

PARCEL 5-WD
0.052 ACRE

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Quarter Township 3, Township 2, Range 16, United States Military Lands, being part of Reserve "A" of "Albany Park Section 1 Part 1", a subdivision of record in Plat Book 90, Page 60, as conveyed to Albany Park Association, Inc. by deed of record in Instrument Number 200304180113632, (all references are to the records of the Recorder's Office, Franklin County, Ohio) and being more particularly described as follows:

Beginning, for reference, at a magnetic nail found at the centerline intersection of Dublin-Granville Road (formerly State Route 161) with Hamilton Road, as depicted on State of Ohio Department of Transportation Plan FRA-161-16.75/LIC-161-0.00, being in the southerly line of that 6.851 acre tract conveyed as Parcel 102-WD to the State of Ohio by document of record in Instrument Number 199905240130003, in the northerly line of that portion of Dublin-Granville Road as dedicated in Plat Book 120, Page 64;

Thence North $87^{\circ} 12' 08''$ East, with the centerline of said Dublin-Granville Road, a distance of 1054.35 feet to Franklin County Geodetic Survey monument number 6024;

Thence North $83^{\circ} 05' 21''$ East, continuing with said centerline, (passing a PK nail found at a distance of 18.99 feet) a total distance of 129.33 feet to a point;

Thence South $06^{\circ} 54' 39''$ East, across said Dublin-Granville Road, a distance of 30.00 feet to an iron pin set in the southerly right-of-way line of said Dublin-Granville Road, the northerly line of said Reserve "A", the TRUE POINT OF BEGINNING;

Thence across said Reserve "A", the following courses and distances:

South $31^{\circ} 43' 23''$ West, a distance of 21.00 feet to an iron pin set;

with the arc of a curve to the left, having a central angle of $04^{\circ} 05' 37''$, a radius of 478.00 feet, an arc length of 34.15 feet, a chord bearing of South $70^{\circ} 17' 03''$ West and chord distance of 34.14 feet to an iron pin set at a point of compound curvature;

with the arc of a curve to the left, having a central angle of $66^{\circ} 50' 37''$, a radius of 43.00 feet, an arc length of 50.17 feet, a chord bearing of South $34^{\circ} 48' 56''$ West and chord distance of 47.37 feet to an iron pin set at a point of tangency; and

South $01^{\circ} 23' 37''$ West, a distance of 10.79 feet to an iron pin set in the line common to said Reserve "A" and Lot 1 of said "Albany Park Section 1 Part 1";

Thence South $83^{\circ} 05' 21''$ West, with said common line, a distance of 8.35 feet to an iron pin set in the easterly right-of-way line of Albany Park Drive, as dedicated in Plat Book 90, Page 60;

Thence North $02^{\circ} 34' 28''$ West, with said easterly right-of-way line, a distance of 51.66 feet to a magnetic nail set at a point of curvature;

Thence continuing with said easterly right-of-way line, with the arc of a curve to the right, having a central angle of $85^{\circ} 39' 49''$, a radius of 20.00 feet, an arc length of 29.90 feet, a chord bearing of North $40^{\circ} 15' 26''$ East and chord distance of 27.19 feet to a magnetic nail set at a point of tangency, the intersection of said easterly and southerly right-of-way lines;

Thence North $83^{\circ} 05' 21''$ East, with said southerly right-of-way line, a distance of 63.99 feet to the TRUE POINT OF BEGINNING, containing 0.052 acre, more or less.

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

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0.052 ACRE

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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, as per NAD83 (2007 Adjustment). Control for bearings was from coordinates of monuments FCGS 8815 & FCGS 8816, having a bearing of North 03° 23' 04" East for a portion of the centerline of Hamilton Road (Relocated), established by the Franklin County Engineering Department, using Global Positioning System procedures and equipment.

This description is based on an actual field survey performed by or under the direct supervision of Heather L. King, Registered Surveyor Number 8307 in September of 2017.

EVANS, MECHWART, HAMBLETON & TILTON, INC.

Heather L. King
Professional Surveyor No. 8307

Date