

LEGEND
 ○ Iron Pin Set

Partial Alley Exhibit
0.055 Ac.
 City of Columbus, Franklin County, Ohio
 Part of a 20' Alley as dedicated upon
 the record plat for Woolley's 2nd Addition of
 record in Plat Book 4, Page 190

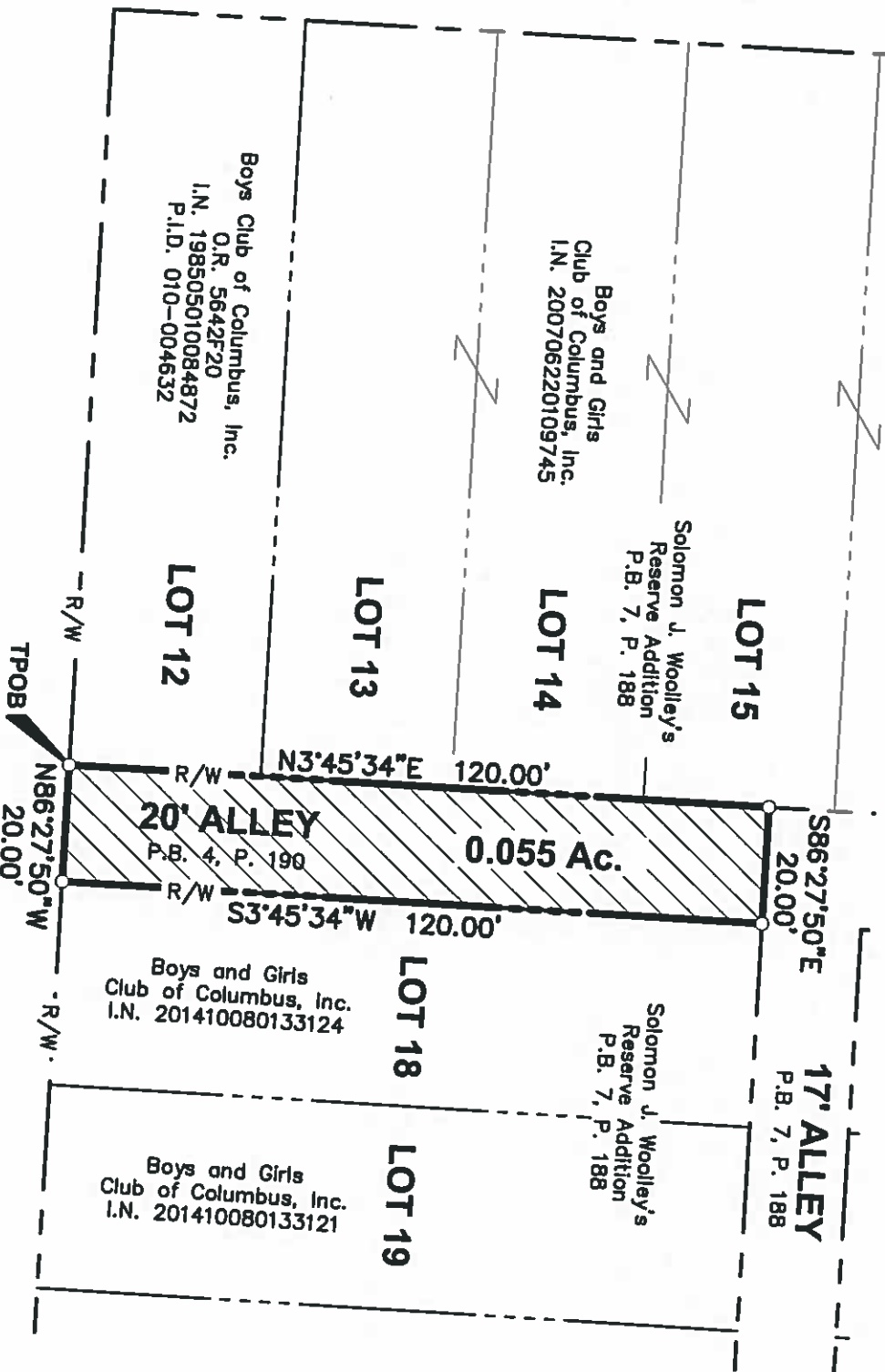
GRAPHIC SCALE



(IN FEET)
 1 inch = 30 ft.



