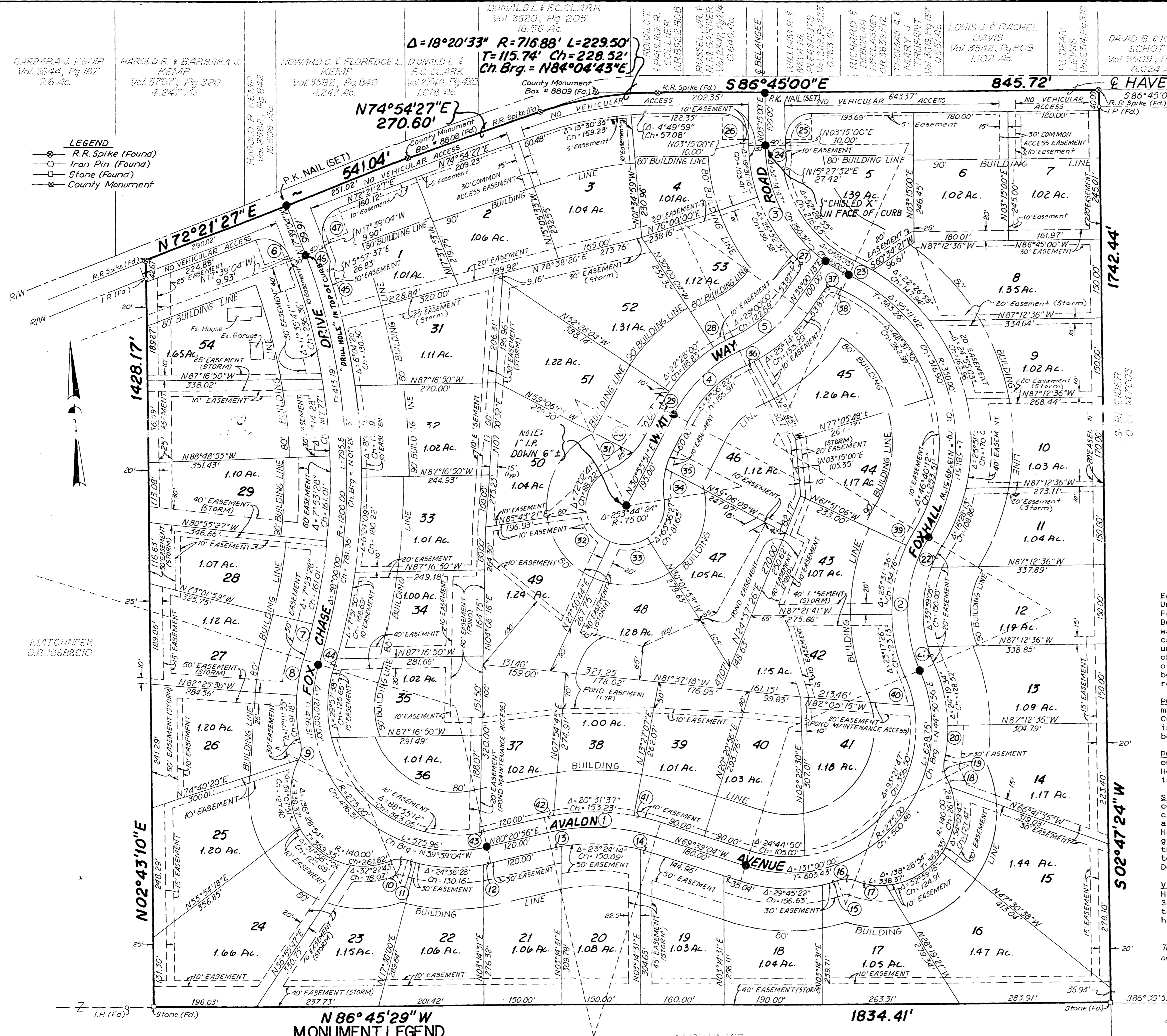


# FOX CHASE



CURVE DATA

CURVE NO.	CENTRAL ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD	CHORD BEARING
1	30° 00' 00"	400.00'	209.44'	107.18'	207.05'	N 64° 39' 04" E
2	54° 25' 04"	275.00'	261.19'	141.38'	251.48'	N 06° 33' 28" E
3	64° 40' 42"	275.00'	310.43'	174.11'	294.21'	N 29° 05' 21" W
4	37° 06' 22"	275.00'	178.10'	92.30'	175.00'	N 49° 27' 02" E
5	29° 00' 00"	275.00'	139.19'	71.12'	137.71'	N 53° 30' 13" E
6	89° 59' 29"	50.00'	78.53'	49.99'	70.71'	N 62° 36' 48" W
7	03° 22' 55"	1170.00'	69.06'	34.54'	69.05'	N 18° 39' 29" E
8	12° 46' 34"	305.00'	68.01'	34.15'	67.87'	N 13° 57' 39" E
9	39° 12' 36"	50.00'	34.22'	17.81'	33.55'	N 09° 59' 05" E
10	02° 49' 05"	305.00'	34.22'	17.81'	33.55'	N 89° 17' 13" W
11	02° 30' 36"	305.00'	15.00'	7.50'	15.00'	N 71° 06' 27" W
12	02° 30' 36"	305.00'	13.36'	6.68'	13.36'	N 81° 36' 14" E
13	03° 08' 58"	370.00'	20.34'	10.17'	20.34'	N 81° 55' 22" E
14	03° 26' 46"	370.00'	22.25'	11.13'	22.25'	N 71° 22' 25" W
15	05° 42' 47"	305.00'	30.41'	15.22'	30.40'	N 77° 44' 11" E
16	39° 12' 36"	50.00'	34.22'	17.81'	33.55'	N 85° 30' 63" W
17	22° 39' 23"	140.00'	55.36'	28.05'	55.00'	N 77° 14' 19" W
18	08° 40' 20"	140.00'	21.19'	10.62'	21.17'	N 20° 03' 22" W
19	11° 08' 36"	50.00'	34.22'	17.81'	33.55'	N 04° 47' 08" W
20	05° 58' 57"	305.00'	29.76'	14.88'	29.76'	N 09° 16' 48" E
21	05° 58' 57"	245.00'	25.58'	12.80'	25.57'	N 17° 39' 40" W
22	12° 46' 59"	245.00'	54.66'	27.44'	54.55'	N 27° 22' 32" E
23	05° 29' 49"	380.00'	36.46'	18.24'	36.44'	N 58° 40' 45" W
24	06° 05' 53"	235.00'	25.01'	12.52'	25.00'	N 00° 12' 19" E
25	90° 00' 00"	50.00'	78.54'	50.00'	70.71'	N 48° 15' 00" E
26	90° 00' 00"	50.00'	78.54'	50.00'	70.71'	N 41° 45' 01" W
27	81° 09' 01"	20.00'	28.53'	17.13'	28.02'	N 01° 34' 13" W
28	08° 00' 19"	305.00'	42.61'	21.34'	42.58'	N 64° 00' 06" E
29	08° 19' 06"	305.00'	31.52'	15.76'	35.30'	N 34° 12' 53" E
30	15° 28' 02"	150.00'	40.49'	20.37'	40.37'	N 38° 37' 50" E
31	21° 24' 13"	150.00'	56.04'	28.35'	55.71'	N 57° 03' 56" E
32	57° 52' 37"	75.00'	41.47'	20.74'	41.47'	N 33° 12' 57" W
33	57° 52' 37"	75.00'	41.47'	20.74'	41.47'	N 88° 54' 26" E
34	21° 51' 17"	150.00'	57.22'	28.96'	56.87'	N 04° 57' 18" E
35	15° 00' 58"	150.00'	39.31'	19.77'	39.20'	N 23° 23' 24" E
36	03° 45' 28"	305.00'	20.00'	10.01'	20.00'	N 66° 07' 32" E
37	81° 09' 01"	20.00'	28.33'	17.13'	26.02'	N 79° 34' 39" W
38	01° 34' 55"	305.00'	8.42'	4.21'	8.42'	N 61° 38' 18" W
39	05° 36' 04"	305.00'	29.82'	14.92'	29.81'	N 30° 57' 60" E
40	12° 53' 22"	245.00'	55.12'	27.68'	55.00'	N 14° 12' 22" W
41	06° 53' 49"	430.00'	51.76'	25.91'	51.73'	N 73° 05' 59" W
42	02° 34' 33"	430.00'	19.33'	9.67'	19.33'	N 81° 38' 11" E
43	01° 10' 10"	245.00'	5.00'	2.50'	5.00'	N 80° 56' 01" E
44	01° 12' 53"	1230.00'	26.08'	13.04'	26.08'	N 19° 44' 30" E
45	03° 58' 52"	1230.00'	85.47'	42.75'	85.45'	N 15° 21' 00" W
46	01° 09' 19"	1240.00'	25.00'	12.50'	25.00'	N 17° 04' 24" W
47	90° 00' 31"	50.00'	78.55'	50.01'	70.72'	N 27° 21' 12" E

