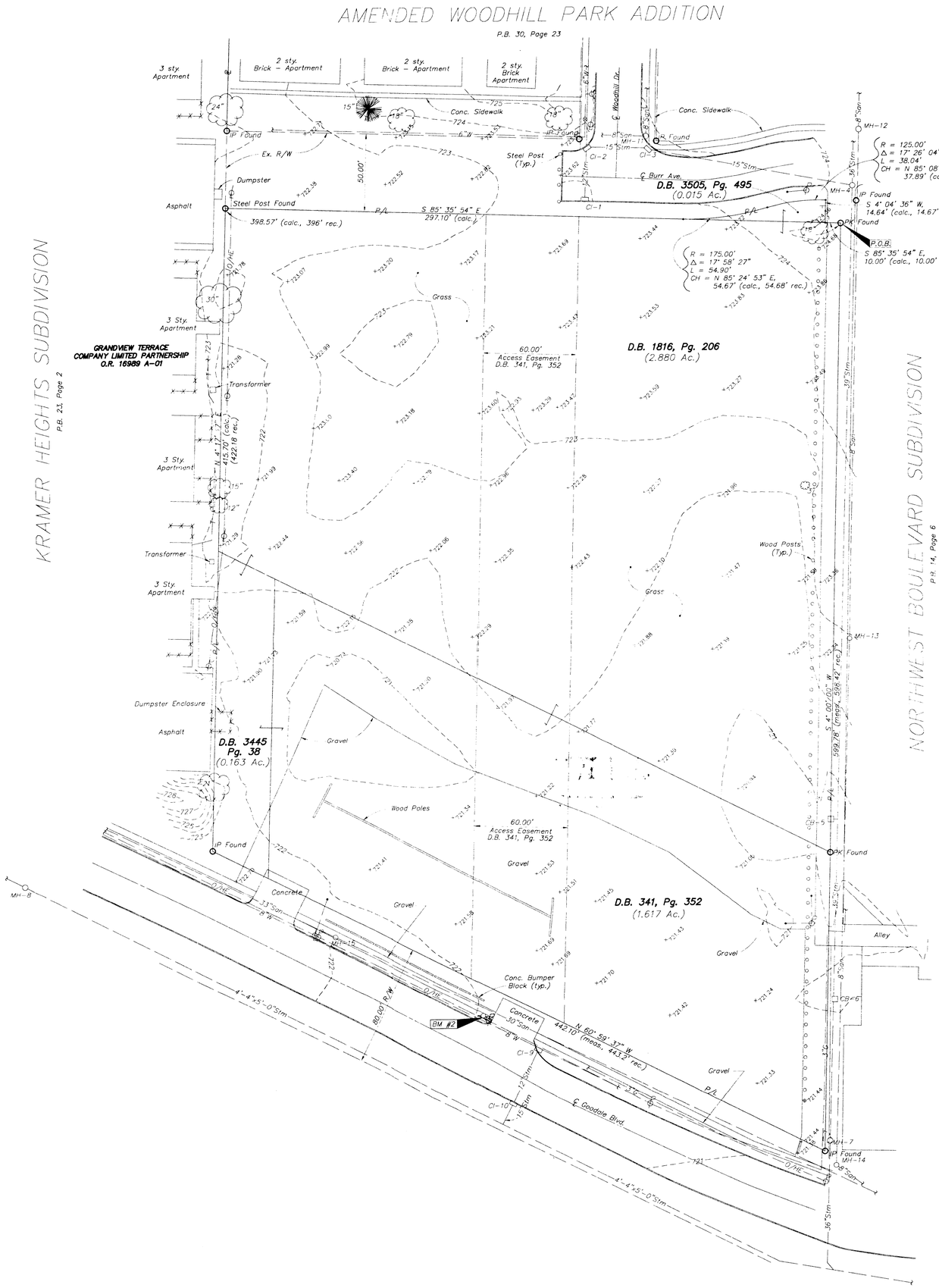

LEGEND

723	Contour
San	Sanitary Sewer
Stm	Storm Sewer
W	Water Line
T	Underground Telephone Line
O/HE	Overhead Electric Line
G	Gas Line
	Curb Inlet
	Manhole
	Catch Basin
	Valve
	Fire Hydrant
	Monument Found
	Power Pole
	Telephone Pole
	Light Pole
	Deciduous Tree
	Pine Tree

