FINAL PLAT

TUTTLE REDEVELOPMENT

NOTE "A" - ACREAGE BREAKDOWN

Total Acreage	17.186 Ac.
Acreage in lots	16.810 Ac.
Acreage in public rights-of-way	0.376 Ac.

NOTE "B" - ACREAGE BREAKDOWN

Tuttle Redevelopment is out of the following Franklin County Parcel Number:

010-215390-00	17.186 Ac.

CURVE TABLE

CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH
C1	088°00'08"	67.50	103.67	N55°39'31"W	93.78
C2	027°12'17"	1440.00	683.73	N24°20'05"W	677.32
C3	034°42'02"	345.00	208.95	N67°11'29"E	205.77
C4	036°52'12"	50.00	32.18	S77°01'24"E	31.62
C5	132°03'23"	50.00	115.24	N55°23'00"E	91.37
C6	068°51'17"	67.50	81.12	N58°59'18"W	76.32
C7	011°03'11"	1460.00	281.65	N16°13'39"W	281.21
C8	016°56'23"	1460.00	431.65	N30°13'26"W	430.08
C9	081°48'32"	50.00	71.39	N80°30'25"E	65.48
C10	050°14'51"	50.00	43.85	N14°28'43"E	42.46
C11	006°14'38"	67.50	7.36	S83°27'44"W	7.35
C12	027°59'34"	1460.00	713.30	N24°41'51"W	706.23
C13	012°54'13"	67.50	15.20	N18°06'33"W	15.17

LINE TABLE

LINE #	LENGTH	DIRECTION
L1	27.68	N07° 56' 00"E
L2	11.33	N07° 56' 00"E
L3	5.00	S09° 32' 19"E
L4	15.00	S09° 32' 19"E

Boundary
Proposed Setback Line
Proposed Easement
Existing Easement
Existing Lot Line
Existing Road Centerline
Existing Right-of-Way
Existing Property Line
Iron Pipe/Rebar Found
Iron Pin Set
Permanent Marker Set
MAG Nail Set
Monument Box Found

0 50 100
SCALE IN FEET

E. P. FERRIS AND ASSOCIATES INC
Consulting Civil Engineers and Surveyors
2130 QUARRY TRAILS DR
2ND FLOOR
COLUMBUS, OHIO 43228
(614) 299-2999
(614) 299-2992 (Fax)
www.EPFERRIS.com

DRWN BY BPB CHK BY GCB DATE 9/16/25

1094.016

M:\1094016_TuttleRedevelopment\DWG\Plats\Final Plat - Tuttle Redevelopment.dwg ~2 LAST EDITED BYtcarpenter ON 9/22/25