

42-WD
DESCRIPTION OF 0.005 ACRES
Right of Way
James E. Thomas and /or Doris T. Thomas
Co-Trustees
5925-5935 Cleveland Ave

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Quarter Township 4, Township 2 North, Range 18 West, United States Military Lands and being part of Lot 1 as the same is numbered and delineated upon the recorded plat Woodgate Village in Plat Book 48, Page 35 and described in a deed to James E. Thomas and/or Doris T. Thomas by deed of reference in Instrument No. 199809020223374. All references to records herein are those located in the Recorder's Office of Franklin County, Ohio and being more particularly described as follows:

Commencing at an iron pin set at the intersection of the southerly line of said plat Woodgate Village with the westerly right of way for Cleveland Avenue (80' width), said intersection being also the southeast corner of the grantor's tract (*said Lot 1*);

Thence **N 03 degrees 14 minutes 26 seconds E** a distance **39.18 feet** with the westerly right of way line of Cleveland Avenue and the east line of the grantor's tract (*said Lot 1*) to an iron pin set and the **TRUE POINT OF BEGINNING**;

Thence **N 86 degrees 45 minutes 34 seconds W** a distance **4.00 feet** across the grantor's tract to an iron pin set; said iron pin being 4.00 feet west of the westerly right of way line for Cleveland Avenue as measured by right angles;

Thence **N 03 degrees 14 minutes 26 seconds E** a distance **49.00 feet** across the grantor's tract with a right of way line being 4.00 feet west of and parallel with the westerly right of way line for Cleveland Avenue as measured by right angles to an iron pin set;

Thence **S 86 degrees 45 minutes 34 seconds E** a distance **4.00 feet** across the grantor's tract to an iron pin set in the westerly right of way line for Cleveland Avenue, same being the grantor's east line;

Thence **S 03 degrees 14 minutes 26 seconds W** a distance **49.00 feet** with the westerly right of way line for Cleveland Avenue and the east line of the grantor's tract to the **TRUE POINT OF BEGINNING**, containing 0.005 acre of land more or less.

The above described area contains a total of **0.005 acres** within Franklin County Auditor's Parcel Number 010-145464-00, which includes 0.000 acres in the present road occupied.

Grantor claims title by Instrument recorded in Instrument No. 199809020223374 in the records of Franklin County, Ohio.

Iron pins set, as shown on plan and in the above description are 5/8 inch steel rod, thirty (30) inches long with a cap stamped "Rii".

Bearings used in this description are based on Ohio State Plane Coordinate System, South Zone as per NAD 83 and were established utilizing ODOT's VRS System, GPS equipment and procedures and established bearing of N 03°14'26" E on the centerline of Cleveland Avenue.

This description was prepared from existing records and a field survey performed in August 2014.

Resource International, Inc.

Mark S. Ward, P.S.
Professional Surveyor No. S-7514