

**DESCRIPTION OF A 0.090 ACRE PARCEL  
PARCEL 9-WD**

Situate in the State of Ohio, Franklin County, City of Columbus, portion of a vacated alley recorded in Ordinance 1302-60, part of Lot Number 9 of Laura B. Koons Fairwood Frebis Parcels in Auditor's Plat Book 20, Page 527, part of Lot Number 1 of the Plat of Partition among the heirs of George W. McCloud recorded in Plat Book 7, Page 75, part of Stone & Chittenden's Subdivision half Section 33 recorded in Deed Book 18, Page 241, Section 23, T5N, R22W, Refugee Lands, and being part of a 0.330 acre parcel conveyed to Lydia R. Wiggins and Randall J. Wiggins recorded in Instrument Number 201304010053029 of the Franklin County Recorder's office and being more particularly described as follows:

Being a parcel lying on the right side of centerline of Fairwood Avenue.

**Commencing** at an iron pin set on the east line of Half Section 32 and the west line of Half Section 33 at the intersection of Gates Street at centerline station 10+00.00 and Fairwood Avenue at centerline station 25+40.92;

Thence North 04 Degrees 00 Minutes 49 Seconds East 15.26 feet along the centerline of Fairwood Avenue (50' right of way) being the east line of Half Section 32 and the west line of Half Section 33 to the grantors southwest corner at centerline station 25+56.19, said point being the **Point of Beginning** for the parcel herein described;

Thence from the **Point of Beginning** North 04 Degrees 00 Minutes 49 Seconds East 90.00 feet along the grantors west line, the centerline of Fairwood Avenue being the east line of Half Section 32 and the west line of Half Section 33 to the grantors northwest corner, the southwest corner of a 0.447 acre parcel conveyed to Lea Maokhamphiou recorded in Instrument Number 201309110154630 and the centerline of Fairwood Avenue at centerline station 26+46.18;

Thence leaving the centerline of Fairwood Avenue South 86 Degrees 11 Minutes 27 Seconds East 25.00 feet along the grantors north line and the south line of said 0.447 acre parcel to an iron pin set on the east right of way of Fairwood Avenue at 25+00 feet right of centerline station 26+46.27;

Thence South 04 Degrees 00 Minutes 49 Seconds West 55.05 feet along the east right of way of Fairwood Avenue to an iron pin set at the beginning of a curve at 25.00 feet right of centerline station 25+91.22;

Thence leaving the east right of way of Fairwood Avenue along a curve to the left 39.42 feet, having a central angle of 90 Degrees 20 Minutes 21 Seconds, a radius of 25.00 feet, and a chord of South 41 Degrees 09 Minutes 22 Seconds East 35.46 feet across the grantor to an iron pin set on the north right of way of Gates Street at 50.15 feet right of centerline station 25+66.22;

Thence South 86 Degrees 19 Minutes 33 Seconds East 129.85 feet along the north right of way of Gates Street to a point on the grantors east line and the west line of Delisa L. Stevenson recorded in Instrument Number 200306190185251 at 179.99 feet right of centerline station 25+66.99;

Thence leaving the north right of way of Gates Street South 04 Degrees 00 Minutes 49 Seconds West 10.16 feet along the grantors east line to the grantors southeast corner at 179.99 feet right of centerline station 25+56.83;

Thence North 86 Degrees 11 Minutes 27 Seconds West 179.99 feet along the grantors south line to the **Point of Beginning**.

The above described contains 0.090 acres more or less including the present road which occupies 0.087 acres and is contained in Auditors Parcel Number 010-104234-00 which presently shows 0.330 acres.

Subject to all legal easements and rights of way.

All iron pins set are 3/4 inch diameter x 30 inch long rebar with a cap stamped "Canter S-7226".

All stations and offsets are referenced to the centerline of right of way of Fairwood Avenue.

Grantor claims title by Instrument Number 201304010053029 in the Franklin County Recorder's office.

This Description was prepared under the direction and supervision of Robert C. Canter, Registered Surveyor No. 7226 and is based on a field survey made by Canter Surveying/GPS Services, Inc., completed August 2014.

All bearings, coordinates and distances are expressed as NAD 83(86), Ohio State Plane South Zone Grid. Combined Scale Factor 0.99994897. Reference the centerline of Fairwood Avenue being North 04 Degrees 00 Minutes 49 Seconds East.

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Robert C. Canter, P.S. 7226

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Date