

**PERMANENT WATERLINE EASEMENT
SOUTH WELLFIELD EXPANSION RAW WATER LINE (C.I.P. 690359)
FROM: ROBERT D. FICKARDT, ETAL (4)
11-22-11**

Situate in the State of Ohio, County of Pickaway, Township of Harrison, Section 27, Township 3 North, Range 22 West of the Congress Lands and being a 1.440 acre permanent waterline easement across part of Tract One (1) and Tract Two (2) transferred to Robert D. Fickardt, Bank One, Indianapolis NA, Leslie Jeanne Besseney, Charlotte D. Deleplaine and Diana D. Wharry by Affidavit of record in Deed Book 325, Page 439, Recorder's Office, Pickaway County, Ohio, said 1.440 acre permanent waterline easement being more particularly described as follows:

Commencing for reference at a point in the centerline of survey (1951) of U.S. Route 23 being the southeasterly corner of a 10.53 acre tract conveyed to Karen L. Peters by Warranty Deed of record in Deed Book 605, Page 2684 and by Affidavit of Surviving Tenant in Deed Book 605, Page 2686, Recorder's Office, Pickaway County, Ohio; thence

North 86°12'21" West a distance of **60.03 feet** along the southerly line of the said 10.53 acre tract and a line of said tract one (1) to a point in the westerly right of way line of said U.S. Route 23 and being the True Point of Beginning of the herein described 1.440 acre waterline easement; thence

South 05°30'09" West a distance of **477.18 feet** along the westerly right of way line of said U.S. Route 23 and crossing through part of said Tract one (1) and Tract two (2) to a point; thence along the westerly right of way line of said U.S. Route 23 and crossing through Tract two (2) the following six (6) courses.

- 1) **North 84°29'51" West** a distance of **19.14 feet** to a point; thence
- 2) **South 11°20'51" East** a distance of **75.00 feet** to a point; thence
- 3) **South 45°32'20" West** a distance of **137.30 feet** to a point; thence
- 4) **South 09°11'12" East** a distance of **243.32 feet** to a point; thence
- 5) **South 03°05'40" West** a distance of **214.68 feet** to a point; thence
- 6) **South 04°31'04" West** a distance of **516.37 feet** to a point in the southerly line of said tract two (2) and the northerly line of a 417.182 acre tract conveyed to the City of Columbus, Ohio by Warranty Deed of record in Deed Book 38, Page 762, Recorder's Office, Pickaway County, Ohio; thence

North 85°46'51" West a distance of **30.00 feet** along the southerly line of said tract two (2) and the northerly line of the said 417.182 acre tract to a point; thence crossing through said tract two (2) the following nine (9) courses

- 1) **North 04°31'04" East** a distance of **516.15 feet** to a point; thence
- 2) **North 03°05'40" East** a distance of **211.08 feet** to a point; thence
- 3) **North 09°11'12" West** a distance of **255.62 feet** to a point; thence
- 4) **North 45°32'20" East** a distance of **91.23 feet** to a point; thence
- 5) **North 11°44'03" East** a distance of **99.97 feet** to a point; thence
- 6) **North 16°32'00" East** a distance of **100.03 feet** to a point; thence
- 7) **North 05°30'09" East** a distance of **145.45 feet** to a point; thence

- 8) **North 16°59'51" West** a distance of **209.04 feet** crossing through said tract two (2) and part of said tract one (1) to a point; thence
- 9) **North 05°30' 09" East** a distance of **37.40 feet** crossing through said tract one (1) to a point in the southerly line of said 10.53 acre tract; thence

South 86°12'21" East a distance of **110.07 feet** along a line of said tract one (1) and the southerly line of the said 10.53 acre tract to the **True Point of Beginning**

It is understood the above permanent waterline easement contains 1.440 acres (62,745.09 square feet) more or less.

Bearings are based on the Ohio State Plane Coordinate System, South Zone, NAD 83 (1986 Adjustment) from a GPS survey by DLZ Ohio. Franklin County monuments used - Frank 07, Frank 26, BL31, Frank 17, Frank 17 Azimuth Mark and Frank 107.

This description was prepared from existing deeds, State of Ohio right-of-way plans and a field survey by DLZ Ohio, Inc., Columbus, Ohio, under the supervision of David C. Haigh, Professional Surveyor No. 6750 in November 2010.

The said tract one (1) is identified as parcel number D1200020031600 (193.03 acres) and tract two (2) as parcel number D1200020031700 (61.83 acres) in the records of the Auditor's Office, Pickaway County, Ohio.

A drawing of the above description is attached hereto and made a part hereof.

DLZ Ohio, Inc.

By: _____
David C. Haigh, P.S. No. 6750 Date