Benchmark #1
Brass Plate in NE Corner of Headwall for Culvert at NE Corner of Junction of Grandview Ave. and Goodale Blvd., 49.0 ft. N of C/L of Goodale, 37.6 ft. E of C/L of Grandview.
Elev. 731.067 ft.

Benchmark #2
Cast Bolt on Fire Hydrant, North of Goodale Blvd.
Elev. 724.09 ft.

APPROV[redacted]
HEIG[redacted]
COM[redacted]
DATE: [redacted]

Reviewed by Brian C. Coll, City Attorney

This survey meets the accuracy requirements of a Class A Survey and was completed on July 20, 1996.

The undersigned does hereby certify that a survey was this day made on the ground on the property legally described hereon and is correct; that there are no visible discrepancies, conflicts, boundary line conflicts, encroachments, overlapping of improvements, visible easements or rights-of-way, except as shown on the survey hereon; that said property abuts a public roadway; that the survey hereon is a true, correct and accurate representation of the property described hereinabove; and that this land survey was made in accordance with the minimum standard ALTA/ACSM requirements for land title surveys in effect on the date of this survey. Further the undersigned hereby certifies that he has calculated the quantity of land or acreage contained within the tract shown on this plat of survey and certifies that the quantity of land shown is correct."

FLOODPLAIN DESIGNATION

The subject property described hereon lies completely in a 100-year floodplain, as shown on Flood Insurance Rate Map Number 39049C0231G, Panel 231 of 387, dated August 2, 1995. The approximate 100 year flood elevation is shown to be 729.5.

I hereby certify that this drawing is representative of a true and accurate survey made by Korda/Nemeth Engineering, Inc. in July of 1996.

STATE OF OHIO · MICHAEL D. WEEKS 7357 · REGISTERED PROFESSIONAL SURVEYOR

Michael D. Weeks 9-25-96
Michael D. Weeks ~ Ohio Registered Surveyor No. 7357

LEGAL DESCRIPTION

Situated in the State of Ohio, County of Franklin, City of Grandview Heights, being located in Section 12, Township 1, Range 23, Refugee Lands, and being all of the parcels described in Deed Book 341, Page 352; Deed Book 1816, Page 206; Deed Book 3445, Page 38; and Deed Book 3505, Page 495 in the Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at a PK found at the northeasterly corner of the parcel herein conveyed, said PK also being the southeasterly corner of the Amended Woodhill Park Addition, as shown in Plat Book 30, Page 23, said PK also being along the westerly line of the Northwest Boulevard Subdivision, as shown in Plat Book 14, Page 6;

thence along the easterly line of said parcel herein described and the westerly line of said Northwest Boulevard Subdivision South 4° 00' 00" West a distance of 599.78 feet to an iron pin found at the southeasterly corner of the parcel herein conveyed, said pin also being on the northerly right of way line of Goodale Boulevard;

thence along the southerly line of said parcel herein conveyed and the northerly right of way line of Goodale Boulevard North 60° 59' 37" West a distance of 442.10 feet to an iron pin found at the southwesterly corner of the parcel herein conveyed, said iron pin also being the southeastern corner of a 2.971 acre tract, as recorded in Official Record 16989-A01, Franklin County Recorder's Office, Franklin County, Ohio;

thence along the westerly line of the parcel herein conveyed and the easterly line of said 2.971 acre tract North 4° 17' 17" East a distance of 415.70 feet to the northwesterly corner of the parcel herein conveyed and the south-westerly corner of said Amended Woodhill Park Addition, said corner being referenced by a 4 inch diameter steel post found North 5° 03' 27" East, a distance of 0.09 feet from said property corner;

