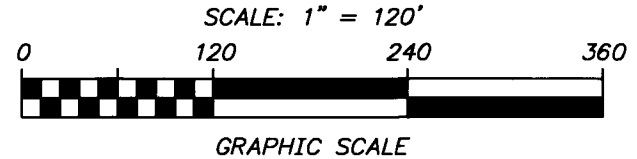
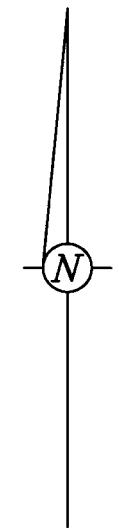


LOCATION MAP NOT TO SCALE

Basis of Bearings is the centerline of Cleveland Avenue, being N 03° 25' 57" E, and was derived from VRS observations referencing monument, PID designation of COLB (Computed using GEOID09) and all other bearings are based upon this observation.



COLLEGEVIEW PARK
P.B. 39, PG. 39

PARCEL "C"

67 COLLEGEVIEW LLC
1.312 AC.
INSTR. 200812230183343
P.N. 080-008299

RECEIVED

DEC 31 2012

Franklin County Engineer
Dean C. Ringle, P.E., P.S.

RSTLNE, LLC
95.105 AC.
INSTR. 200411120260443
P.N. 080-003191

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INSTR. 200411120260443
P.N. 080-003191

APPROVED
WESTERVILLE PLANNING COMMISSION
Date: 12/31/12
Secretary: [Signature]

CONDITION:
The lot splits are granted subject to and contingent upon no development occurring on the 15.817 acre tract, the 9.906 acre tract (collectively the "Split Tracts"), or the 69.382 acre tract (the Residual Tract") of the original 95.105 acre tract until the Split Tracts and Residual Tract together have been rezoned and a development plan approved by the City of Westerville.

R = 30.00'
Δ = 85°13'45"
L = 44.63'
Ch = 40.63'
N 43°40'50" W

R = 317.25'
Δ = 33°11'08"
L = 183.75'
Ch = 181.19'
S 76°43'10" W

R = 377.25'
Δ = 35°45'46"
L = 235.47'
Ch = 231.67'
S 78°00'29" W

R = 30.00'
Δ = 89°58'28"
L = 47.11'
Ch = 42.42'
S 50°54'08" W

N 84°06'38" W
38.98'

N 86°41'16" W
683.03'

S 03°25'57" W
57.71'

N 86°41'16" W
40.00'

3/4" I.D. Iron Pipe w/Cap Found

3/4" I.D. Iron Pipe w/Cap Found

3/4" I.D. Iron Pipe w/Cap Found

3/4" I.D. Iron Pipe w/Cap Found

3/4" I.D. Iron Pipe w/Cap Found

3/4" I.D. Iron Pipe w/Cap Found

3/4" I.D. Iron Pipe w/Cap Found

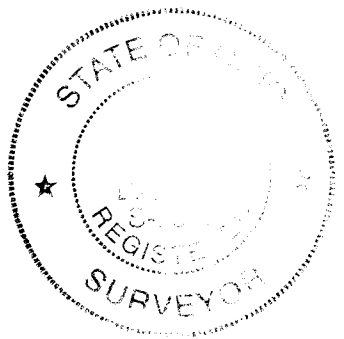
3/4" I.D. Iron Pipe Found
Ex. R/W

CITY OF WESTERVILLE
4.895 AC.
O.R. 29770, PG. D 07

3/4" I.D. Iron Pipe Set, 30" in length, w/Cap
Stamped "BIRD & BULL, INC." Unless Otherwise Shown.

I hereby certify that this plat was prepared from an actual field survey performed under my supervision in July, 2012. Each 3/4" I.D. iron pipe set is marked with a yellow plastic cap imprinted "Bird & Bull, Inc."

Kevin L. Baxter 12/28/12
Kevin L. Baxter ~ Ohio Surveyor No. 7697



Bird+Bull Engineers + Surveyors
C.F. BIRD & R.J. BULL, INC.
Engineers and Surveyors
2875 W. Dublin-Granville Road
Columbus, Ohio 43235
Ph: (614) 761-1661
Fax: (614) 761-1328
WWW.BIRDBULL.COM

RSTLNE, LLC
INSTRUMENT 200411120260443
**EXHIBITS FOR A 15.817 ACRE TRACT
AT THE NE CORNER OF CLEVELAND AVENUE
AND COOPER ROAD,
CITY OF WESTERVILLE, FRANKLIN CO., OHIO**
15.817 AC. IN QTR. TWP. 2, T. 2 N., R. 17 W., U.S.M.L.
SCALE: 1" = 120'
DWN: KLB CKD: DECEMBER 28, 2012
JOB NO. 12-101 1

THE CITY OF WESTERVILLE
1.645 AC. - PARCEL 15-WD
O.R. 3330, PG. 492

ORTHOPEDIC AND
NEUROLOGICAL ASSOCIATES
1.216 AC.
O.R. 16733, PG. H 14
P.N. 080-010310

R.I.C. 22, LTD.
(UND. 74.04% INT.)
R.I.C. 25, LTD.
(UND. 9.62% INT.)
R.I.C. 26, LTD.
(UND. 16.33% INT.)
0.737 AC.
O.R. 15864, PG. A 08
P.N. 080-010506

MAAP, LLC
0.896 AC.
INSTR. 200706080100216
P.N. 080-010784

WESTOCAMP PRESS, INC.
1.904 AC.
O.R. 12294, PG. I 12
P.N. 080-003648

15.817 Ac. Gross Area
0.590 Ac. within Existing Cleveland Avenue R/W

15.227 Ac. Net Area