

LATITUDE: 39° 52' 30" N LONGITUDE: 83° 00' 14" W



UTILITY OWNERS	
AEP - COLUMBUS SOUTHERN POWER 850 TECH CENTER DR GAHANNA, OH 43230 ATTN: MR. PAUL PAXTON 614-883-6831	SOUTH CENTRAL POWER COMPANY P.O. BOX 250 LANCASTER, OH 43130 ATTN: MR. PHIL STRINGER 614-883-6831
AT&T OHIO 111 N. FOURTH ST. COLUMBUS, OH 43215 ATTN: MR. GARY VAN ALMSICK 614-223-1276	WIDE OPEN WEST 3675 CORPORATE DR COLUMBUS, OH 43231 ATTN: MR. JAYTEE NOVARRA 614-948-4653
COLUMBIA GAS OF OHIO 3550 JOHNNY APPLESEED CT COLUMBUS, OH 43231 ATTN: MR. BRYAN KOPACHY 614-818-2133	

NOTES: THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ON THE PLANS ARE OBTAINED FROM THE OWNER OF THE UTILITIES AS REQUIRED BY SECTION 153.64 O.R.C.

CONVENTIONAL SYMBOLS

Township Line	-----	Ditch / Creek (Pr)	~~~~~
Section Line	-----	Tree Line (Ex)	~~~~~
Corporation Line	-----	Ownership Hook Symbol	~~~~~
Fence Line (Ex)	-----	Property Line Symbol	~~~~~
Center Line	-----	Break Line Symbol	~~~~~
Right of Way (Ex)	-----	Tree (Pr)	~~~~~
Standard highway Edge (Ex)	-----	Tree (Ex)	~~~~~
Right of Way (Pr)	-----	Evergreen (Ex)	~~~~~
Right of Way w/Limited Access (Pr)	-----	Evergreen (Removal)	~~~~~
Temporary Right of Way	-----	Well (Pr)	~~~~~
Slope Ease (Pr)	-----	Post (Ex)	~~~~~
Railroad	-----	Light (Ex)	~~~~~
Construction Limits	-----	Fire Hydrant (Ex)	~~~~~
Edge of Pavement (Ex)	-----	Water Valve (Ex)	~~~~~
Edge of Shoulder (Pr)	-----	Telephone Pole (Ex)	~~~~~
Edge of Shoulder (Pr)	-----	Light pole (Ex)	~~~~~

MONUMENT LEGEND	
Circle	IRON PIN FOUND
Circle with dot	IRON PIPE FOUND
Circle with cross	MAIL FOUND
Circle with 'S'	IRON PIN SET W/ ID CAP
Circle with 'M'	MAG NAIL SET

STRUCTURE KEY	
Rectangle	COMMERCIAL
Rectangle with diagonal lines	OUT-BUILDING

RIGHT OF WAY LEGEND SHEET

FRA - 270 - 51.50

FRANKLIN COUNTY
HAMILTON TOWNSHIP
CITY OF COLUMBUS
SEC. 21, T-4-N, R-22-W

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TYPES OF TITLE LEGEND:
 WL = FEE SIMPLE WITH LIMITATION OF ACCESS
 WD = WARRANTY DEED
 T = TEMPORARY EASEMENT
 U = UTILITY EASEMENT
 V = CITY OF COLUMBUS, OHIO

PLANS PREPARED BY:

FIRM NAME : DLZ OHIO, INC.
 R/W DESIGNER: RAYLEEN LEE
 R/W REVIEWER: RUSSELL KOENIG
 FIELD REVIEWER: NATE STAUGH/RUSSELL KOENIG
 PRELIMINARY FIELD REVIEW DATE: 11/17/14
 TRACINGS FIELD REVIEW DATE: 1/23/17
 OWNERSHIP UPDATED BY: ANDREW JORDAN
 DATE COMPLETED: 1/20/17
 PLAN COMPLETION DATE: 1/30/17

PROJECT DESCRIPTION

THIS PROJECT CONSISTS OF THE REMOVAL OF RAMP N (IR 270 WEST TO US 23 SOUTH) AND RAMP Q (IR 270 EAST TO US23 NORTH). WORK INCLUDES THE RECONFIGURATION OF RAMP P1 (IR 270 EAST) AND RAMP S (IR 270 WEST), THE CONSTRUCTION OF A SINGLE LEFT TURN LANE AT RAMP S AND US 23, AND THE CONSTRUCTION OF TWO SIGNALIZED INTERSECTIONS TO PROVIDE ACCESS TO US 23 NORTH AND SOUTH. WORK ALSO INCLUDES FULL DEPTH PAVEMENT AND PAVEMENT OVERLAY ON RAMPS L, M, O, P1, AND S.

