



PARCEL 3

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 2, Township 2, Range 18, United States Military Lands, being 11.5212 acres out of those original 28.2955 acre tracts (Parcel I and Parcel II) as described in a deed to DAY BROTHERS DEVELOPMENT CO., of record in Official Records Volume 1635, Page A01 (all references herein being to the records located in the Recorder's Office, Franklin County, Ohio), said 11.5212 acre tract being more particularly described as follows:

Beginning, FOR REFERENCE, at the centerline intersection of Scioto Trail and Whitewater Boulevard as shown and delineated upon the plat of record in Plat Book 64, Page 35; thence South 86° 36' 04" West, along the centerline of said Whitewater Boulevard, a distance of 45.00 feet to a point; thence North 3° 23' 56" West, a distance of 30.00 feet to a point in the northerly right-of-way line of said Whitewater Boulevard, the TRUE POINT OF BEGINNING;

Thence South 86° 18' 38" West, along said right-of-way line, a distance of 125.10 feet to a point;

Thence South 86° 36' 04" West, continuing along said right-of-way line, a distance of 864.56 feet to a point of curvature;

Thence with the arc of a curve to the right, having a radius of 20.00 feet, a central angle of 90° 00' 00", the chord of which bears North 48° 23' 56" West, a chord distance of 28.28 feet to the point of tangency in the easterly right-of-way line of Granby Meadows Drive;

Thence North 3° 23' 56" West, along said right-of-way line, a distance of 673.54 feet to a point of curvature;

Thence continuing along said right-of-way line with the arc of a curve to the right, having a radius of 150.00 feet, a central angle of 70° 33' 13", the chord of which bears North 31° 52' 40" East, a chord distance of 173.26 feet to a point of reverse curvature;

Thence continuing along said right-of-way line with the arc of a curve to the left, having a radius of 175.00 feet, a central angle of 27° 03' 39", the chord of which bears North 53° 37' 28" East, a chord distance of 81.89 feet to a point of reverse curvature;

Thence with the arc of a curve to the right, having a radius of 20.00 feet, a central angle of 76° 39' 27", the chord of which bears North 78° 23' 22" East, a chord distance of 24.81 feet to a point of reverse curvature in the southerly right-of-way line of Wellingshire Boulevard (formerly Townview Drive) as shown and delineated upon the plat of record in Plat Book 60, Page 56;

Thence along said right-of-way line with the arc of a curve to the left, having a radius of 244.54 feet, a central angle of 30° 09' 01", the chord of which bears South 78° 19' 26" East, a chord distance of 127.20 feet to the point of tangency;

Thence North 86° 36' 04" East, continuing along said right-of-way line, a distance of 43.43 feet to a point;

Thence South 3° 23' 56" East, at right angles to said Wellingshire Boulevard, a distance of 528.00 feet to a point;

Thence North 86° 36' 04" East, parallel to said Wellingshire Boulevard, a distance of 330.00 feet to a point in the westerly line of Parcel 3 of Worthington Meadows Phase 2;

Thence South 3° 23' 56" East, along said westerly line, a distance of 47.00 feet to the southwesterly corner of said Parcel 3;

Thence North 86° 36' 04" East, along the southerly line of said Parcel 3, a distance of 340.00 feet to a point in the westerly right-of-way line of aforementioned Scioto Trail;

Thence South 3° 23' 56" East, along said right-of-way line, a distance of 250.00 feet to a point of curvature;

Thence with the arc of a curve to the right, having a radius of 70.00 feet, a central angle of 90° 00' 00", the chord of which bears South 41° 36' 04" West, a chord distance of 28.28 feet to the TRUE POINT OF BEGINNING and containing 11.5212 acres of land.

NOTES

1 ALL EASEMENTS ARE PLATTED UNLESS OTHERWISE NOTED
 2 EASEMENT IN ORV 4649, PG 610 IS A BLANKET EASEMENT
 3 SUBJECT PREMISES NOT LOCATED WITHIN ANY GOVERNMENTALLY IDENTIFIED FLOOD HAZARD AREA

The undersigned hereby certifies to Day Brothers Development Co., Commonwealth Land Title Insurance Company and The Huntington Mortgage Company, as of the date last hereon, that this plat of survey correctly shows the location of all buildings, structures and other improvements situated on the above premises; and that, except as shown, there are no visible easements or rights of way across said premises or any other easements or rights of way of which the undersigned has been advised, no party walls, no encroachments on adjoining premises, streets or alleys by any of said buildings, structures or other improvements and no encroachments on said premises by buildings, structures or other improvements situated on adjoining premises.

Date: _____
 Robert S. Wynd
 Registered Surveyor No. 6872

Bearings hereon based on those of the plat recorded in Plat Book 64, Page 35.

O-97-B

REVISIONS		DATE	BY	DESCRIPTION
M-E BUILDING CONSULTANTS, INC. CIVIL ENGINEERING DIVISION 1015 EAST BROAD STREET COLUMBUS, OHIO 43205				
WORTHINGTON MEADOWS PHASE III		BOUNDARY SURVEY PLAT		
DESIGNED	DRAWN			
SCALE	HORIZ. 1"=60'			
JOB	86637 C			
DATE	FEBRUARY, 1986			
SHEET NO.				
JUN 24 1993				
PRINTED				