

P & L SYSTEMS, INC.

SURVEYORS & ENGINEERS

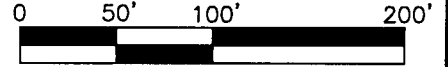
171 CHARRING CROSS DRIVE
WESTERVILLE, OHIO 43081

1.217 ACRE PLAT OF SURVEY

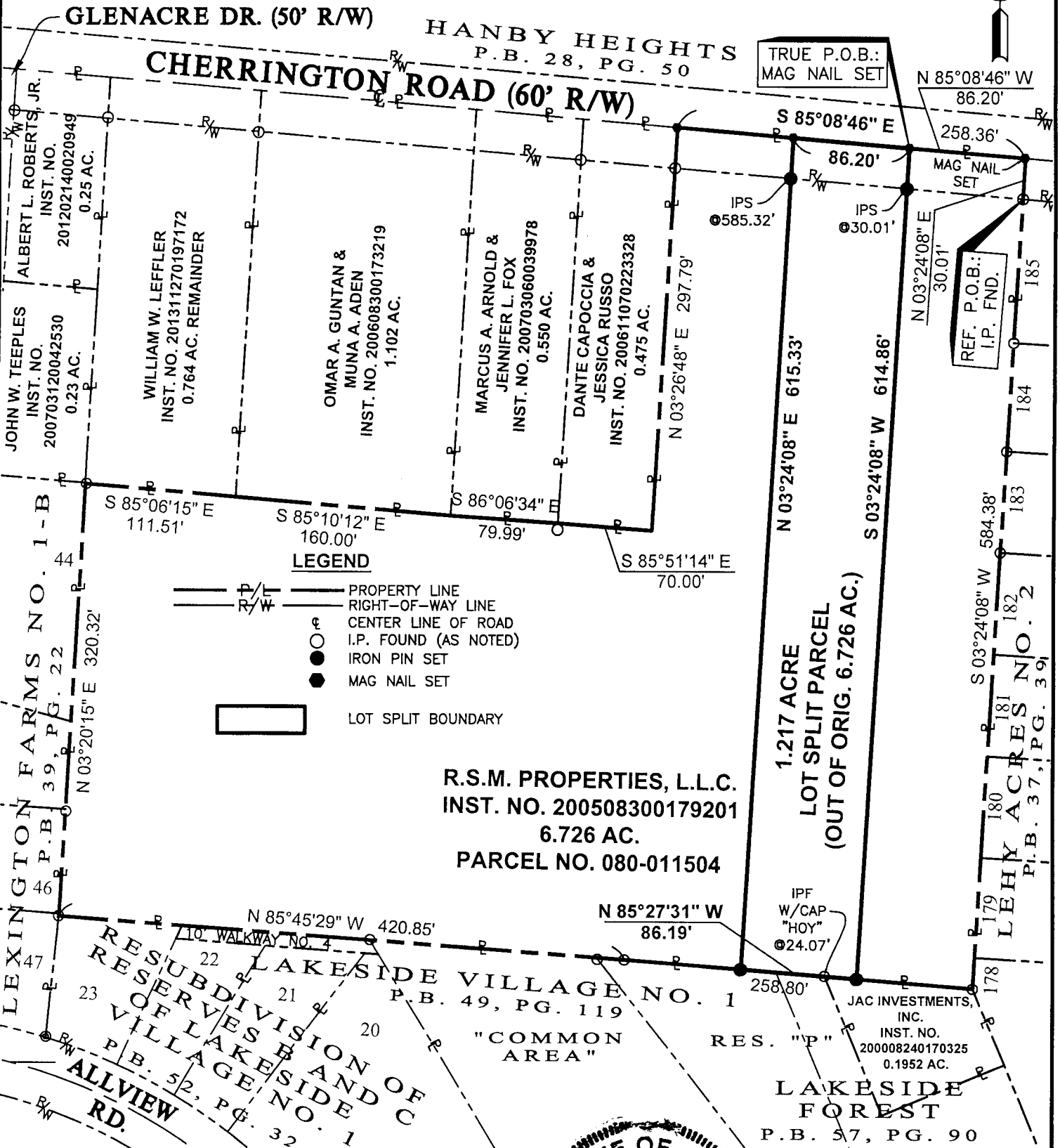
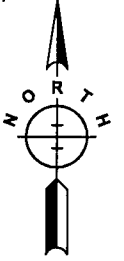
SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF WESTERVILLE, BEING PART OF QUARTER TOWNSHIP 2, TOWNSHIP 2, RANGE 17, UNITED STATES MILITARY DISTRICT, AND BEING A 1.217 ACRE PARCEL OF LAND OUT OF A 6.726 ACRE PARCEL CONVEYED TO R.S.M. PROPERTIES, L.L.C., IN INSTRUMENT NUMBER 200508300179201, FRANKLIN COUNTY RECORDER'S OFFICE, COLUMBUS, OHIO.

BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED UPON THE CENTERLINE BEARING OF CHERRINGTON ROAD, BEING S 85° 08'46" E, AS CALCULATED THROUGH GPS OBSERVATIONS OF FOUND ROAD RIGHT-OF-WAY MONUMENTS, AND FOUND PROPERTY CORNERS, UTILIZING THE OHIO DEPARTMENT OF TRANSPORTATION'S VIRTUAL REFERENCE STATION (VRS), REAL TIME KINEMATIC NETWORK. THE HORIZONTAL COMPONENT OF THE VRS NETWORK IS BASED UPON THE NAD83(2011) REFERENCE FRAME, UTILIZING MOUNTPOINT : ODOT_NAD83(2011)_RTCM30(GEOID 12A).



SCALE: 1"=100'



LEGEND

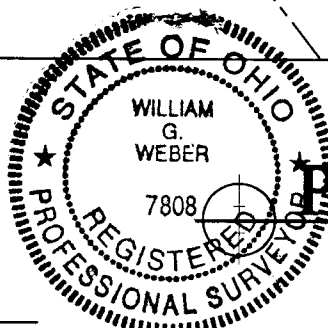
- PROPERTY LINE
- RIGHT-OF-WAY LINE
- CENTER LINE OF ROAD
- I.P. FOUND (AS NOTED)
- IRON PIN SET
- MAG NAIL SET
- LOT SPLIT BOUNDARY

R.S.M. PROPERTIES, L.L.C.
INST. NO. 200508300179201
6.726 AC.
PARCEL NO. 080-011504

CERTIFICATION :

I, THE UNDERSIGNED, HEREBY CERTIFY THAT P & L SYSTEMS, INC. SURVEYED THE PREMISES SHOWN HEREON, PREPARED THIS PLAT AND THAT SAID PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

William G. Weber 11-10-15
SIGNATURE DATE



Systems, Inc.

Surveyors • Engineers
Planners
171 Charring Cross Dr.
Westerville, Ohio 43081
Phone: (614) 891-4970
Fax: (614) 891-4984

P:\Land Projects\3\3581 Properties\3581 Cherrington Rd Lot Split.dwg\Cherrington Rd Lot Split Survey.dwg by:webber on 11/10/2015 03:28:36 pm ~ for P & L Systems, Inc.