

By FR Date 4/12/18

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

**DESCRIPTION OF 19.24+/- ACRES LOCATED IN
PERRY TOWNSHIP TO BE ANNEXED
TO THE CITY OF COLUMBUS**

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Situated in the State of Ohio, County of Franklin, Township of Perry, being in Quarter Township 3, Township 2, Range 19, United States Military Lands and being 19.24+/- acres of land, said 19.24+/- acres of land being part of that 4.789 acre parcel of land as conveyed to David G. Burns (P.I.D. 212-000181), of record in Official Record 4644, Page E20, all of that 1.10 acre parcel of land as conveyed to David G. Burns (P.I.D. 212-001249) of record in Official Record 685, Page D03, part of those parcels of land as conveyed to Donald J. Durivage (P.I.D. 212-001128, P.I.D. 212-000121, P.I.D. 212-001098, P.I.D. 212-001127 and P.I.D. 212-000054) of record in Official Record 28824, Page A17, and all of that parcel of land as conveyed to Donald Jay DuRivage Jr. and Mary Peden DuRivage of record in Instrument No. 201711020154286, and more particularly described as follows:

Beginning at a point in the southerly line of said Burns parcel (P.I.D. 212-000181), the same also being in the northerly line of that tract of land as conveyed to Bruce A. Daniels, Trustee of record in Instrument No. 201208140117600 (P.I.D. 212-001264) and being in the easterly right-of-way line of Riverside Drive;

Thence N 10°42'36" W+/-, across said Burns parcel (P.I.D. 212-000181), across said DuRivage parcels (P.I.D. 212-000121, P.I.D. 212-001098 & P.I.D. 212-001128) and along said right-of-way line, about **490.33 feet +/-** to a point in the northerly line of said DuRivage parcel (P.I.D. 212-001128), the southerly line of that tract of land as conveyed to Harmeet Chawla First Family LP of record in Instrument No. 199810060255399 (P.I.D. 212-000097) and in said easterly right-of-way line;

Thence S 85°55'56" E+/-, with the northerly lines of said DuRivage parcels (P.I.D. 212-001128, 212-001127 &) and the southerly line of said Harmeet Chawla First Family LP parcel (212-000097), about **632.24 feet +/-** to the southeasterly corner of said Harmeet Chawla First Family LP parcel (212-000097) and the southwesterly corner of said Donald Jay DuRivage Jr. and Mary Peden DuRivage parcel;

Thence N 03°02'58" E+/-, with the westerly line of said Donald Jay DuRivage Jr. and Mary Peden DuRivage parcel and the easterly line of said Harmeet Chawla First Family LP parcel (212-000097), about **143.98 feet +/-** to the northeasterly corner of said Donald Jay DuRivage Jr. and Mary Peden DuRivage parcel, the northwesterly corner of said Harmeet Chawla First Family LP parcel (212-000097) and to the southerly line of that parcel of land as conveyed to Epcon Riverside LLC (P.I.D. 212-000423) of record in Instrument No. 201707050090534;

Thence S 86°08'46" E+/-, with the northerly line of said Donald Jay DuRivage Jr. and Mary Peden DuRivage parcel and the southerly line of said Epcon parcel (P.I.D. 212-000423), about **824.73 feet +/-** to the northeasterly corner of said Donald Jay DuRivage Jr. and Mary Peden DuRivage parcel, the southeasterly corner said Epcon parcel (P.I.D. 212-000423), in the westerly line of Lot 739 as numbered and delineated upon the record plat for Riverside Green Section 20 of record in Plat Book 63, Page 43, (said Lot 739 being in the name of Harry Golden – P.I.D. 590-201713) and also being in the westerly line of City of Columbus Corporation Line (Case No. COC 472, Miscellaneous Record 163-656);

Thence with the easterly lines of said Donald Jay DuRivage Jr. and Mary Peden DuRivage parcel, the easterly line of the following Durivage parcels (P.I.D. 212-000054, 212-001098 & 212-000121) and said Burns parcels (P.I.D. 212-000181 & 212-001249), partially with the westerly line of said Riverside Green Section 20, along the westerly line of Riverside Green Section 17 of record in Plat Book 62, Page 23, partially with the westerly line of Riverside Green Section 14 of record in Plat Book 61, Page 33 and along the westerly line of said City of Columbus Corporation Line, the following two (2) courses and distances;

S 02°58'14" W+/-, about **147.06 feet +/-** to an angle point;

S 03°03'03" W+/-, about **724.97 feet +/-** to the southeasterly corner of said Burns parcel (P.I.D. 212-001249), also being the northeasterly corner of that parcel of land as conveyed to Rosa Ailabouni (P.I.D. 212-000134)

Thence N 85°33'08" W+/-, with the southerly line of said Burns parcel (P.I.D. 212-001249), partially with the southerly line of said Daniels parcel (P.I.D. 212-001264) and with the northerly line of said Ailabouni parcel (P.I.D. 212-000134), **200.00 feet +/-** to a point;

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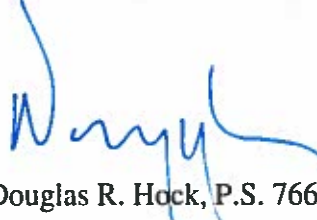
Thence N 03°03'06" E+/-, across said Daniels parcel (P.I.D. 212-001264), 241.07 feet+/- to the northerly line of said Daniels parcel (P.I.D. 212-001264), also being the southerly line of said Burns parcel (P.I.D. 212-000181);

Thence N 85°30'39" W+/-, with said common line, 1140.78 feet+/- to the **Point of Beginning**. Containing approximately 19.24 acres of land, more or less. The above description was written by Advanced Civil Design on April 12, 2018. A drawing of the above description has been prepared and is a part hereof.

The total length of the annexation perimeter is about 4545.2 feet, of which about 872.0 feet are contiguous with existing City of Columbus Corporation Lines, being about 19.2% 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


Douglas R. Hock, P.S. 7661

4/12/18
Date:

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