

LEGAL DESCRIPTION
ANNEXATION AN12-021
4.2 ± acres in Clinton Township
Guy P. Williams, Jr. et al

Situated in the State of Ohio, County of Franklin, Township of Clinton, Quarter Township 3, Township 1, Range 18, United States Military District and being: part of Lot 30 (A.P.N. 130-001064 and A.P.N. 130-002352) of John M. Pugh's Subdivision of record in Plat Book 4, Page 324 as conveyed to Guy P. Williams Jr. of record in Deed Volume 3014, Page 275 and Official Record 4100A10 and part of a 20' Alley and vacated 20' Alley of said John M. Pugh's Subdivision, all of Lot 33 (A.P.N. 130-005575), Lot 35 (A.P.N. 130-005577), Lot 36 (A.P.N. 130-005578), Lot 37 (A.P.N. 130-005579), Lot 41 (A.P.N. 130-001401), Lot 42 (A.P.N. 130-006099), Lot 43 (A.P.N. 130-000815), Lots 44 and 45 (A.P.N. 130-001392), Lot 50 (A.P.N. 130-003897), Lot 51 (A.P.N. 130-001506), Lot 52 (A.P.N. 130-001394), Lot 56 (A.P.N. 130-001396) and Lot 57 (A.P.N. 130-00500) of Lincoln Heights Subdivision of record in Plat Book 7, Page 250 as conveyed to Guy P. Williams Jr. of record in Deed Book 3520, Page 737, Official Record 12127A16, Deed Book 1677, Page 553, Deed Book 2984, Page 280 Instrument Number 200710290187515, Instrument Number 200710100177109, Instrument Number 200809020132645, Instrument Number 199809140232311, Deed Book 2806, Page 142, Deed Book 3411, Page 301, Official Record 12127B06 and Deed Volume 1427, Page 241 and parts of 20' Alleys of said Lincoln Heights Subdivision, and Lot 38 (A.P.N. 130-004874), Lot 39 (A.P.N. 130-001391) and Lot 40 (A.P.N. 130-001112) of said Lincoln Heights Subdivision as conveyed to Kitchner Park, Inc. of record in Official Record No. 201210050150186, Lot 34 (A.P.N. 130-005576) of said Lincoln Heights Subdivision as conveyed to 1405 LLC of record in Instrument Number 200606280126708, part of Chambers Road as dedicated in said Lincoln Heights Subdivision and said John M. Pugh's Subdivision and described as follows:

Beginning at the southwest corner of Lot 14 of said Lincoln Heights Subdivision, the same being the intersection of the easterly right-of-way line for a 20' Alley with the northerly right-of-way line for a 20' Alley of said subdivision, in a City of Columbus Corporation Line (Case No. 155, Ord. No. 323-59, Miscellaneous Record 115, Page 63);

Thence **Easterly**, along said north right-of-way line, a portion being a City of Columbus Corporation line (Case No. 49-03, Ord. No. 0005-04, Instrument Number 200403110053721), about **762 feet** to the southwest corner of said Lot 33;

Thence **Northerly**, along the west line of said Lot 33, about **170 feet** to the northwest corner thereof, in the south right-of-way line for Chambers Road;

Thence **Westerly**, along said south right-of-way, about **40 feet** to the northeast corner of Lot 31 of said Lincoln Heights Subdivision;

Thence **Southerly**, along the common line of said Lot 31 and Lot 32 of said Lincoln Heights Subdivision, about **15 feet**,

Thence **Westerly**, along said south right-of-way line, across said Lot 31 and Lot 30 of said Lincoln Heights Subdivision, about **80 feet** to the west line of said Lot 30;

Thence **Northerly**, along the common line of said Lot 30 and Lot 29 of said Lincoln Heights Subdivision, about **15 feet** to said south right-of-way;

Thence **Westerly**, along the south right-of-way, about **200 feet** to the northwest corner of Lot 25 of said Lincoln Heights Subdivision, being in a City of Columbus Corporation Line (Case No. 49-03, Ord. No. 0005-04, Instrument Number 200403110053721),

