

H:\Jobs\2017\141\CAJL\SURVEY\Exhibit\Additional Legal Descriptions\_1.dwg\_06/26/2019

BROAD STREET (S.R. 16) ~ R/W VARIES

REF. POINT OF BEGINNING FOR A 0.024 AC. TRACT

Dedicated by: P.B. 19, PG. 10

S82° 06' 57"W  
272.35'

CITY OF WHITEHALL, OHIO  
0.1477 AC. - PARCEL 20-WD  
INSTR. NO. 201503270038276

CITY OF WHITEHALL  
0.1719 AC. - PARCEL 21-WD  
INSTR. NO. 201504140047383

Ex. R/W

Ex. R/W

SUN PLAZA, LTD  
ORIG. 0.166 AC. - PARCEL 1  
INSTR. NO. 200207190177366  
P.N. 090-005410

SUN PLAZA, LTD.  
PARCEL 3  
INSTR. NO. 200207190177366  
P.N. 090-001974

LOFTS AT NORTON CROSSING  
P.B. 126, PGS. 46-49

WHITEHALL COMMUNITY  
IMPROVEMENT CORPORATION  
4.985 AC. - PARCEL II  
INSTR. NO. 201810260146582  
P.N. 090-000898

S04° 17' 31"W  
400.08'

HAMILTON ROAD ~ 60'  
R.R. 15, PG. 216

RECEIVED  
JUN 28 2019

LOT 2  
(1.847 AC.)

LOT 3  
(3.987 AC.)

NORTON CROSSING APARTMENTS, LLC  
1.786 AC.  
INSTR. NO. 201809040119542  
P.N. 090-000921

NORTON PARK DRIVE

ORIG. THE CITY OF WHITEHALL,  
OHIO  
0.392 AC. - PARCEL 2  
INSTR. NO. 201806040073857  
P.N. 090-005408

N04° 17' 31"E  
3.97'

TRUE PLACE OF  
BEGINNING FOR A  
0.024 AC. TRACT  
(0.004 AC. IN PRO)

CHARITY REALTY, INC.  
D.B. 1922, PG. 512  
APPROPRIATED BY  
R.R. 15, PG. 216

I hereby certify that this plat was prepared from an actual field survey performed under my supervision in January, 2018. Each 3/4" I.D. iron pipe set is marked with a yellow plastic cap imprinted "Bird & Bull, Inc."

*Kevin L. Baxter* 4/17/19  
Kevin L. Baxter ~ Ohio Surveyor No. 7697 Date:

BASIS OF BEARINGS: Basis of bearings is the centerline of East Broad Street, being S 82° 31' 57" E, derived from VRS observations referencing monument, PID designation of COLB, Ohio South Zone, NAD 83 (2011 Adj.), and all other bearings are based upon this meridian.

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

Iron pins with cap found (ACD) are indicated by the following symbol: P.K./MAG Nails set (by ACD - Advanced Civil Design, Inc.) are indicated by the following symbol:



3500 Snouffer Rd., Ste.225  
Columbus, Ohio 43235  
Ph: (614) 761-1661  
Fax: (614) 761-1328  
WWW.BIRDBULL.COM

THE CITY OF WHITEHALL, OHIO  
INSTR. NO. 201806040073857

EXHIBIT OF A 0.024 ACRE TRACT  
WEST FROM HAMILTON RD., SOUTH OF BROAD ST.  
CITY OF WHITEHALL, FRANKLIN CO., OHIO

0.024 AC., SEC. 4, T. 12 N., R. 21 W., REFUGEE LANDS

SCALE: 1" = 60'	JOB NO. 1
DWN: KLB CKD: JUNE 17, 2019	17-141 1