BASIS OF EXISTING E OF R/W AND R/W WIDTH:
 THE EXISTING RIGHT OF WAY WIDTHS AND LOCATIONS WERE DETERMINED USING EXISTING MONUMENTATION, THE RECORDS OF FRANKLIN COUNTY, AND OHIO DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLANS KNOWN AS FRA-23-10.00-5.371, FRA-270-9.465 AND FRA-270-10.715.

BASIS FOR BEARINGS:

BEARINGS ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, AND REFERENCE TO THE NORTH AMERICAN DATUM OF 1983 AND THE CORS96 ADJUSTMENT (NAD83 (CORS96)).

PROJECT CONTROL

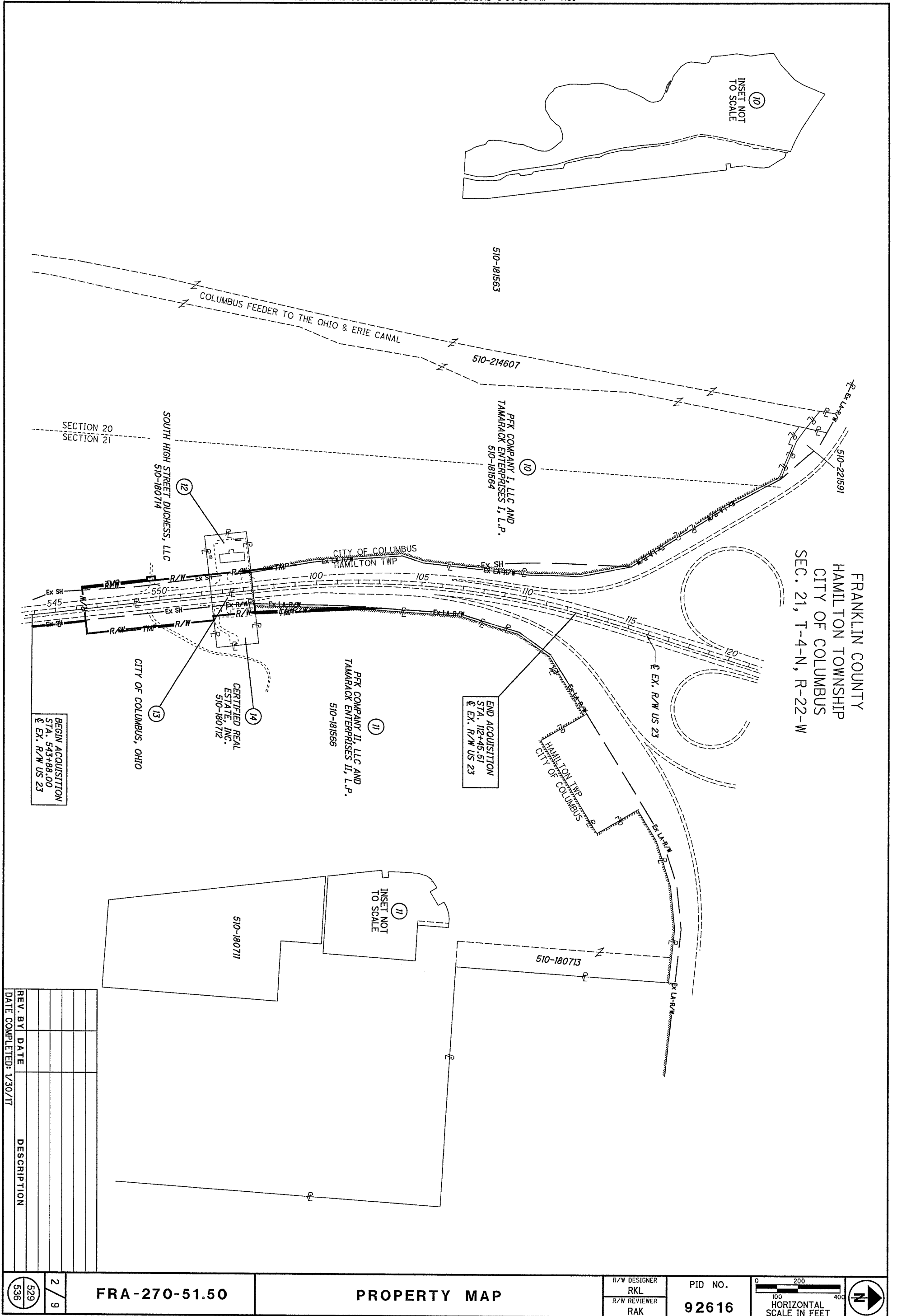
STATE PLANE GRID, SOUTH ZONE
 NAD 83(CORS96)
 COMBINED SCALE FACTOR: 0.999943725167

