



6740 Netherlands Drive, Suite A
Wilmington, North Carolina 28405
910.799.0099

4353 Shire Landing Road
Hilliard, Ohio 43026
614.319.3014

DESCRIPTION OF A Two Foot Strip

Situated in the State of Ohio, County of Franklin, City of Columbus, and in Section 16, Township 5, Range 27, Refugee Lands, and being a 291 square foot [0.007 acre] tract of land and being a portion Walnut Street (vacated by City of Columbus Ordinance No. 24739, dated July 26, 1909), as shown on the Town Plat of Columbus, Deed Book "F", Page 332, said document having been destroyed by fire and is reproduced in Plat Book 3, page 247, and also represented in Plat Book 14, page 27. Being a 0.007 acre portion of the 1.2933 acre tract as conveyed to the City of Columbus, Ohio by Parcel 1 of the deed of record in Official Record (OR) 11411 A13 and subject to a 99 year lease to Capitol South Community Urban Redevelopment Corporation of record in OR 7816 D03, OR 13030 I10 and OR 16954 F14, all of record in the Franklin County, Ohio, Recorder's Office. The 0.007 acres, being more particularly described as follows:

Beginning at a mag-nail set at the intersection of the westerly right-of-way line of Third Street (82.50 feet in width) with the southerly right-of-way line of Damian Place (variable width, as dedicated in Official Record 16955 F06 and City of Columbus Ordinance 2294-90);

Thence with the westerly right-of-way line of Third Street, South 8° 07' 21" East, a distance of 2.00 feet to a mag-nail set in the sidewalk;

Thence, with a line through vacated Walnut Street, South 81° 52' 38" West, a distance of 145.40 feet, to a mag-nail set in the line of a conservation easement as described in Instrument No. 201006240079328;

Thence, with the line of said conservation easement, North 8° 08' 58" West, a distance of 2.00 feet to a mag-nail set in the southerly right-of-way line of Damian Place;

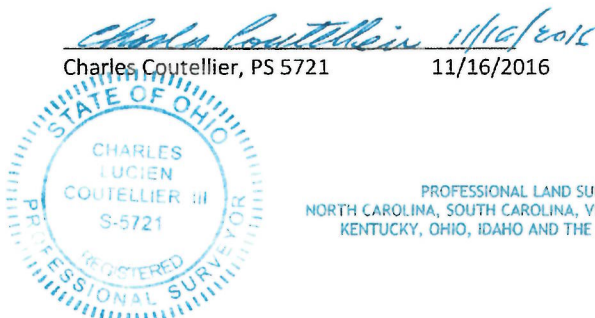
Thence with the southerly right-of-way line of Damian Place, North 81° 52' 38" East, a distance of 145.40 feet, to the place of beginning, containing 0.007 acres [291 square feet] more or less.

The Basis of Bearing for this survey is the bearing of the center line of Right-of-Way of Third Street as North 8° 07' 21" West as referenced to the Ohio State Plane Coordinate System – South Zone, NAD 1983(2011), Epoch 2010.00.

All documents referred to herein, unless otherwise noted are of record in the records of the Franklin County Recorder, Franklin County, Ohio.

This description prepared by GeolInnovation, P.C., under the direction of Charles Coutellier, P.S. from an actual survey conducted on or about September 22, 2016.

