

P:\TRA\Skilken_Cold\Sheetz - Hilliard Rome & Old Hilliard Rome\Design\RW\Sheets\Vacation Plat City.dgn Sheet 2/29/2024 9:03:42 AM CMT005

TEMPLETON CROSSING CONDOMINIUMS CPB. 92, PG. 35

CITY OF COLUMBUS, OHIO, A MUNICIPAL CORPORATION (PUBLIC RIGHT-OF-WAY) INST. 201809170125521 2.695 ACRES

STATE OF OHIO PARCEL 105-WD DB. 2856, PG. 370 1.186 ACRES

C.R. 3 (HILLIARD & ROME ROAD) (R/W VARIES), (RELOCATED 1968)

STATE OF OHIO PARCEL 104-WD APPROPRIATED IN FRANKLIN COUNTY COURT OF COMMON PLEAS CASE NO. 233922 DB. 2990, PG. 249, ODOT PLAN FRA-70-3.41 7.879 ACRES

LJKJ ROME HILLIARD, LLC, CAROL L. HOFFMAN, AND RUTH ANN HOFFMAN PIN 246-301941-00 INST. 201306120097793, INST. 201510220149804, INST. 202112140226663 14.684 ACRES

WEST 70 TWO OWNER, LLC, AN OHIO LIMITED LIABILITY COMPANY PIN 246-308340-00 INST. 202210110143351 1.621 ACRES

SHEETZ, INC., A PENNSYLVANIA CORPORATION PIN 246-306051-00 INST. 202204280065521 5.0533 ACRES

HILLIARD & ROME ROAD (NO.3)

HILLIARD & ROME ROAD EAST (1180.4 R/W)

BASIS OF BEARINGS

BEARINGS ARE BASED ON THE OHIO STATE PLANE GRID NORTH, NAD 83 (2011) (EPOCH, 2010.0000). GEOID 12B, OHIO SOUTH ZONE, TIED BY GPS TO THE O.D.O.T. RTK. ELEVATIONS ARE NAVD 88.

CONTROL FOR THE BEARINGS SHOWN HEREIN WERE DETERMINED BY GPS OBSERVATIONS AND ESTABLISHING S 13°56'55" W FOR THE EXISTING CENTERLINE OF RIGHT-OF-WAY OF HILLIARD & ROME ROAD EAST. BEARINGS ARE SHOWN TO INDICATE ANGLE ONLY AND ARE FOR PROJECT USE ONLY.

CERTIFICATION

WE DO HERBY CERTIFY THAT WE HAVE SURVEYED THE ATTACHED PREMISES, PREPARED THE ATTACHED PLAT, AND THAT SAID PLAT IS CORRECT. ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. DIMENSIONS SHOWN ALONG CURVES ARE CHORD MEASUREMENTS. THIS SURVEY WAS PREPARED USING DOCUMENTS OF RECORD, PRIOR PLATS OF SURVEY, AND OBSERVED EVIDENCE LOCATED BY AN ACTUAL FIELD SURVEY IN OCTOBER, 2020 AND AUGUST 2022.

CARPENTER MARTY TRANSPORTATION, INC.

BY *Michael D. Weeks* 2-29-2024
MICHAEL D. WEEKS, P.S. DATE
REG. NO. 7357

WEST 70 TWO OWNER, LLC, AN OHIO LIMITED LIABILITY COMPANY PIN 246-303777-00 INST. 202208180119832 32.493 ACRES

COUNTY OF FRANKLIN 30' ROW EASEMENT DB. 1072, PG. 625 0.040 ACRES (CALC.)

