

M:\1005013_1rabueRoad\DWG\Basemaps\ALIA\1005013_0.984 Acre_1rabue_LOI\SPLI(6).dwg ~Office Lot Split LAST EDITED BYckelly ON 8/11/20

LOT SPLIT 0.984 AC.

CITY OF COLUMBUS, COUNTY OF FRANKLIN, OHIO
Virginia Military Survey No. 544

GRAPHIC SCALE



(IN FEET)
1 Inch = 100 Ft.

LEAD IN LINE TABLE		
LINE	LENGTH	BEARING
L1	104.06'	N53°34'16"E
L2	17.98'	S41°28'43"E
L3	846.43'	S39°40'37"E
L4	861.06'	S38°22'59"E
L5	62.63'	N12°35'06"E
L6	411.30'	N53°56'51"E
L7	187.14'	S36°03'09"W

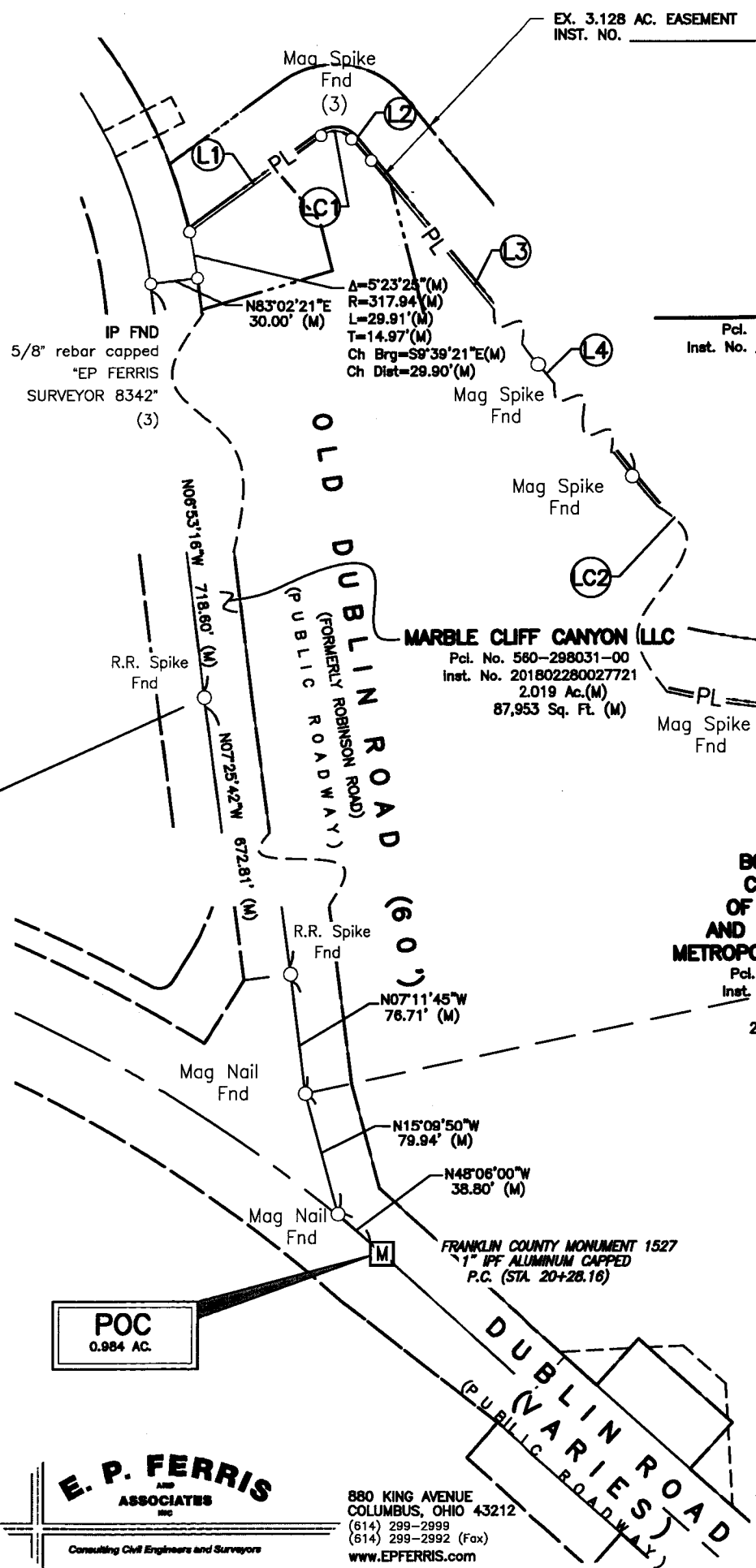
LEAD IN CURVE TABLE					
NO.	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
LC1	22.24'	15.00'	84°57'00"	20.26'	S83°57'13"E
LC2	447.01'	522.50'	49°01'03"	433.50'	S62°53'30"E
LC3	63.96'	477.50'	07°40'30"	63.92'	S83°33'47"E
LC4	93.31'	129.25'	41°21'45"	91.29'	N33°15'58"E