**EASEMENTS:** The EASEMENTS are reserved, where indicated on the plat for the purposes stated herein. Unless the purpose is more specifically described herein, all easements are for the benefit of Franklin County, Jefferson Township, Jefferson Water and Sewer District, Columbus Southern Power, Ohio Bell Telephone, Columbia Gas, and other public utility companies, to install and maintain gas mains, water mains, sanitary sewer mains, storm water drainage, conduits, phone lines, electric lines, cables, and service connections to all adjacent lots and lands. All utilities are to be underground unless approval from Wyatt Development Company, Inc. and Mid-Ohio Regional Planning Commission is obtained in writing. No permanent buildings, structures or other features that interfere with the use of said easements for such public utility purposes shall be placed on said easements. Easements shall be used solely for the purposes as indicated on the plat. The following specific easements are reserved:

**POND EASEMENT:** The POND EASEMENT is reserved, where indicated on the plat, for the construction, maintenance, and operation of the pond for the benefit of Franklin County, Jefferson Township, Fox Chase Homeowners Association, Fox Chase Pond Owners Association, and Wyatt Development Co. Inc., and includes a pedestrian easement outside the limits of the normal water pool level exclusively for the benefit of the Fox Chase Pond Owners Association.

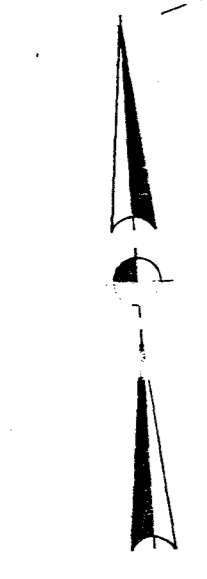
**POND MAINTENANCE ACCESS EASEMENT:** The POND MAINTENANCE ACCESS EASEMENT is reserved, where indicated on the plat, for access to the pond for the benefit of Franklin County, Jefferson Township, Fox Chase Homeowners Association, Fox Chase Pond Owners Association, Wyatt Development Co. Inc., and for installation, maintenance, and operation of public utilities as stated above under EASEMENTS.

**STORM EASEMENTS:** Storm easements, where indicated on the plat, are reserved solely for the purpose of constructing, access, maintaining, and cleaning storm drainage ditches, swales, underground piping, catch basins, and appurtenances, except that utility lines may cross said storm easements at right angles. Storm easements are for the benefit of Franklin County, Jefferson Township, Fox Chase Homeowners Association, Fox Chase Pond Owners Association, and Wyatt Development Co. Inc. No above-ground structure, dams, or other obstruction of the flow of storm water run-off is permitted within the storm easement as indicated on the plat. Drainage swales and ditches within Storm Easements are to be constructed with the subdivision, and shall not be altered without written permission from Wyatt Development Co. Inc. or the County Engineer.

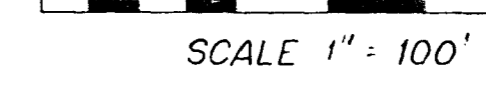
**VEHICULAR ACCESS TO HAVENS CORNERS ROAD:** There will be no direct vehicular access from any lot to Havens Corners Road except through the COMMON ACCESS EASEMENTS as indicated on the plat for lots 2 and 3, and lots 6 and 7. There shall be only one access driveway for lots 2 and 3 and one access driveway to lots 6 and 7. Lots 1 and 54 shall have access only through Fox Chase Drive. Lots 4 and 5 shall have access only through Foxhall Road.

Total Acreage in Right-of-Ways = 9.04 Acres

- LEGEND**
- ⊙ R.R. Spike (Found)
  - Iron Pin (Found)
  - Stone (Found)
  - ⊠ County Monument



UNLESS OTHERWISE INDICATED ALL CENTERLINE MONUMENTS ARE ONE (1) INCH SOLID IRON PINS THIRTY (30) INCHES LONG WITH A PUNCH MARK, FLUSH WITH THE TOP OF PAVEMENT. INDICATED IN ORANGE INK AS THIS



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