Δ=7°43'14" R=116.28' ArcL=150.42' ChB=S 2°36'36" W ChD=150.30'

Δ=7°28'42" R=116.28' ArcL=145.70' ChB=S 10°12'34" W ChD=145.60'

Δ=6°0'51" R=784.10' ArcL=82.31' ChB=N 35°20'08" E ChD=82.27'

TRUE POINT OF BEGINNING (0.715 ACRES)

TERMINATION OF EASEMENT RIGHT-OF-WAY

-  0.256 ACRES (PIN 246-308340-00)
-  0.193 ACRES (PIN 246-303777-00)
-  0.266 ACRES (PIN 470-296106-00)

TOTAL: 0.715 ACRES

WEST 70 THREE OWNER, LLC, AN OHIO LIMITED LIABILITY COMPANY PIN 246-303775-00 INST. 202208180119833 DEED: 13.928 ACRES (6.426 ACRES) AUDITOR: 7.152 ACRES

T.R. 3B (156.14')

HILLIARD & ROME ROAD EAST (60' R/W) (540.90')

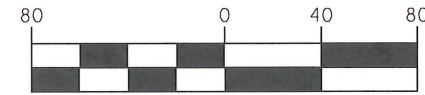
C.R. 22 (FISHER ROAD)

WEST 70 THREE OWNER, LLC, AN OHIO LIMITED LIABILITY COMPANY PIN 470-296106-00 INST. 202208180119833 DEED: 13.928 ACRES (7.502 ACRES) AUDITOR: 7.514 ACRES

POINT OF REFERENCE



GRAPHIC SCALE



(IN FEET)
1 inch. = 80 ft.

HILLIARD & ROME ROAD EAST VACATION PLAT

PLAN PREPARED BY: AWN
CHECKED BY: MDW



SCALE: 1"=80'
DATE: FEBRUARY 29, 2024
SHEET: 1/1
JOB NO.: SDV22003

VACATION/TERMINATION OF EASEMENT ROW FOR HILLIARD-ROME ROAD EAST, CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO
VIRGINIA MILITARY SURVEY NO. 1484

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TEMPLETON CROSSING CONDOMINIUMS CPB. 92, PG. 35

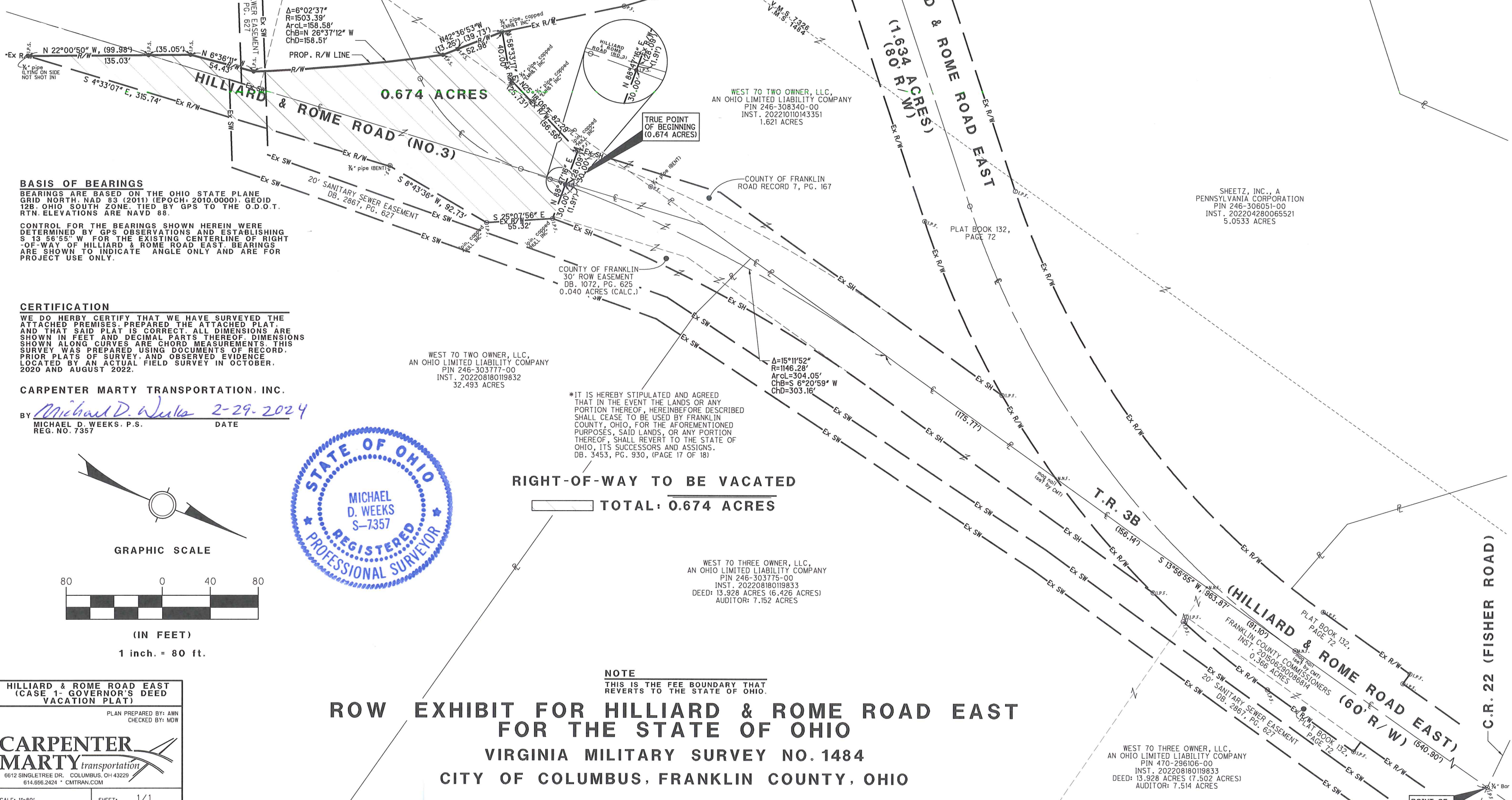
(STATE OF OHIO PARCEL 105-WD DB. 2856, PG. 370 1.186 ACRES) *FRANKLIN COUNTY PARCEL NO. 12 DB. 3453, PG. 930 7.195 ACRES