G-33-A
Split
0.007 acre
out of
(010)
211623



Charles Coutellier, PS 5721

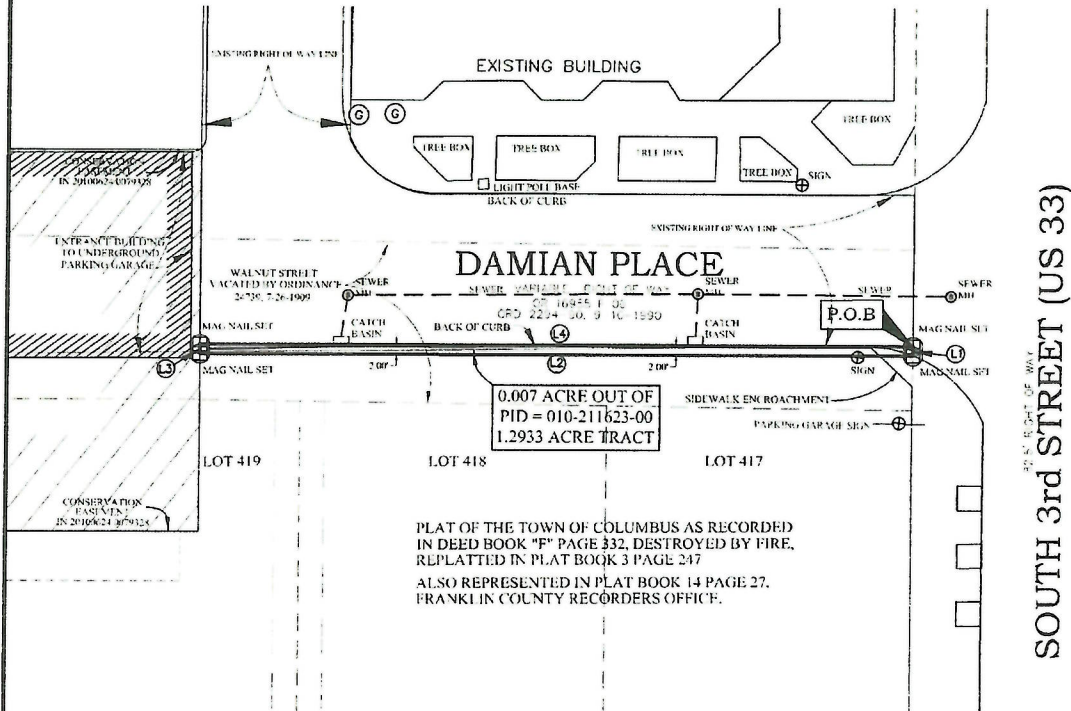
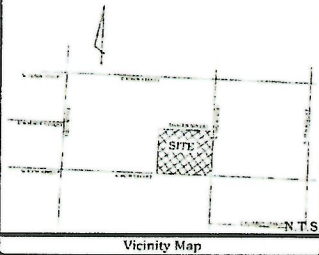
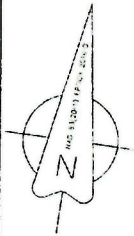
11/16/2016

PROFESSIONAL LAND SURVEYORS
NORTH CAROLINA, SOUTH CAROLINA, VIRGINIA, WEST VIRGINIA,
KENTUCKY, OHIO, IDAHO AND THE US VIRGIN ISLANDS.



BOUNDARY SURVEY

A TWO FOOT STRIP OF LAND OUT OF A 1.2933 ACRE TRACT
CONTAINING 291 SQ. FT. ADJACENT TO DAMIAN PLACE
SECTION 16, TOWNSHIP 5, RANGE 27, REFUGEE LANDS,
CITY OF COLUMBUS, FRANKLIN COUNTY, STATE OF OHIO
PART OF AUDITORS PARCEL NUMBER 010-211623



THE BASIS OF BEARING FOR THIS SURVEY IS THE BEARING OF
THE CENTERLINE OF THE RIGHT-OF-WAY OF THIRD STREET AS
NORTH 08°07'21" WEST AS REFERENCED TO THE OHIO STATE
PLANE COORDINATE SYSTEM-SOUTH ZONE, NAD 1983(2011) EPOCH
2010.00.

LINE	BEARING	DISTANCE
L1	S 08°07'21" E	2.00'
L2	S 81°52'38" W	145.40'
L3	N 08°08'58" W	2.00'
L4	N 81°52'38" E	145.40'

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED
FROM A FIELD SURVEY CONDUCTED ON OR ABOUT
SEPTEMBER 22, 2016 AND THE INFORMATION HEREON
IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND
BELIEF.

Charles L. Coutellier 11/16/2016
CHARLES L. COUTELLIER, PS 5721 DATE

