

RECEIVED

SEP 17 2019

Franklin County Engineer
Cornell R. Robertson, P.E., P.S.

SURVEY OF ACREAGE PARCELS

HALF SECTION 10, TOWNSHIP 5, RANGE 22

REFUGEE LANDS

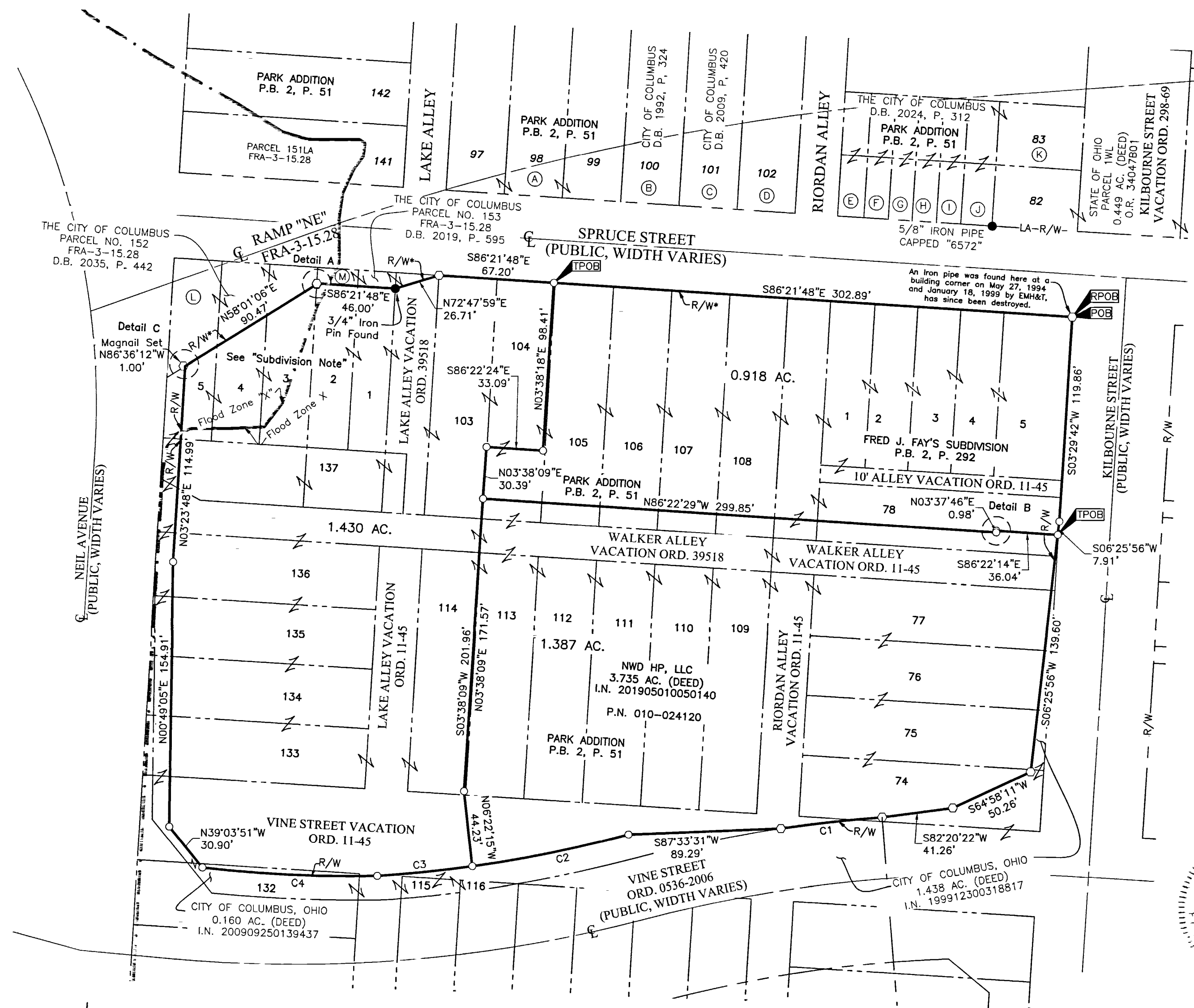
CITY OF COLUMBUS, COUNTY OF FRANKLIN, STATE OF OHIO

Subdivision Note:

RICHARD WALSH'S SUBDIVISION
AKA COMMISSIONER OF COURTS SUBDIVISION

Richard Walsh's Subdivision was created in Complete Record 62, Page 181 (November 16, 1877) of the records of the Court of Common Pleas of Franklin County and is not a recorded Plat in the records of the Recorder's Office, Franklin County, Ohio.

- (A) PARCEL 156LA
FRA-3-16.17
- (B) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 157LA
FRA-3-16.17
D.B. 1992, P. 326
- (C) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 160LA
FRA-3-16.17
D.B. 2009, P. 417
- (D) PARCEL 159LA
FRA-3-16.17
- (E) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-F LA
FRA-3-16.17
D.B. 2024, P. 323
- (F) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-E LA
FRA-3-16.17
D.B. 2024, P. 337
- (G) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-D LA
FRA-3-16.17
D.B. 2024, P. 319
- (H) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-C LA
FRA-3-16.17
D.B. 2024, P. 341
- (I) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-B LA
FRA-3-16.17
D.B. 2024, P. 333
- (J) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-A LA
FRA-3-16.17
D.B. 2024, P. 345
- (K) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 164-G LA
FRA-3-16.17
D.B. 2024, P. 330
- (L) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 152
FRA-3-15.28
D.B. 2035, P. 439
- (M) EASEMENT FOR HIGHWAY PURPOSES
STATE OF OHIO
PARCEL 153
FRA-3-15.28
D.B. 2019, P. 583



R/W* = There are discrepancies with regards to portions of the southerly right-of-way line of Spruce Street being a limited access right-of-way or not.