thence along the northerly line of the parcel herein conveyed and the southerly line of said Amended Woodhill Park Addition, South 85° 35' 54" East a distance of 297.10 feet to a point at the beginning of a curve concave northwesterly;

thence along said curve to the left having a radius of 175.00 feet, central angle of 17° 58' 27", an arc length of 54.90 feet, and a chord bearing North 85° 24' 53" East a distance of 54.67 feet to a point at the beginning of a curve concave southeasterly;

thence along said curve to the right having a radius of 125.00 feet, central angle of 17° 26' 04", an arc length of 38.04 feet, and a chord bearing North 85° 08' 37" East a distance of 37.89 feet to a point at the end of said curve;

thence South 4° 04' 36" West a distance of 14.64 feet to a point on the southerly line of said Amended Woodhill Park Addition;

thence along the northerly line of the parcel herein conveyed and the southerly line of said Amended Woodhill Park Addition, South 85° 35' 54" East a distance of 10.00 feet to the place of beginning, containing 4.675 acres, more or less.

The bearings are based upon the bearing assigned to the east line of the property herein conveyed as being S 4° 00' 00" W as described in Deed Book 1816, Page 206 in the County Recorder's Office, Franklin County, Ohio.

This description is based on a survey made by Korda/Nemeth Engineering, Inc. under the direction of Michael D. Weeks, Registered Surveyor No. 7357.

STORM MANHOLES

CI-1
G 722.94
Inv. 12" N ?

CI-2
G 723.31
Inv. 4" SW 721.88
Inv. 4" NE 721.88
Inv. 12" S 720.21
Inv. 15" E 720.17

CI-3
G 723.21
Inv. 4" NW 720.98
Inv. 15" W 719.86
Inv. 15" SE 719.81

MH-4
TC 724.07
Inv. 15" NW 719.42
Inv. 36" N 718.09
Inv. 39" S 718.03

CB-5
TC 720.51
Inv. 12" E 718.59

CB-6
TC 720.72

MH-7
TC 722.04
Inv. 39" N 716.14
Inv. 39" S 716.04

MH-8
TC 723.61
Inv. 4'-4"x5'-0" Culv. NW 716.01
Inv. 4'-4"x5'-0" Culv. SE 716.01

CI-9
TC 721.88
Inv. 12" S 718.76

CI-10
TC 721.84
Inv. 4" W 719.76
Inv. 4" E 719.66
Inv. 12" N 718.14
Inv. 15" S 717.92

SANITARY MANHOLES

MH-11
TC 723.82
Inv. 8" N 719.82
Inv. 8" W 719.80

MH-12
TC 724.31
Inv. 8" N 718.76
Inv. 8" S 718.76

MH-13
TC 722.98
Inv. 8" N 716.98
Inv. 8" S 716.88

MH-14
TC 721.39
Inv. 8" N 717.03
Inv. 8" SE 717.00

MH-15
TC 722.66
Inv. 33" NW 716.46
Inv. 30" SE 716.42

D30-706
703
2494
693

NORTH

0 30 60 120
SCALE: 1" = 30'-0"

NBBJ
Architecture Design Planning
55 Nationwide Blvd.
Columbus, Ohio 43215
Telephone No. (614) 224-7145
Fax No. (614) 224-0218

KORDA/NEMETH ENGINEERING, INC.
1650 WATERMARK DRIVE
COLUMBUS, OHIO 43215
TELEPHONE NO. (614) 487-1650
FAX NO. (614) 487-8981

GRANDVIEW SPORTS SITE
1280 GOODALE BOULEVARD
GRANDVIEW HEIGHTS PARKS AND RECREATION
CITY OF GRANDVIEW HEIGHTS

TOPOGRAPHIC SURVEY

REVISIONS

DRAWN BY: CMM	PROJ. ARCH: JB
PROJ. NO: 97055.00	
DATE: Sept. 25, 1996	
DWG. NO: L-1	

CIVIL DESIGN H:\CIVLDWG\96019\96019SUR.DWG DATE: SEP 25, 1996 TIME: 4:26 PM