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Franklin County Engineer
Cornell R. Robertson, P.E., P.S.

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
CORNELL R. ROBERTSON, P.E., P.S.
FRANKLIN COUNTY ENGINEER

By FR

Date 3/11/2022

**DESCRIPTION OF 0.45+/- ACRES LOCATED IN
CLINTON TOWNSHIP TO BE ANNEXED
TO THE CITY OF COLUMBUS**

Situated in the State of Ohio, County of Franklin, County of Clinton and being in Quarter Township 3, Township 1, Range 18 in the United States Military District, and being 0.45± acres of the remainder a 0.528 acre tract as conveyed to Evan Davis in Instrument Number 200002220034512 as further described as follows;

Beginning at the southeast corner of the remainder of said 0.528 acre tract, the northeast corner of a 0.074 acre tract (1-WD) as conveyed to Franklin County Commissioners in Instrument Number 202203090038587, being in the west line of a 0.491 acre tract as conveyed to DADO, LLC in Instrument Number 201206280092962, also being in the northerly right of way line of Chambers Road (60' R/W), and being the **TRUE POINT OF BEGINNING** for the land herein described as follows;

Thence with the south line of the remainder of said 0.528 acre tract, the north line of said 0.074 acre tract, and the northerly right of way line of Chambers Road, and a portion of the north line of an existing City of Columbus Corporation Line (Case #12-10, Ord. #1472-2010, I.N. 201101210011336), **N 85° 30' 00" W, 107.6± feet** to the southwest corner of the remainder of said 0.528 acre tract, the northwest corner of said 0.074 acre tract, being in the east line of the remainder of a 1.37 acre tract as conveyed to Chambers Road Holdings Company in Instrument Number 202107010115639, and being the southeast corner of an existing City of Columbus Corporation Line (Case #3-99, Ord. #0016-00, I.N. 200003170052261);

Thence with the west line of the remainder of said 0.528 acre tract, the east line of the remainder of said 1.37 acre tract and the east line of said existing City of Columbus Corporation Line (Case #3-99, Ord. #0016-00, I.N. 200003170052261), **N 04° 45' 00" E, 183.8± feet** to the northwest corner of the remainder of said 0.528 acre tract, the northeast corner of the remainder of said 1.37 acre tract, being in the south line of Somerset Square, a Condominium as recorded in Condo Plat Book 13, Page 81 and also being in the south line of an existing City of Columbus Corporation Line (Case #07-76, Ord. #1189-76, D.B. 166, Pg. 048);

Thence with the north line of said 0.528 acre tract, the south line of said Somerset Square, the south line of the remainder of a 3.695 acre tract as conveyed to Somerset partners, LLC in Instrument Number 202110190189421 and the south line of said existing City of Columbus Corporation Line (Case #07-76, Ord. #1189-76, D.B. 166, Pg. 048), **S 85° 30' 00" E, 107.6± feet** to the northeast corner of the remainder of said 0.528 acre tract, the northwest corner of said 0.491 acre tract and the northwest corner of an existing City of Columbus Corporation Line (Case #42-98, Ord. #4-99, I.N. 1999061401504641);

Thence with the east line of said 0.528 acre tract, the west line of said 0.491 acre tract and the west line of said existing City of Columbus Corporation Line (Case #42-98, Ord. #4-99, I.N. 199906140150464), **S 04° 45' 00" W, 183.8± feet** to the **TRUE POINT OF BEGINNING**, containing **0.45± acres**, more or less. The above description was written by Advanced Civil Design. A drawing of the above description is attached hereto and made a part thereof.

The total length of the annexation perimeter is about 582.8 feet, of which about 503.2 feet are contiguous with existing City of Columbus Corporation Lines, being about 86.3% contiguous. This annexation does not create any islands of township property.

This description was written for annexation purposes only and was not intended to be used in the transfer of lands.



ADVANCED CIVIL DESIGN INC.

Jonathan E. Phelps 3/10/2022

Jonathan E. Phelps, PS
Registration No. 8241