I, RUSSELL KOENIG, P.S., HAVE CONDUCTED A SURVEY OF THE EXISTING CONDITIONS FOR THE OHIO DEPARTMENT OF TRANSPORTATION IN 2014 AND 2015. THE RESULTS OF THAT SURVEY ARE CONTAINED HEREIN.
 THE HORIZONTAL COORDINATES EXPRESSED HEREIN ARE GRID VALUES BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, THE NORTH AMERICAN DATUM OF 1983 AND THE ODOT CORS ADJUSTMENT.
 AS A PART OF THIS PROJECT I HAVE REESTABLISHED THE LOCATIONS OF THE EXISTING BOUNDARY AND RIGHT OF WAY LINES FOR PROPERTY TAKES CONTAINED HEREIN. I HAVE ESTABLISHED THE PROPOSED BOUNDARY LINES, CALCULATED THE GROSS TAKE, PRESENT ROADWAY OCCUPIED (PRO), NET TAKE, AND NET RESIDUE. I HAVE ALSO PREPARED THE LEGAL DESCRIPTIONS NECESSARY TO ACQUIRE THE PARCELS AS SHOWN HEREIN.
 WHERE SHOWN, IRON PINS SET ARE 3/4" REBAR, 30" LONG, AND BEAR A 2" ALUMINUM CAP INSCRIBED "ODOT R/W, S-8358, DLZ OHIO, INC".
 ALL OF MY WORK CONTAINED HEREIN WAS CONDUCTED IN ACCORDANCE WITH OHIO ADMINISTRATIVE CODE 4733-37 COMMONLY KNOWN AS "A MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO" UNLESS NOTED.
 THE WORDS "P" AND "MY" AS USED HEREIN ARE TO MEAN EITHER MYSELF OR SOMEONE WORKING UNDER MY DIRECT SUPERVISION.

RUSSELL KOENIG, OHIO REGISTERED PROFESSIONAL SURVEYOR, S-8358

DATE: 03-08-2018





FRANKLIN COUNTY
 HAMILTON TOWNSHIP
 CITY OF COLUMBUS
 SEC. 21, T-4-N, R-22-W

REV. BY	DATE	DESCRIPTION

DATE COMPLETED: 1/30/17

529 536	2 / 9	FRA-270-51.50	PROPERTY MAP	R/W DESIGNER RKL R/W REVIEWER RAK	PID NO. 92616	HORIZONTAL SCALE IN FEET	
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TOTAL NUMBER OF :
 5 OWNERSHIPS 1 TOTAL TAKES
 14 PARCELS 0 OWNERSHIPS W/ STRUCTURES INVOLVED

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE

ALL AREAS IN ACRES

GRANTEE:
 ALL RIGHT OF WAY ACQUIRED IN THE NAME OF THE
 STATE OF OHIO DEPARTMENT OF TRANSPORTATION
 UNLESS OTHERWISE SHOWN.