Thence **Northerly**, across Chambers Road, about **30 feet** to the north right-of-way line thereof, being in a City of Columbus Corporation Line (Case No. 6-76, Ord. No. 1188-76, D.B. 166 Pg. 716);

Thence **Easterly**, along said north right-of-way and said City of Columbus Corporation Line, about **624 feet** to a City of Corporation Line (Case No. 13-82, Ord. No. 1592-82, O.R. 2180D07);

Thence **Southerly**, across said Chambers Road, along said City of Columbus Corporation Line, about **210 feet** to an angle point thereof;

Thence **Westerly**, along said City of Columbus Corporation Line, about **85 feet** to an angle point thereof;

Thence **Southerly**, along said City of Columbus Corporation Line, about **9 feet** to the northwest corner of Lot 31 of said John M. Pugh's Subdivision;

Thence **Westerly**, along the south right-of-way line for a 20' Alley, being a City of Columbus Corporation Line (Case No. 18-11, Ord. No. 0066-2012, Instrument Number 201203290042778), about **179 feet** to the northeast corner of said Lot 57;

Thence **Southerly**, along the east line Lot 57, the same being said City of Columbus Corporation Line, about **175 feet** to the southeast corner thereof, in the north right-of-way line for Chesapeake Avenue, being a City of Columbus Corporation Line (Case No. 19-11, Ord. No. 0065-2012, Instrument Number 201203290042780);

Thence **Westerly**, along said north right-of-way line, being said City of Columbus Corporation Line, about **80 feet** to the southwest corner of said Lot 56;

Thence **Northerly**, along the west line of said Lot 56, being said City of Columbus Corporation Line, about **175 feet** to the northwest corner of said 56, in the south right-of-way line for said 20' Alley;

Thence **Westerly**, along said south right-of-way line, a portion being said City of Columbus Corporation Line, about **120 feet** to the northeast corner of said Lot 52;

Thence **Southerly**, along the east line of said Lot 52, about **175 feet** to the southwest corner thereof, in the north right-of-way line for said Chesapeake Avenue and said City of Columbus Corporation Line (Case No. 19-11, Ord. No. 0065-2012, Instrument Number 201203290042780);

Thence **Westerly**, along said north right-of-way line and said City of Columbus Corporation Line, about **121 feet** to the southwest corner of said Lot 50;

Thence **Northerly**, along the west line of said Lot 50, about **175 feet** to the northwest corner thereof, in the south right-of-way line for said 20' Alley;

Thence **Westerly**, along said south right-of-way line, a portion being a City of Columbus Corporation Line (Case No. 19-11, Ord. No. 0065-2012, Instrument Number 201203290042780), about **159 feet** to the northeast corner of said Lot 45;

Thence **Southerly**, along the east line of said Lot 45, about **175 feet** to the southeast corner thereof, in the north right-of-way line for said Chesapeake Avenue;

Thence **Westerly**, along said north right-of-way line, being a City of Columbus Corporation Line (Case No. 17-12, Ord. No. 2305-2012, Instrument Number _____), about **320 feet** to the southwest corner of said Lot 38, being an east right-of-way line for a 20' Alley, in a City of Columbus Corporation Line (Case No. 155, Ord. No. 323-59, Miscellaneous Record 115, Page 63);

Thence **Northerly**, along the west line of said Lot 38 and across the right-of-way for a 20' Alley, being a City of Columbus Corporation Line (Case No. 155, Ord. No. 329-59, M.R. 115, 63), about **195 feet** to the **Point of Beginning**.

Containing approximately 4.2 acres of land, more or less.

The above description was written by Advanced Civil Design on November 12, 2012. A drawing of the above description has been prepared and is a part hereof.

The total length of the annexation perimeter is about 4289 feet, of which about 2605 feet are contiguous with existing City of Columbus Corporation Lines, being 61% contiguous. This annexation does not create any islands of township property.

This description was written for annexation purposes only and was not intended to be used in the transfer of lands.

ADVANCED CIVIL DESIGN, INC.