

Columbus Engineering Consultants, Inc.

Consulting Engineers and Surveyors

Subsurface Utility Engineering Specialists

870 Michigan Avenue • Columbus, Ohio 43215 • Vox (614) 221-4500 • Fax (614) 221-0466

SIDEWALK & UTILITY EASEMENT

(Grantor: S.V. Inc.)

Situated in the State of Ohio, County of Franklin, City of Columbus, located in the Third Quarter, Township 1, Range 17, United States Military, being 0.007 acre out of the tract conveyed to S.V. Inc. in Instrument Number 198908070131249 (further shown upon the attached exhibit), and being described as follows:

Commencing at the intersection of the centerline of Agler Road (50' in width) and the centerline of Cassady Avenue (50' in width);

Thence North 86° 18' 41" West, along the said centerline of Agler Road, a distance of 24.74 feet to a point;

Thence South 03° 41' 19" West, leaving the aforesaid centerline, a distance of 25.00 feet to a point at the intersection of the southerly right-of-way line of Agler Road and the westerly right-of-way line of Cassady Avenue, being the **Point of Beginning** for the herein described easement;

Thence South 03° 05' 18" West, along the said westerly right-of-way line of Cassady Avenue, a distance of 15.00 feet to a point;

Thence North 86° 18' 41" West, leaving the aforesaid right-of-way line, and through the said S.V. Inc. tract, a distance of 20.00 feet to a point;

Thence North 03° 05' 18" East, continuing through the said S.V. Inc. tract, a distance of 15.00 feet to a point in the said southerly right-of way of Agler Road;

Thence South 86° 18' 41" East, along the said southerly right-of-way line of Agler Road, a distance of 20.00 feet to the **Point of Beginning**.

Containing 0.007 acre (300 square feet), more or less, out of Franklin County Auditor's Parcel No. 010-108654.

Subject to all other existing and valid easements, restrictions and conditions, if any.

Bearings are established to the Ohio State Plane Coordinate System – South Zone (NAD83) using GPS observations performed in March 2016 with a bearing of North 86° 18' 41" West along the centerline of Agler Road, and all other bearings calculated from this meridian.

Columbus Engineering Consultants, Inc.

