 Minutes 03 Seconds East, oriented to Grid North, of the Ohio State Plane Coordinate System, South Zone, NAD 83 (2011).

This description was prepared by, or under the supervision of, John C. Dodgion, Registered Surveyor No. 8069, and is based upon record documents and an actual field survey conducted by Evans, Mechwart, Hambleton & Tilton, Inc. in 2016.

EVANS, MECHWART, HAMBLETON & TILTON, INC.

John C. Dodgion
Professional Surveyor No. 8069