

LEGAL DESCRIPTION
ANNEXATION AN08-019
1.593 acres in Sharon Township
Lee Ashley Marie LLC

Situated in Quarter Township 2, Township 2 North, Range 18 West, United States Military Lands, also being part of Sharon Township, Franklin County, State of Ohio, also being all of a 0.862 acre tract of land as conveyed to Lee Ashley Marie, LLC as described in Instrument Number 199907020168241, also being a part of a 1.595 acre tract of land as conveyed to J&B Office, LLC as described in Official Record 34845 A-19, and being more particularly described as follows:

Beginning at the intersection of the southerly right-of-way line of Forest Ridge Drive (60' right-of-way) and the easterly right-of-way line of Flint Road (right-of-way varies) said point being the **TRUE POINT OF BEGINNING**, and from said beginning point running thence along the southerly right-of-way line of Forest Ridge Drive, also along the northerly line of said 0.862 acre tract the following three courses:

South 86° 49' 33" East for a distance of thirty-one and eighty-seven one-hundredths feet (31.87') to a point of curvature; thence,

Along a curve to right having a radius of 120.00, an arc distance of 77.49', a central angle of 37° 00' 00" and a chord that bears South 68° 19' 33" East for a distance of 76.15' to a point of tangency; thence,

South 49° 49' 33" East for a distance of twenty-three and eighty-four one-hundredths feet (23.84') to a point, said point being along the southerly right-of-way line of Forest Ridge Drive, said point also being the northwesterly corner of a tract of land as conveyed to Colleen T. Kent as described in Instrument Number 200406020126071, said point also being the northwesterly corner of Lot Number 4 of Forest Ridge Subdivision as recorded in Plat Book 40 Page 18, said point also being the northeasterly corner of said 0.862 acre tract; thence,

Along the easterly line of said 0.862 acre tract, also being along the westerly line of said Lot Number 4 *South 03° 21' 56" West for a distance of one hundred seventy-seven and twenty-eight one-hundredths feet (177.28')* to a point, said point being along the northerly line of a 1.127 acre tract of land as conveyed to John A. and Kathleen Moss as described in Official Record 27931 B-12, said point also being the southeasterly corner of said 0.862 acre tract, said point also being the southwest corner of said Lot Number 4; thence

Along the southerly line of said 0.862 acre tract, also being along a portion of the northerly line of said 1.127 acre tract and then along a portion of the northerly line of a 0.490 acre tract of land as conveyed to Linda L. Jarrett as described in Instrument Number 200710260186660, *North 86° 38' 04" West for a distance of ninety-eight and fifty one-hundredths feet (98.50')* to a point, said point being along the southerly line of said 0.862 acre tract, said point also being along the northerly line of said 0.490 acre tract; thence,

Along the southerly line of said 0.862 acre tract, also being along a portion of the northerly line of said 0.490 acre tract and then along the northerly line of a 0.555 acre tract as conveyed to Rita Dimarco as described in Official Record 6617 F-07, Parcel No. 1 *North 86° 02' 31" West for a distance of one hundred eighty-two and fifty one-hundredths feet (182.50')* to a point, said point being along the centerline of Flint Road, said point also being the northwesterly corner of said 0.555 acre tract; thence,

Along the centerline of Flint Road, also being along the westerly line of said 0.555 acre tract *South 31° 08' 57" West for a distance of one hundred thirty-eight and eighty-seven one-hundredths feet (138.87')* to a point, said point being southwest corner of said 0.555 acre tract; thence,

Along the southerly line of said 0.555 acre tract *South 59° 15' 43" East for a distance of thirty and three one-hundredths feet (30.03')* to a point, said point being at the intersection of the easterly right-of-way line of Flint Road and the northerly right-of-way line of Pocono Road (50' right-of-way); thence,

Crossing through Pocono Road *South 24° 37' 49" West for a distance of eighty-seven and fifty-seven one-hundredths feet (87.57')* to a point, said point being at the intersection of the easterly right-of-way line of Flint Road and the southerly right-of-way line of Pocono Road, said point also being along the division line between Sharon Township and City of Columbus as established by City of Columbus Case Number 29-82; thence,

Crossing through Flint Road along said division line between City of Columbus and Sharon Township *North 58° 53' 33" West for a distance of sixty-nine and sixty-eight one-hundredths feet (69.68')* to a point, said point being along said division line between City of Columbus and Sharon Township; thence,

Along said division line between City of Columbus and Sharon Township, also crossing through Flint Road *North 31° 04' 06" East for a distance of one hundred eighty-five and twenty-four one-hundredths feet (185.24')* to a point, said point being along the westerly right-of-way line of Flint Road, said point also being along the division line between City of Columbus and Sharon Township as established by Ordinance Number 55-87; thence,

Along the westerly right-of-way line of Flint Road, also being along the easterly line of said 1.595 acre tract, and then along the easterly line of a 0.377 acre tract of land as conveyed to Robert L. Roshon as described in Instrument Number 200106080129217, and then along the easterly line of a 0.354 acre tract of land as conveyed to Robert L. & Megan A. Roshon as described in Official Record 14915 C-19, also being along a portion of the division line between City of Columbus and Sharon Township as established by Ordinance Number 55-87 *North 31° 08' 57" East for a distance of three-hundred sixty-two and ninety one-hundredths feet (362.90')* to a point, said point being along the westerly right-of-way line of Flint Road, said point also being the northwesterly corner of said 0.354 acre tract; thence,

Crossing through Flint Road *South 58° 57' 09" East for a distance of thirty and zero one-hundredths feet (30.00')* to a point, said point being along the centerline of Flint Road; thence,

Along the centerline of Flint Road *South 31° 08' 57" West for a distance of thirteen and thirty-one one-hundredths feet (13.31')* to a point, said point being along the centerline of Flint Road; thence,

Crossing through Flint Road *South 86° 44' 25" East for a distance of forty-five and twenty-six one-hundredths feet (45.26')* to a point, said point being at the intersection of the northerly right-of-way line of Forest Ridge Drive and the easterly right-of-way line of Flint Road, said point also being the westerly corner of Reserve "C" of said Forest Ridge Subdivision; thence,

Along a line crossing through Forest Ridge Drive along the extension of the easterly right-of-way line of Flint Road *South 31° 08' 57" West for a distance of sixty-seven and ninety-four one-hundredths feet (67.94')* to the place of beginning containing 1.593 acres.

Basis of bearings for the above-described courses is the centerline of North High Street being North 03° 10' 07" East as shown on plans entitled U.S. 23, North High Street, dated 11/9/94.