PARCEL NO.	OWNER	SHEET NO.	OWNER'S RECORD	AUDITOR'S PARCEL	RECORD AREA	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUC-TURE	NET RESIDUE LEFT	RIGHT	TYPE FUND	REMARKS	AS ACQUIRED INSTRUMENT NO.
1-9	NOT ASSIGNED												STATE		
10-WD	PKR COMPANY I, LLC AND TAMARACK ENTERPRISES I, L.P.	5,6	IN 200403030046558 IN 200108080182906	510-181564 510-214607	247.244 14.943	21.140 0.000	1.338 0.000	1.119 0.000	0.219 0.000		225.885 14.943			+297' OF FENCE, 1 TREE	
			IN 200107230166574 IN 200107230166573	510-181563 510-221591	1018.556 0.422	0.000 0.000	0.000 0.000	0.000 0.000	0.000 0.000		1018.556 0.422				
			IN 200107230166572 IN 200107230166571 IN 200107230166570	TOTAL: TOTAL:	1281.165	21.140	1.338	1.119	0.219		1259.806				
10-T		5		510-181564			0.074	0.000	0.074					TO COMPLETE GRADING AND CONSTRUCT DRIVE APPROACH +7' OF FENCE	
11-WL	PKR COMPANY II, LLC (1/2 INT) AND TAMARACK ENTERPRISES II, L.P. (1/2 INT)	6,7	IN 200403030046559 IN 200107230167042	510-181566	209.506	2.153	0.144	0.000	0.144					+8 TREES, +CABLE GATE, +2 WOOD POSTS	
11-WD		5,6	IN 200107230167043 IN 200107230167044	510-181566	209.506	2.153	1.670	0.752	0.918						
			IN 200107230167045 IN 200107230167046 IN 200108080182912	510-181566 510-180713 510-180711	209.506 3.000 503.819	2.153 0.000 8.772	1.814 0.000 0.000	0.752 0.000 0.000	1.062 0.000 0.000		206.291 3.000 495.047				
				TOTAL:	716.325	10.925	1.814	0.752	1.062		704.338				
11-LV		4,5					0.029	0.000	0.029					CITY OF COLUMBUS, OHIO	
11-T1		5					0.037	0.000	0.037					TO COMPLETE GRADING	
11-T2		6,7					0.087	0.000	0.087					TO COMPLETE GRADING	
12-WD	SOUTH HIGH STREET DUCHESS, LLC	6	IN 201603040026280	510-180714	2.028	0.390	0.435	0.393	0.042		1.596			*YARD LIGHT, *FLAG POLE, +4 LIGHT POLES, +1 ELEC. BOX	
12-T		6,7					0.031	0.000	0.031					TO COMPLETE GRADING AND CONSTRUCT DRIVE APPROACH	
13-WD	CITY OF COLUMBUS, OHIO	6	OR 17614, PG C19	NONE	0.260 (c)	0.260	0.260	0.260	0.000		0.000			TOTAL TAKE	
14-WL	CERTIFIED REAL ESTATE, INC.	6,7	IN 20061270236041	510-180712	0.909	0.000	0.109	0.000	0.109					+SIGN, +90' OF FENCE	
14-WD		6		510-180712	0.909	0.000	0.199	0.000	0.199						
				TOTAL PERMANENT TAKES FROM 510-180712	0.909	0.000	0.308	0.000	0.308		0.601				
14-T1		6					0.002	0.000	0.002					TO COMPLETE GRADING	
14-T2		7					0.018	0.000	0.018					TO COMPLETE GRADING	

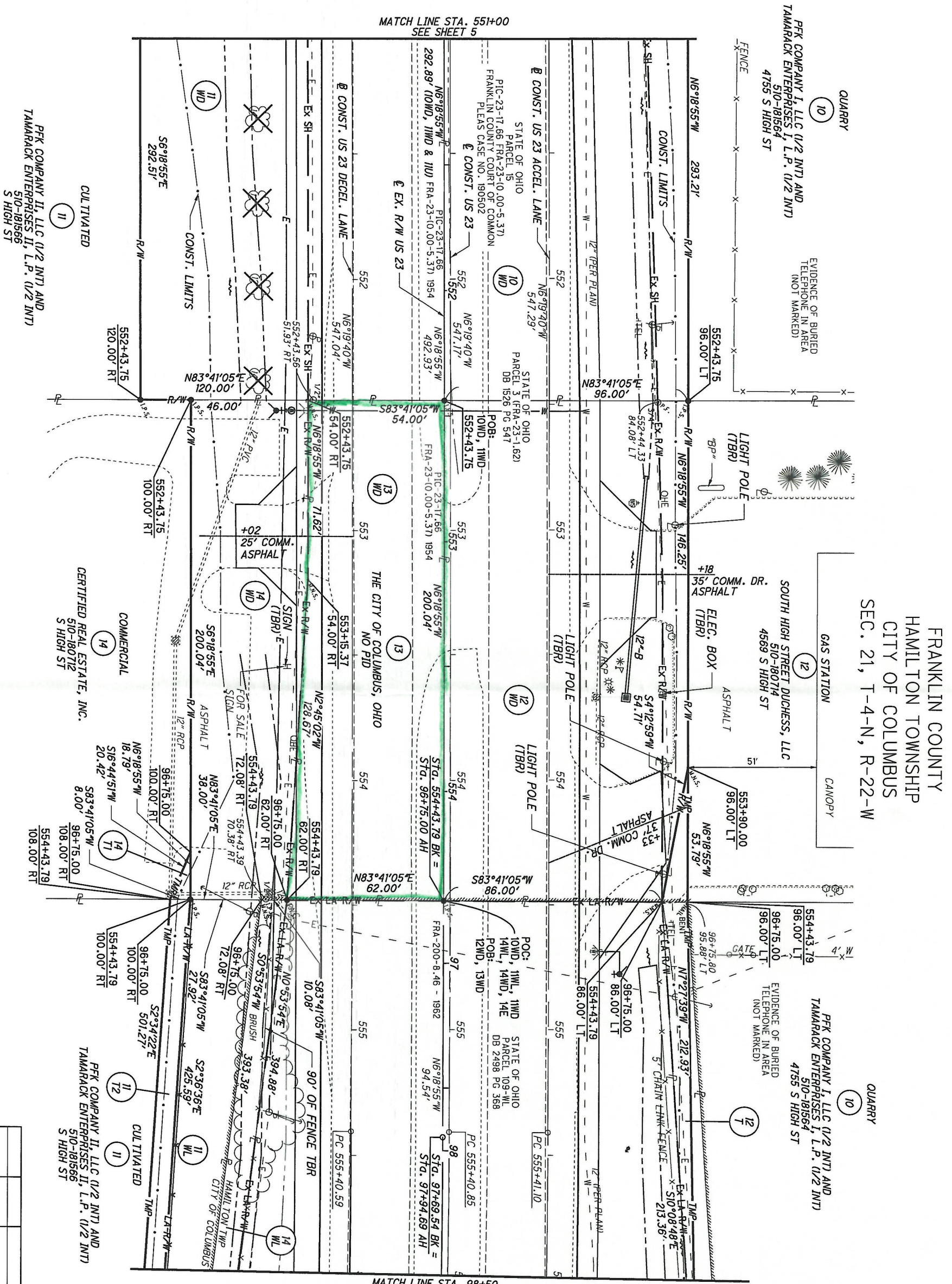
NOTE: UNDER NO CIRCUMSTANCES ARE TEMPORARY EASEMENTS TO BE USED FOR STORAGE OF MATERIAL OR EQUIPMENT BY THE CONTRACTOR UNLESS NOTED OTHERWISE.