Spruce Street was originally dedicated as right-of-way in P.B. 2, P. 51. No limitation of access was established in said document.

Additional right-of-way was obtained by the State of Ohio on the south side of Spruce Street in the form of highway easements, known as parcels 152 and 153 in right-of-way plan set FRA-3-15.28. Said easements are of record in D.B. 2035 P. 439 and D.B. 2019, P. 583. No limitation of access was established in said easement documents or shown on said right-of-way plan set.

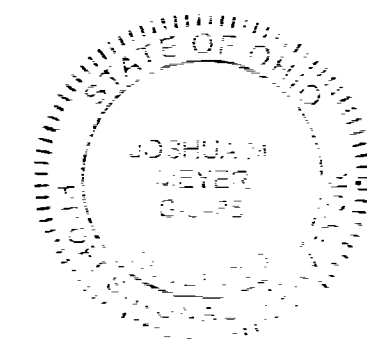
In right-of-way plan set FRA-670-3.17(B-1) a portion of the southerly side of Spruce Street is shown as an existing limited access right-of-way line.

However no documents were found in the Franklin County Recorder's office that converted the southerly right-of-way line of Spruce Street to limited access right-of-way.

BASIS OF BEARINGS:
The bearings shown herein are based on the same meridian as the bearings shown on the subdivision plat entitled "Huntington Park" of record in Plat Book 112, Pages 24 and 25, Recorder's Office, Franklin County Ohio. On said plat of record, the centerline of Huntington Park Lane has a bearing of North 03° 05' 07" East.

SURVEY NOTE:
This survey was prepared using documents of record, prior plats of survey, and observed evidence located by an actual field survey in August 2016.

FEMA NOTE:
According to the Federal Emergency Management Agency's Flood Insurance Rate Map No. 39049C0307K (dated June 17, 2008), the subject tract shown hereon lies within Zone "X" (areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood) and Zone X (areas determined to be outside of the 0.2% annual chance floodplain).

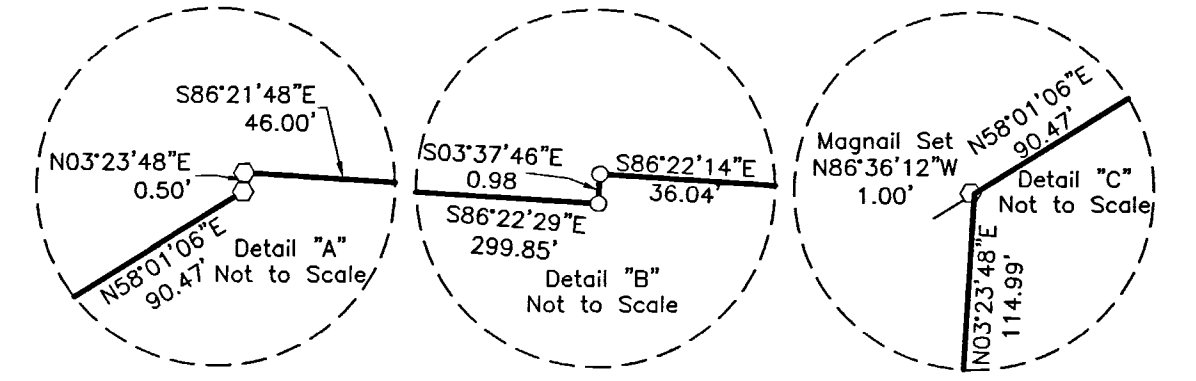


By Joshua M. Meyer 9-13-2019
Professional Surveyor No. 8485
jmeyer@emht.com Date

- = STONE FND.
- = MON. FND.
- = I.P. FND.
- = I.P. SET
- = MAG. NAIL FND.
- = MAG. NAIL SET
- ▲ = R.R. SPK. FND.
- △ = R.R. SPK. SET
- ◆ = P.K. NAIL FND.

I.P. Set are 13/16" I.D. iron pipes
30" long with cap inscribed EMHT INC.

50 0 50 100
GRAPHIC SCALE (in feet)



CURVE TABLE					
CURVE	DELTA	RADIUS	ARC	CH. BEARING	CH. DIST.
C1	4°04'21"	836.00'	59.42'	S83°24'10"W	59.41'
C2	7°05'58"	750.00'	92.93'	S78°19'01"W	92.87'
C3	4°15'58"	750.00'	55.84'	N83°59'58"E	55.83'
C4	7°52'45"	743.93'	102.30'	N87°23'01"W	102.22'

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Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

Date: September 13, 2019
Scale: 1" = 50'
Job No: 2019-0773
Sheet: 1 of 1

REVISIONS		
MARK	DATE	DESCRIPTION