LINE TABLE		
LINE	LENGTH	BEARING
1	161.44'	N53°56'57"E
2	72.83'	S53°56'57"W
3	366.35'	N36°03'03"W
4	23.75'	S53°56'55"W
5	69.85'	N36°03'03"W

CURVE TABLE					
NO.	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	371.55'	825.29'	025°47'41"	368.42'	S27°45'26"E
C2	31.75'	181.05'	010°02'58"	31.71'	S33°33'25"E
C3	41.33'	174.50'	013°34'19"	41.24'	S21°40'50"E

LEGEND

- PL Property Line
- R/W Right-of-Way
- Mag Spike set (if denoted) or Iron Pin Set
- Iron Pin Found (IPF) Mag Spike found (if denoted)
- (D) Deed or Plat
- (M) Measured Distance
- POC Point of Commencement
- POB Point of Beginning
- M Franklin County Monument



MARBLE CLIFF CANYON LLC
Pcl. No. 560-298029-00
Inst. No. 201802280027721
Remainder of 69.989 Ac.(M)

Pcl. No. _____
Inst. No. _____
10.707 Ac.(M)
466,384 Sq. Ft. (M)

MARBLE CLIFF CANYON (LLC)
Pcl. No. 560-298031-00
Inst. No. 201802280027721
2.019 Ac.(M)
87,953 Sq. Ft. (M)

BOARD OF PARK COMMISSIONERS OF THE COLUMBUS AND FRANKLIN COUNTY METROPOLITAN PARK DISTRICT
Pcl. No. 560-298033-00
Inst. No. 201802280027722
62.035 Ac.(M)
2,702,254 Sq. Ft. (M)

POB
0.984 AC.

Pcl. No. _____
Inst. No. _____
14.142 Ac.(M)
616,027 Sq. Ft. (M)

BASIS OF BEARING

The bearings shown on this plat are based on the Ohio State Plane Coordinate System, South Zone, NAD83 (2012A). Control for bearings was from coordinates of monuments FCGS 1638 and FCGS 1527, as established by the Franklin County Engineering Department, using Global Positioning System procedures and equipment, with a bearing of N48°06'00"W for a portion of the centerline of Dublin Road and is designated the "Basis of Bearing" for this plat.

Iron pins set are 5/8" rebar, 30" in length with a yellow plastic cap with "EP FERRIS SURVEYOR 8342" inscribed on top.

Mag nails set are magnetic nails with a 1.5" diameter brass washer with "EP FERRIS SURVEYOR 8342" inscribed on top.

Field survey was conducted from 11-01-16 to 11-14-17, 07-25-2020.

CERTIFICATION

We hereby certify that the foregoing Boundary Survey was prepared from actual field measurements in accordance with Chapter 4733-37 Ohio Administrative Code.

RECEIVED

AUG 19 2020

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



BY: *Matthew Lee Sloat* 8/19/20

Matthew Lee Sloat, P.E., P.S.
Registered Surveyor No. 8342

DRWN BY CRK CHK BY MLS DATE 08-17-2020

POC
0.984 AC.

E. P. FERRIS
ASSOCIATES
INC.

Consulting Civil Engineers and Surveyors

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