CLEVELAND AVENUE (R/W Varies)
 P.B. 4, P. 190



This exhibit is based on existing Franklin County Auditor's and Recorder's records and an actual field survey performed by Advanced Civil Design in January 2019.

Bearings are based on the bearing of N 86° 27' 50" W for a portion of the northerly right-of-way line of Gibbard Avenue and as established by using a G.P.S. Survey (Ohio State Plane Coordinate System, South Zone, NAD83, NSRS 2007).

Iron pins set are 5/8" rebar, 30" long and capped Advanced 7661.

Douglas R. Hock, P.S. 7661
 STATE OF OHIO
 PROFESSIONAL SURVEYOR
 REGISTRAR
 S-7661

DRAWN BY: BCK	JOB NO.: 18-0010-734
DATE: 4/5/2019	CHECKED BY:



ADVANCED
 CIVIL DESIGN

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ENGINEERS SURVEYORS

GIBBARD AVENUE 50'
 P.B. 4, P. 190

Legal Description
0.055 Acres
East of Cleveland Avenue
North of Gibbard Avenue

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Situated in the State of Ohio, County of Franklin, City of Columbus, being part of a 20' alley as dedicated upon the record plat for Woolley's 2nd Addition of record in Plat Book 4, Page 190 and being 0.055 acres of land, more or less, said 0.055 acres more particularly described as follows:

Beginning, at an iron pin set at the right-of-way intersection of the northerly right-of-way line of Gibbard Avenue 50' and the westerly right-of-way line of said 20' alley, both as dedicated upon said record plat, said intersection also being the southeasterly corner of Lot 12 of Woolley's Reserve Addition of record in Plat Book 7, Page 188 with said Lot 12 being in the name of Boys Club of Columbus, Inc. of record in Official Record 5642, Page F20;

Thence **N 03° 45' 34" E**, with the easterly line of said Lot 12, the easterly lines of Lot 13, 14 and partially with the easterly line of Lot 15 of said Woolley's Reserve Addition, said Lots 13, 14 and 15 being in the name of Boys and Girls Club of Columbus, Inc. of record in Instrument No. 200706220109745 and with the westerly right-of-way line of said 20' Alley, **120.00 feet** to an iron pin set;

Thence **S 86° 27' 50" E**, across said 20' Alley, **20.00 feet** to an iron pin set at the northwesterly corner of Lot 18 of said Woolley's Reserve Addition, said Lot 18 being in the name of Boys Club of Columbus, Inc. of record in Instrument No. 201410080133124 and in the easterly right-of-way line of said 20' Alley;

Thence **S 03° 45' 34" W**, with the westerly line of said Lot 18 and with the easterly right-of-way line of said 20' Alley, **120.00 feet** to an iron pin set at the southwesterly corner of said Lot 18, said corner being the right-of-way intersection of the easterly right-of-way line of said 20' Alley and the northerly right-of-way line of said Gibbard Avenue 50';

Thence **N 86° 27' 50" W**, across said 20' Alley, **20.00 feet** to the **True Point of Beginning**, and containing **0.055 acres** of land, more or less

Subject, however, to all legal highways, easements, and restrictions.

This exhibit was prepared from information obtained from the Franklin County Auditor's Office, the Franklin County Recorder's Office and information obtained from an actual field survey conducted by Advanced Civil Design, Inc. in January of 2019.

All iron pins set are 5/8" diameter rebar, 30" long with a plastic cap inscribed "Advanced 7661".

Bearings are based on the bearing of N 86° 27' 50" W for a portion of the northerly right-of-way line of Gibbard Avenue and as established by using a G.P.S. Survey (Ohio State Plane Coordinate System, South Zone, NAD83, NSRS 2007).



ADVANCED CIVIL DESIGN, INC.

Douglas R. Hock, P.S. 7661

Date: 4/5/19

