

PRIME CM & S, INC.

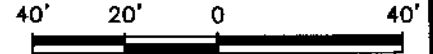
8415 PULSAR PLACE, STE. 300
COLUMBUS, OHIO 43240

PLAT OF SURVEY 0.128 ACRE RIGHT OF WAY PARCEL

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN AND TOWNSHIP OF MIFFLIN, QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 17, UNITED STATES MILITARY DISTRICT, AND BEING A 0.128 ACRE RIGHT OF WAY PARCEL OUT OF THE 1.118 ACRE AUDITOR PARCEL (APN 190-001883) AS CONVEYED TO AIRPORT BUSINESS CENTER, LLC IN INSTRUMENT NUMBER 201508270119913, WITH ALL RECORD REFERENCES CITED HEREIN BEING OF THE FRANKLIN COUNTY RECORDER'S OFFICE, COLUMBUS, OHIO

LEGEND

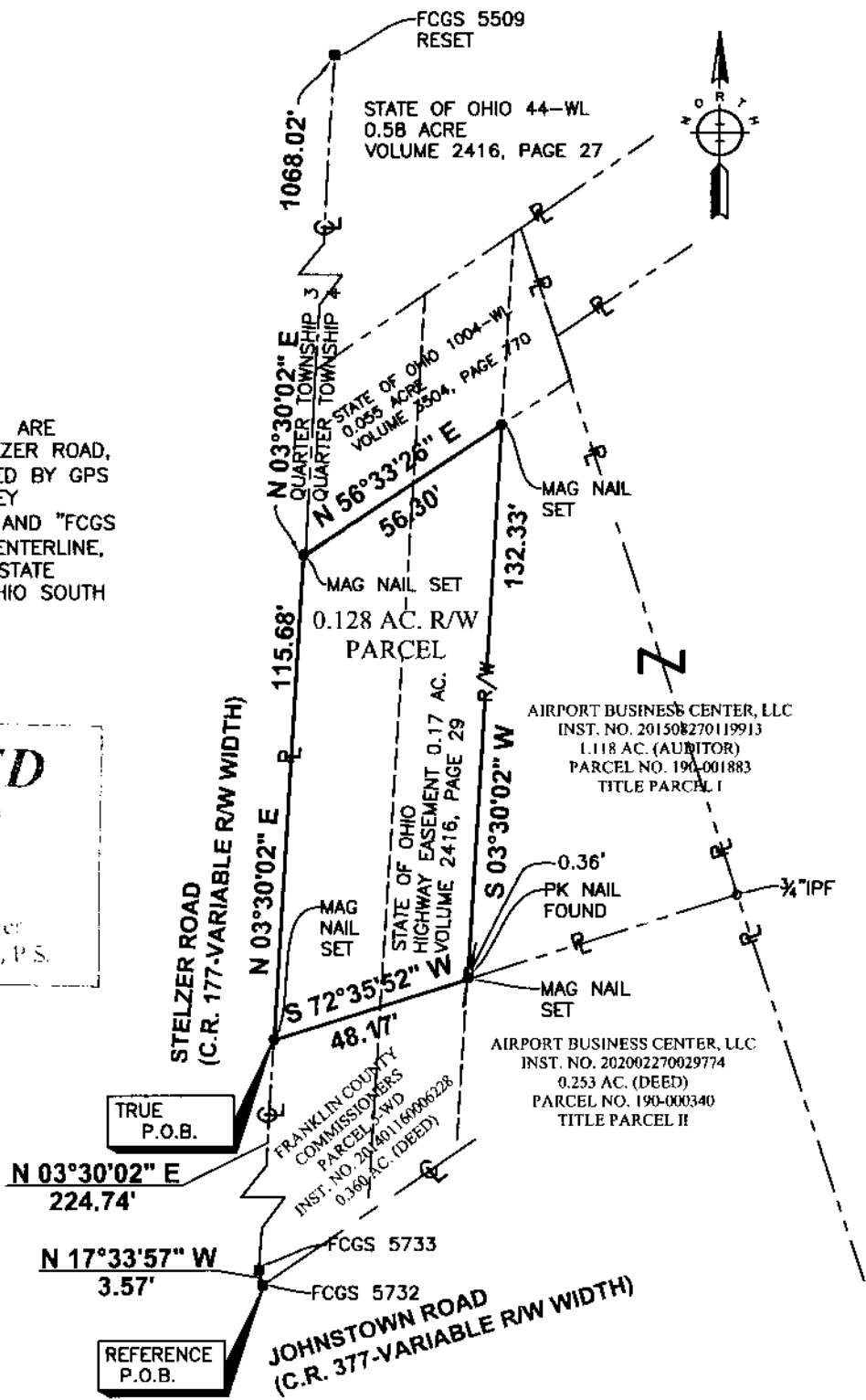
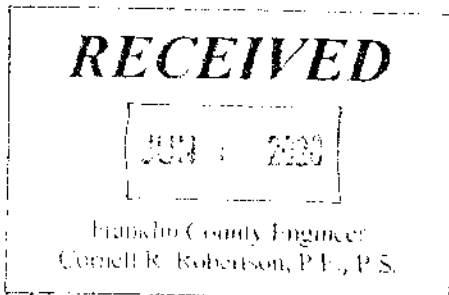
- 0.128 AC. R/W PARCEL
- PROPERTY LINE
- RIGHT OF WAY LINE
- CENTER LINE
- MAG NAIL SET
- MONUMENT BOX FOUND
- IRON PIN FOUND, AS NOTED



SCALE : 1" = 40'

BASIS OF BEARINGS:

THE BEARINGS, AS SHOWN HEREON, ARE BASED ON THE CENTERLINE OF STELZER ROAD, BEING N 03°30'02" E, AS DETERMINED BY GPS SURVEY OF FRANKLIN COUNTY SURVEY CONTROL MONUMENTS "FCGS 5733" AND "FCGS 5509 RESET" AS FOUND ON SAID CENTERLINE, AND AS REFERENCED TO THE OHIO STATE PLANE GRID COORDINATE SYSTEM, OHIO SOUTH ZONE, NAD83 (2011).

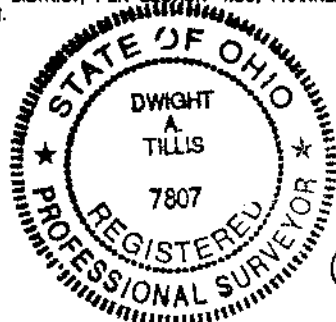


NOTES:

1. "MAG" NAILS SET AT R.O.W. PARCEL CORNERS, IRON PINS FOUND ARE AS NOTED.
2. PROPERTY IS WITHIN FLOOD ZONE AREA "X", PER FEMA F.I.R.M. MAP NO. 39049C0362 K, EFFECTIVE DATE JUNE 17, 2008.
3. THE SUBJECT PROPERTY PLOTTED HEREON IS LOCATED WITHIN THE CS, COMMUNITY ZONING DISTRICT, PER SECTION 4.30, FRANKLIN COUNTY ZONING RESOLUTION.

REFERENCES:

- COUNTY DEED RECORDS
- COUNTY PLAT RECORDS
- COUNTY TAX/GIS MAPS
- FIELD SURVEY--MAY 2020



CERTIFICATION:

THE UNDERSIGNED, HEREBY CERTIFY THAT PRIME CM&S, 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.

Dwight A. Tillis
 DWIGHT A. TILLIS, P.S. 7807
 DATE: 6/11/2020