Daniel J. Hornyak
Registered Professional Surveyor No. 7963

07/12/16

Date



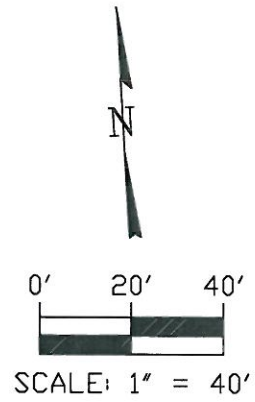
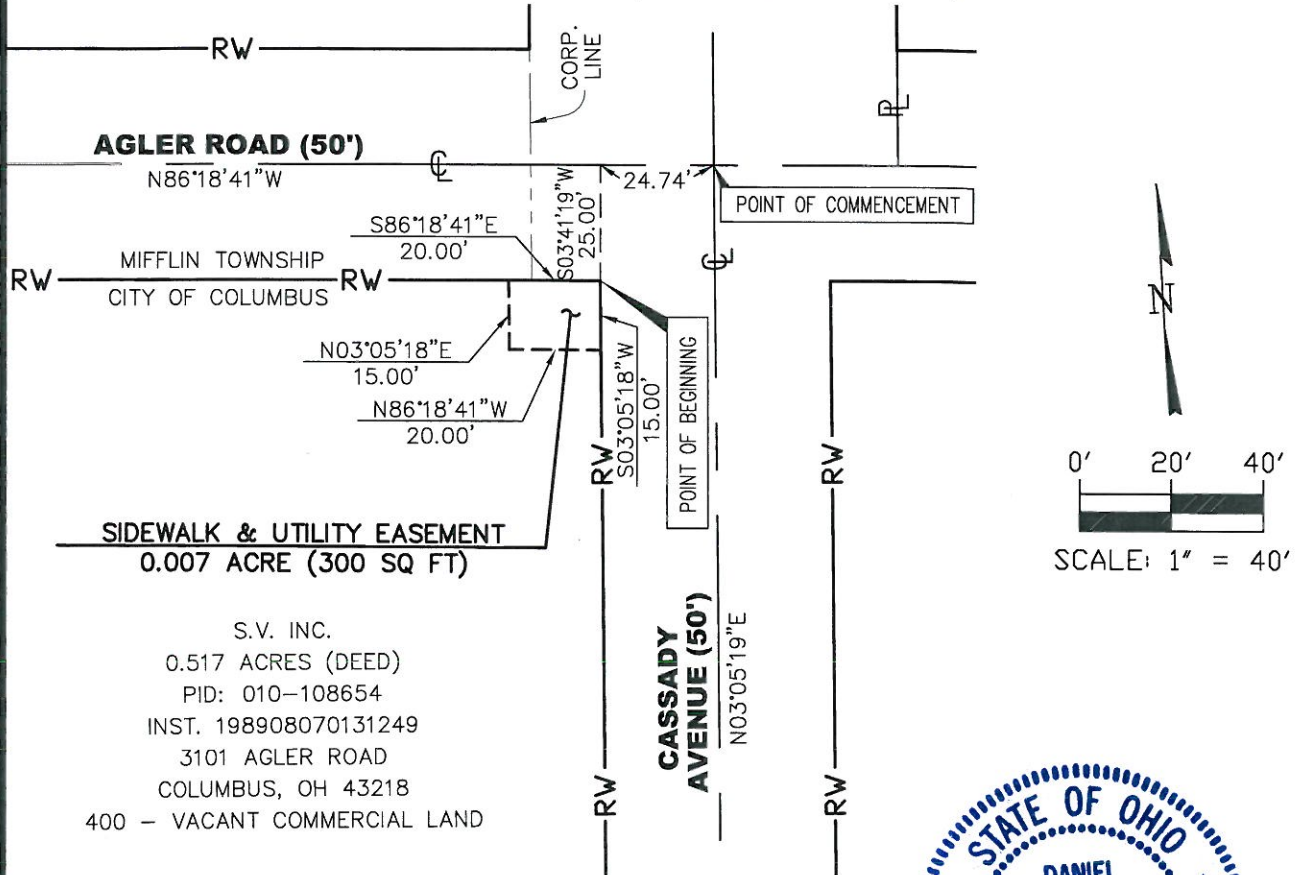
COLUMBUS ENGINEERING CONSULTANTS, INC.

CONSULTING ENGINEERS AND SURVEYORS

870 MICHIGAN AVENUE, COLUMBUS, OHIO 43215
 PHONE: (614) 221-4500 FAX: (614) 221-0466

SIDEWALK & UTILITY EASEMENT

LOCATED IN THIRD QUARTER OF TOWNSHIP 1, RANGE 17,
 UNITED STATES MILITARY LANDS, AND BEING 0.007 ACRE OUT OF THE TRACT
 CONVEYED TO S.V. INC. IN INSTRUMENT 198908070131249,
 CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO.



S.V. INC.
 0.517 ACRES (DEED)
 PID: 010-108654
 INST. 198908070131249
 3101 AGLER ROAD
 COLUMBUS, OH 43218
 400 - VACANT COMMERCIAL LAND



ALL REFERENCES HEREON BEING TO RECORDS IN THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

We hereby certify that this plat is prepared from an actual field survey made in March of 2016, and to the best of our knowledge is correct.

COLUMBUS ENGINEERING CONSULTANTS, INC.

BASIS OF BEARINGS

BEARINGS ARE ESTABLISHED TO THE OHIO STATE PLANE COORDINATE SYSTEM - SOUTH ZONE (NAD83) USING GPS OBSERVATIONS PERFORMED IN MARCH 2016 WITH A BEARING OF N86°18'41\"/>

Daniel J. Hornyak

07/12/16

DANIEL J. HORNYAK
 Registered Professional Surveyor No. 7963

Date