

**PARCEL 6-WD2
MCKINLEY AVENUE/SOUDER AVENUE
0.007 ACRE**

Being a parcel of land lying on the left side of the centerline of right-of-way of McKinley Avenue as shown on a centerline survey plat set made in 2020 for The City of Columbus, Ohio titled "McKINLEY AVENUE/SOUDER AVENUE" as recorded in Plat Book _____, Page _____ of the records of Franklin County, Ohio:

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Survey Number 1393 of the Virginia Military District, being part of Hartford Avenue as sold by City of Columbus Ordinance Number 2164-91 and being out of the 2.288 acre tract conveyed to OBM HQ, LLC by deed of record in Instrument Number 201902070015372, (all references are to the records of the Recorder's Office, Franklin County, Ohio, unless stated otherwise) and being more particularly described as follows:

BEGINNING at an iron pin set at the southwesterly corner of Lot 92 of the subdivision entitled "Caputo's Addition No. 2" of record in Plat Book 10, Page 320, in a westerly line of the 1.055 acre tract conveyed to CHI FRANKLINTON, LP by deed of record in Instrument Number 201902210020129, the southeasterly corner of said vacated Hartford Avenue, and at the intersection of the easterly right-of-way line of Hartford Avenue (50 foot right-of-way width) with the northerly right-of-way line of John Street (50 foot right-of-way width) as shown in Plat Book 10, Page 320, located 26.50 feet left of the proposed centerline of right-of-way of John Street station 10+12.06;

Thence North 85° 58' 19" West, with a southerly line of said 2.288 acre tract, the southerly line of said vacated Hartford Street, and said northerly right-of-way line, a distance of 48.84 feet to an iron pin set, located 26.50 feet left of the proposed centerline of right-of-way of John Street station 9+63.22;

Thence across said 2.288 acre tract and said vacated Hartford Avenue, the following courses and distances:

North 04° 01' 41" East, a distance of 6.50 feet to an iron pin set, located 33.00 feet left of the proposed centerline of right-of-way of John Street station 9+63.22;

South 85° 58' 19" East, a distance of 48.84 feet to an iron pin set in the line common to said Lot 92 and said vacated Hartford Avenue, located 33.00 feet left of the proposed centerline of right-of-way of John Street station 10+12.06;

Thence South 04° 00' 57" West, partially across said 2.288 acre tract and with a line common to said 2.288 acre and 1.055 acre tracts and the line common to said Lot 92 and said vacated Hartford Avenue, a distance of 6.50 feet to the POINT OF BEGINNING, containing 0.007 acre, more or less, from Auditor's Parcel Number 010-041738.

Subject, however, to all legal rights-of-way and/or easements, if any, of previous record.

Iron pins set, where indicated, are iron pipes, thirteen sixteenths (13/16) inch inside diameter, thirty (30) inches long with a plastic plug placed in the top bearing the initials EMHT INC.

The bearings herein are based on the Ohio State Plane Coordinate System, South Zone, NAD83 (2007). Control for bearings was from coordinates of monuments "COC 13-83" and "COC 1-83", having a bearing of North 72° 45' 54" East, as established by the Franklin County Engineering Department.

This description is based on an actual field survey performed by or under the direct supervision of Joshua M. Meyer, Registered Surveyor Number 8485 in September 2018.

EVANS, MECHWART, HAMBLETON & TILTON, INC.

Joshua M. Meyer
Professional Surveyor No. 8485

Date