

129 ASSOCIATES, LTD.
O.R.V. 9463 F-18
121.347 AC.

KITZMILLER PROPERTIES, INC.
O.R.V. 11091 D-17

3.338 AC.
10.075 AC. RW
3.263 AC.

THE NEW ALBANY COMPANY
O.R.V. 12678 J-15
3.951 AC.

N 3°08'33"E
100.00'

1476.74' S 86°26'27" E

1431.50' N 86°26'27" W

109.46' S 27°33'26" W

1150.72'

N 27°33'26" E

N 16°14'26" E

594.21'

MORSE ROAD

KITZMILLER ROAD

POINT OF BEGINNING

PLAT OF SURVEY OF A 3.338 ACRE TRACT SITUATED IN LOT 32, QTR. TWP. 4, TWP. 2, RANGE 16, UNITED STATES MILITARY LANDS, TOWNSHIP OF PLAIN, COUNTY OF FRANKLIN, STATE OHIO FOR

LAWYERS TITLE INSURANCE CORPORATION
and/or
THE NEW ALBANY COMPANY

August 22, 1989

Legal Description - 3.338 Acres

Situated in the State of Ohio, County of Franklin, Township of Plain, Lot 32, Quarter Township 4, Township 2, Range 16, United States Military Lands, and being that tract conveyed to Viola Elizabeth Dobos by deed of record in Deed Book 2174, Page 10 and Official Record Volume 2568 F-17, all references being to those records of the Office of Recorder, Franklin County, Ohio, unless otherwise noted and being more particularly bounded and described as follows:

Commencing at a Franklin County Engineer's survey monument box found at the centerline intersection of Kitzmiller Road (County Road 110) and Morse Road (County Road 17);

Thence, with the centerline and the tangent line thereof of said Kitzmiller Road, North 16 degrees 14 minutes 26 seconds East, 594.21 feet to an iron pin found at the point of intersection of a curve to the right, whose radius is 5729.58 feet;

Thence, continuing with said tangent line and centerline, North 27 degrees 33 minutes 26 seconds East, 1150.72 feet to a railroad spike found at the northeast corner of a 3.951 Acre tract conveyed to The New Albany Company by Official Record Volume 12678 J-15, said spike being **THE TRUE POINT OF BEGINNING** of the following herein described tract;

Thence, with the northerly line of said 3.951 Acre tract, North 86 degrees 26 minutes 27 seconds West, 1431.50 feet (passing an iron pin at 32.84 feet) to an iron pin found in the easterly line of a 121.347 Acre tract conveyed to 129 Associates Ltd., by Official Record Volume 9463 F-18;

Thence, with said easterly line, North 03 degrees 08 minutes 33 seconds East, 100.00 feet to an iron pin found at the southwesterly corner of the Kitzmiller Properties, Inc. tract (Official Record Volume 11091 D-17);

Thence, with the southerly line of said Kitzmiller Properties, Inc. tract, South 86 degrees 26 minutes 27 seconds East, 1476.74 feet (passing an iron pin at 1443.90 feet) to a railroad spike found in the centerline of Kitzmiller Road;

Thence, with the centerline of Kitzmiller Road, South 27 degrees 33 minutes 26 seconds West, 109.46 feet to the place of beginning and **CONTAINING 3.338 ACRES**. Iron pins set are 30" x 1" O.D. with orange plastic caps inscribed "P.S. 6579". The basis of bearings for the foregoing description is from coordinates of monuments using Global Positioning Systems and is based on the Ohio State Plane Coordinate System per NAD 83.

Exceptions - Schedule B - Section 2
Lawyer's Title Insurance Corporation Commitment No. 49783-201

Easement to The North Western Ohio Natural Gas Company, of record in Deed Book 323, Page 138, assigned to Columbia Gas of Ohio, Inc., in Deed Book 2548, Page 90 - blanket easement and cannot be plotted.

Easement to The North Western Ohio Natural Gas Company, of record in Deed Book 323, Page 139, assigned to Columbia Gas of Ohio, Inc., in Deed Book 2548, Page 90 - blanket easement and cannot be plotted.

Easement to The North Western Ohio Natural Gas Company, of record in Deed Book 323, Page 141, assigned to Columbia Gas of Ohio, Inc., in Deed Book 2548, Page 90 - does not affect subject property.

Easement to The North Western Ohio Natural Gas Company, of record in Deed Book 323, Page 142, assigned to Columbia Gas of Ohio, Inc., in Deed Book 2548, Page 90 - does not affect subject property.

Pole Line easement to Columbus Railway, Power and Light Company of record in Deed Book 1051, Page 310 - plotted.



SCALE 1"=100'



AUG. 22, 1989

Myers Surveying
COMPANY

2740 East Main Street
Bexley, Ohio 43209
(614) 236-8677
Telefax 236-4859



We do hereby certify that the foregoing plat is a true return of an actual survey of the premises during AUG., 1989 and is correct to the best of our knowledge and belief. The basis of bearings for the foregoing plat is from coordinates of monuments established by the Franklin County Engineering Dept. using Global Positioning Systems and is based on the Ohio State Plane Coordinate System as per NAD83.

James L. Williams
James L. Williams, P.S. 7167