

Situated in the State of Ohio, County of Delaware, City of Columbus, and being in Farm Lot 17, Quarter Township 4, Township 3 North, Range 18 West of the United States Military Lands, being part of a roadway dedication plat as described in a plat to the City of Columbus of record in Dedication Plat of Polaris Parkway, Plat Book 24, page 137, proposed vacation; being part of a 0.715-acre tract as described in a deed to the City of Columbus of record in Official Record 541, Page 201, and being part of a 0.3175-acre tract as described in a deed to the City of Columbus of record in Official Record 553, Page 810, all references are to records of the Delaware County Recorder's Office, Delaware County, Ohio, and being more particularly described as follows:

Beginning for reference at a southwesterly bent iron pin with an illegible cap at the northeast corner of a 1.815-acre tract as described in a deed to Polaris Car Wash, LLC, an Ohio Limited Liability Company, of record in Official Record 1840, Page 2125;

Thence South $39^{\circ} 54' 34''$ West along the easterly line of said 1.815-acre tract, also being the original westerly line of Olde Worthington Road, a distance of 30.60 feet to a magnetic nail set, said nail being the **TRUE POINT OF BEGINNING**;

Thence **South $50^{\circ} 05' 26''$ East** a distance of **60.00 feet** to an iron pin set passing the original centerline of right of way of said Olde Worthington Road at a distance of 30.00 feet) in the original easterly right-of-way line of said Olde Worthington Road;

Thence along said easterly line, also being the easterly line of said 0.3175-acre tract and the westerly line of a 2.779-acre tract conveyed to C.S.P. Investments Inc., a Delaware Corporation, in Deed Volume 1919, Page 1646, **South $39^{\circ} 54' 34''$ West** a distance of **203.69 feet** to an angle point (referenced by an iron pin with an illegible cap, South $35^{\circ} 29' 07''$ West a distance of 1.66 feet);

Thence continuing along the easterly line of said 0.3175-acre tract, also being the westerly line of said 2.779-acre tract, **South $51^{\circ} 26' 28''$ West** a distance of **68.70 feet** to an iron pin set on the northerly right-of-way line of Polaris Parkway;

Thence along said northerly line **South $89^{\circ} 14' 54''$ West** a distance of **60.99 feet** to an iron pin set on the westerly right-of-way line of said Olde Worthington Road, said pin also being the southeasterly corner of said 1.815-acre tract;


Thence along said westerly line, also being the easterly line of said 1.815-acre tract, **North $39^{\circ} 54' 34''$ East** a distance of **310.74 feet** to the **TRUE POINT OF BEGINNING** and containing **0.384 acres**.

This document and exhibit are based on a survey performed for the City of Columbus in November of 2017 and updated in January of 2024 by Carpenter Marty Transportation Inc. This description was prepared and reviewed on September 19, 2024 by Kevin P. Carpenter, Registered Surveyor Number 8124.

Monuments referred to as iron pins set are 5/8" diameter x 30" long iron bars with a yellow plastic cap marked "CMT, P.S. 8124".

The bearings are based on the centerline of right-of-way of Polaris Parkway as North 89° 19' 39"
East as recorded in P.B. 1450, Pg. 927.

This document was prepared by Carpenter Marty Transportation Inc.



Kevin P. Carpenter, P.E., P.S.
Register Surveyor Number 8124

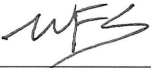
09/19/2024
Date

DESCRIPTION FOR CLOSING ONLY
 RPC Approval Required *BS*
 Municipal Approval Required
Delaware County Engineer *9/19/2024*



MAP DEPARTMENT
DELAWARE COUNTY ENGINEER
I HEREBY CERTIFY THE WITHIN TO BE A TRUE
COPY OF THE ORIGINAL ON FILE IN THE
MAP DEPARTMENT

CHRIS E. BAUSERMAN, P.E., P.S.
COUNTY ENGINEER



SUPERVISOR

9/19/2024
DATE