NOTE: ALL TEMPORARY PARCELS TO BE OF 24 MONTH DURATION.

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 V = CITY OF COLUMBUS, OHIO

(c) = CALCULATED AREA
 DB = DEED BOOK
 OR = OFFICIAL RECORD
 IN = INSTRUMENT NUMBER
 * DENOTES RIGHT OF WAY ENCROACHMENT
 + DENOTES REMOVAL ITEMS

REV. BY	DATE	DESCRIPTION	DATE
RKL	3/8/18	REMOVED 14E AND REVISED 11UV	
FIELD REVIEW BY	DATE	DATE	
OWNERSHIP VERIFIED BY	DATE	DATE	
DATE COMPLETED:	1/30/17		



FRANKLIN COUNTY
HAMILTON TOWNSHIP
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QUARRY (10)
PFK COMPANY I, LLC (1/2 INT) AND
TAMARACK ENTERPRISES II, L.P. (1/2 INT)
510-181564
4755 S HIGH ST

GAS STATION (12)
CANOPY
SOUTH HIGH STREET DUCHESS, LLC
510-180714
4669 S HIGH ST

QUARRY (10)
PFK COMPANY I, LLC (1/2 INT) AND
TAMARACK ENTERPRISES II, L.P. (1/2 INT)
510-181564
4755 S HIGH ST

QUARRY (11)
PFK COMPANY II, LLC (1/2 INT) AND
TAMARACK ENTERPRISES II, L.P. (1/2 INT)
510-181566
S HIGH ST

COMMERCIAL (14)
CERTIFIED REAL ESTATE, INC.
510-180712
S HIGH ST

QUARRY (11)
PFK COMPANY II, LLC (1/2 INT) AND
TAMARACK ENTERPRISES II, L.P. (1/2 INT)
510-181566
S HIGH ST

EX. R/W US 23
P.I. STA. 106+35.74
Δ = 24° 13' 42" (RT)
Dc = 1' 27' 44"
R = 3,918.40'
T = 841.05'
L = 1,656.95'
E = 89.24'
C = 1,644.63'
C.B. = N 5° 47' 56" E

CONST. US 23 ACCEL LN
P.I. STA. 557+75.60
Δ = 6° 54' 24" (RT)
Dc = 1' 28' 16"
R = 3,884.54'
T = 235.01'
L = 469.45'
E = 7.08'
C = 469.17'
C.B. = N 2° 52' 28" W

CONST. US 23
P.I. STA. 263+44.63
Δ = 16° 23' 08" (RT)
Dc = 2' 30' 00"
R = 2,291.83'
T = 329.97'
L = 655.43'
E = 23.63'
C = 653.20'
C.B. = N 8° 46' 00" E

REV. BY	DATE	DESCRIPTION

533
536

FRA-270-51.50

RIGHT OF WAY DETAIL SHEET
STA. 551+00 TO STA. 98+50

R/W DESIGNER
RKL
R/W REVIEWER
RAK

PID NO.
92616

0 10 20
HORIZONTAL SCALE IN FEET

