

4-4-3

Parcel Exhibit 0.135 Ac.

City of Dublin Approval Not Required

C. Aaron Stanford
C. Aaron Stanford, P.E.
Senior Civil Engineer
4/5/18

City of Dublin, Franklin County, Ohio
Virginia Military Survey No. 6953

Cottages at Ballantrae
Woods Condominium
C.P.B. 259, P. 11
I.N. 201707240101121

FUTURE B-32

RPOB

BALLANTRAE WOODS
RESERVE "I"
1.388 AC.
P.B. 121, P. 79

Lot 29
P.B. 121, P. 79

FUTURE B-35

SCHOTTENSTEIN HOMES LLC
0.135 AC.
I.N. 201801190007979

B-36

BALLANTRAE WOODS, LLC
I.N. 201607060086700

Lot 28
P.B. 121, P. 79

S42°10'20"W 163.63'

EVA LOOP N. (PRIVATE)

RESERVE "G" P.B. 121, P. 79

RECEIVED

Franklin County Engineer
Conrad R. Roberson, P.E., P.S.

Lot 27
P.B. 121, P. 79

TPOB

S47°49'40"E 112.77'

0.135 Ac.
B-38

N42°10'20"E 52.00'

S42°10'20"W 52.00'

N47°49'40"W 112.77'

FUTURE B-39

This exhibit is based on existing Franklin County Auditor's and Recorder's records and an actual field survey performed by American Structurepoint, Inc. in 2016.

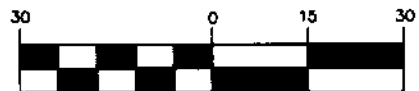
Bearings are based on the bearing of N 05° 28' 57" W for the centerline of Cosgray Road between Franklin County Geodetic Survey monuments 0049 and 2210 (Ohio State Plane Coordinate System, South Zone, NAD83, NSRS 2007) as established using a GPS survey and as shown on the plat for Ballantrae Woods of record in Book 121, Page 79.

Iron pins set are 3/4" diameter iron pipe, 30" long and capped Advanced 7661

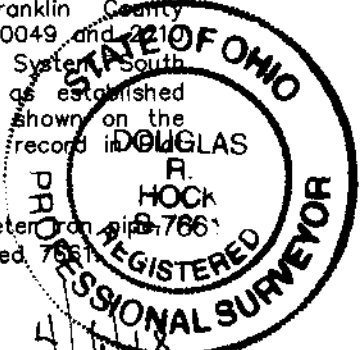
LEGEND

- I.P. Found
- Iron Pin Set

GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.



DRAWN BY: BCK	JOB NO.: 17-0005-606
DATE: 4/5/2018	CHECKED BY: DRB

ADVANCED
CIVIL DESIGN
ENGINEERS SURVEYORS

422 Beecher Road
Gahanna, Ohio 43230
ph 614.428.7750
fax 614.428.7755

Douglas R. Hock, P.S. 7661

Date: