

**SEWER EASEMENT  
CENTRAL COLLEGE RD  
DESCRIPTION OF 0.324 ACRES**

Situated in the State of Ohio, County of Franklin, Plain Township, being located in Section 7, Quarter Township 2, Township 2, Range 16, of the United States Military Lands and being a part of the common areas as declared in the Villas at West Albany Condominium Sixth Amendment of record in Instrument No. 201406240079418, also shown and delineated in Condo Plat Book 239, Page 65. All references to records herein are those located in the Recorder's Office of Franklin County, Ohio and being more particularly described as follows:

Beginning on Franklin County Geodetic Survey Monument No.5212 in the centerline of Central College Road (R/W varies), said monument being S 86°10'25" E, 1647.93 feet from Franklin County Geodetic Survey Monument No.5574 in the centerline intersection of Central College Road (R/W varies) with the centerline of Harlem Road, said monument also being in the southwest corner of a 0.469 acre tract of land described in a deed to the Board of Franklin County Commissioners by deed of record in Instrument No. 200309290311696, said point also being the southeast corner of said Sixth Amendment and lies in the north line of a 3.419 acres tract of land described in a deed to the Board of Franklin County Commissioners by deed of record in Instrument No. 200309290311698;

Thence **N 03 degrees 38 minutes 18 seconds E** a distance of **40.00 feet** with the east line of said Sixth Amendment and the west line of said Commissioners 0.469 acre tract to a point in the existing north right of way line for Central College Road and the ***TRUE POINT OF BEGINNING***;

Thence **N 86 degrees 10 minutes 25 seconds W** a distance of **222.17 feet** with the existing north right of way line for Central College Road and across said Sixth Amendment to a point in said line;

Thence **S 03 degrees 38 minutes 18 seconds W** a distance of **10.00 feet** with the existing north right of way line for Central College Road and across said Sixth Amendment to a point in said line;

Thence **N 86 degrees 10 minutes 25 seconds W** a distance of **120.73 feet** with the existing north right of way line for Central College Road and across said Sixth Amendment to a point in the east line of a 0.092 acre tract described in a deed to Columbia Gas of Ohio by deed of record in Deed Book 3037, Page 566, same being also a west line of said Sixth Amendment;

Thence **N 03 degrees 49 minutes 35 seconds E** a distance of **26.72 feet** with the east line of said Columbia Gas 0.092 acre tract and the west line of said Sixth Amendment to a point in said line;

Thence **N 86 degrees 52 minutes 46 seconds E** a distance of **345.21 feet** across said Sixth Amendment to a point in the west boundary line of the New Albany Park Condominium, Ninth Amendment as declared in Instrument No.200402170033327 and delineated in Condo Plat Book 127, Page 11, same also being the east line of said Sixth Amendment;

Thence **S 03 degrees 38 minutes 18 seconds W** a distance of **58.47 feet** with the west boundary line of said New Albany Park Condominium Ninth Amendment and the east line of said Sixth Amendment and a portion of the west line of said Commissioners 0.469 acre tract to the existing north right of way line for Central College Road and the **TRUE POINT OF BEGINNING**; containing 0.324 acres of land, more or less.

The above described area contains a total of **0.324 acres** within the common area of Franklin County Auditor's Parcel Numbers 010-293811-00 through 010-293813-00, which includes 0.000 acres in the present road occupied, which overlaps a 10'x10' (0.002 acre) easement described in a deed to AT&T Ohio in Instrument No. 200612070243694.

Grantor claims title by Instrument recorded in Instrument No. 201501050001090, Instrument No. 201503200035520 and Instrument No. 201407210093316 in the records of Franklin County, Ohio.

Bearings used in this description are based on Ohio State Plane Coordinate System, South Zone as per NAD 83 and were established utilizing ODOT's VRS System, GPS equipment and procedures and an established bearing of S 86°10' 25" E between Franklin County Monuments 5574 and Monument 5212 in the centerline of Central College Road.

This description was prepared from existing records and a field survey performed in November 2016.

Resource International, Inc.

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Mark S. Ward, P.S.  
Professional Surveyor No. S-7514