CITY OF COLUMBUS, OHIO, A MUNICIPAL CORPORATION (PUBLIC RIGHT-OF-WAY) INST. 201809170125521 2.695 ACRES

C.R. 3 (HILLIARD & ROME ROAD) (R/W VARIES) (RELOCATED 1968)

(STATE OF OHIO PARCEL 104-WD APPROPRIATED IN FRANKLIN COUNTY COURT OF COMMON PLEAS CASE NO. 233922 DB. 2990, PG. 249, ODOT PLAN FRA-70-3.41 7.879 ACRES)

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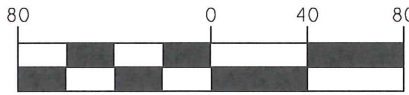
*IT IS HEREBY STIPULATED AND AGREED THAT IN THE EVENT THE LANDS OR ANY PORTION THEREOF, HEREBY DESCRIBED SHALL CEASE TO BE USED BY FRANKLIN COUNTY, OHIO, FOR THE AFOREMENTIONED PURPOSES, SAID LANDS, OR ANY PORTION THEREOF, SHALL REVERT TO THE STATE OF OHIO, ITS SUCCESSORS AND ASSIGNS. DB. 3453, PG. 930, (PAGE 17 OF 18)

WEST 70 THREE OWNER, LLC, AN OHIO LIMITED LIABILITY COMPANY PIN 246-303775-00 INST. 202208180119833 DEED: 13.928 ACRES (6.426 ACRES) AUDITOR: 7.152 ACRES

WEST 70 THREE OWNER, LLC, AN OHIO LIMITED LIABILITY COMPANY PIN 470-296106-00 INST. 202208180119833 DEED: 13.928 ACRES (7.502 ACRES) AUDITOR: 7.514 ACRES



GRAPHIC SCALE



(IN FEET)
1 inch = 80 ft.

RIGHT-OF-WAY TO BE VACATED
TOTAL: 0.674 ACRES

NOTE
THIS IS THE FEE BOUNDARY THAT REVERTS TO THE STATE OF OHIO.

ROW EXHIBIT FOR HILLIARD & ROME ROAD EAST FOR THE STATE OF OHIO VIRGINIA MILITARY SURVEY NO. 1484 CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO

HILLIARD & ROME ROAD EAST (CASE 1- GOVERNOR'S DEED VACATION PLAT)

PLAN PREPARED BY:AWN CHECKED BY: MDW



SCALE: 1"=80' SHEET: 1/1 DATE: FEBRUARY 29, 2024 JOB NO.: SDV22003

POINT OF REFERENCE