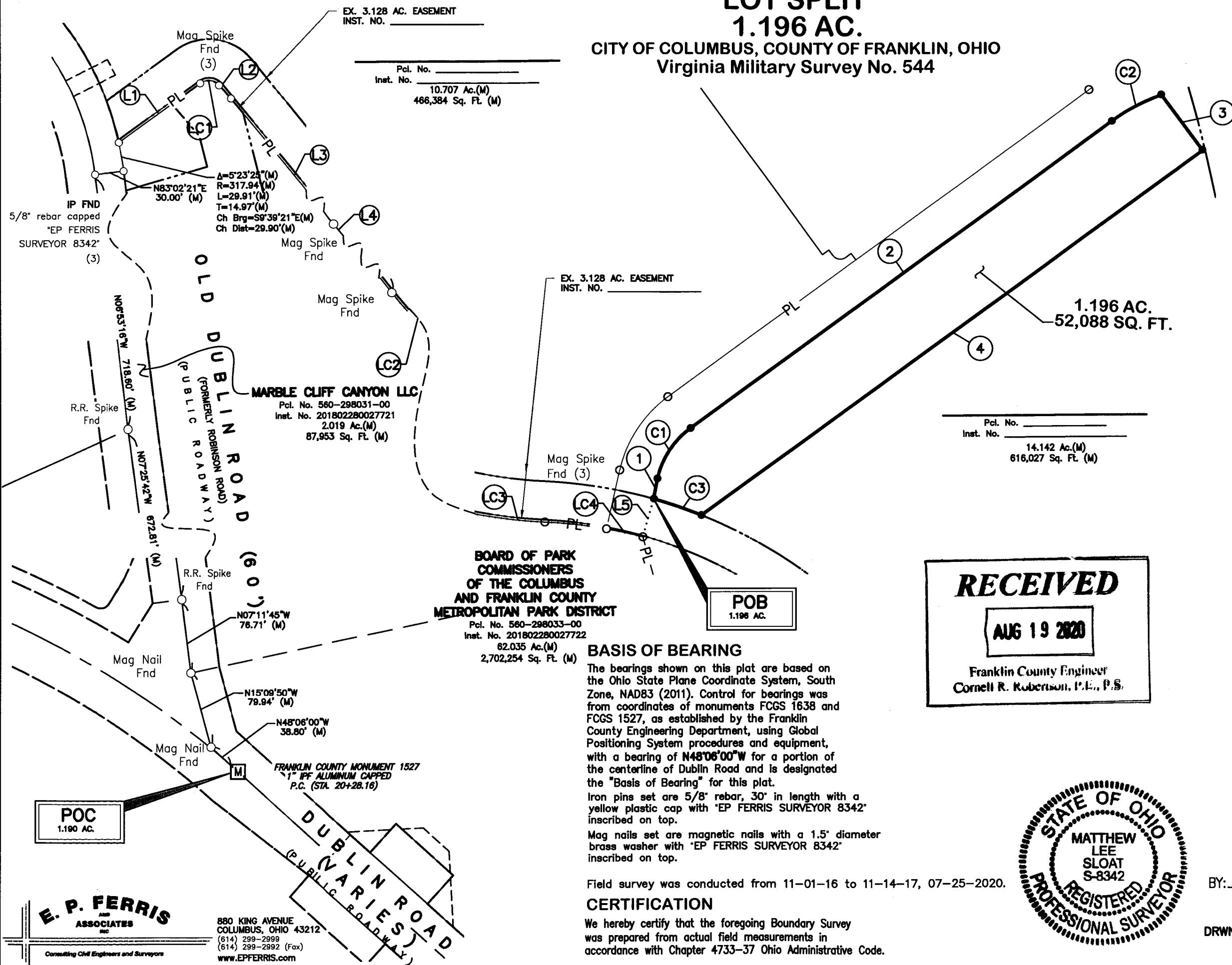


M:\1005013\_1rabueRoad\DWG\Basemaps\ALIA\1005013\_1.196 Acre\_Split\_L01\_SPL1(5).dwg ~Office Lot Split LASI EDITED BY Kelly ON 8/11/20

# LOT SPLIT 1.196 AC.

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



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	41.23'	N15°52'23"E

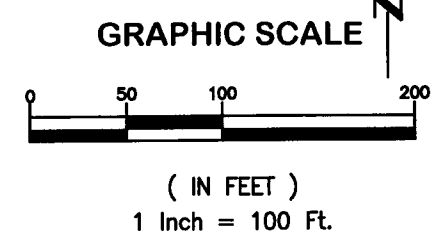
LEAD IN CURVE TABLE					
NO.	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
LC1	22.24'	15.00'	84°57'00"	20.26'	S83°57'13"E
LC2	447.01'	522.50'	49°01'03"	433.50'	S62°53'30"E
LC3	63.96'	477.50'	07°40'30"	63.92'	S83°33'47"E
LC4	38.62'	477.50'	04°38'02"	38.61'	S77°24'31"E

LINE TABLE		
LINE	LENGTH	BEARING
1	21.47'	N10°39'21"E
2	540.75'	N53°56'51"E
3	71.50'	S36°03'03"E
4	642.48'	S53°56'57"W

CURVE TABLE					
NO.	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	64.26'	89.00'	41°22'18"	62.86'	N33°15'42"E
C2	58.31'	199.00'	16°47'17"	58.10'	N62°20'29"E
C3	52.59'	500.00'	06°01'37"	52.57'	N71°06'48"W

### 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



**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

EX. 3.128 AC. EASEMENT  
INST. NO. \_\_\_\_\_  
Pcl. No. \_\_\_\_\_  
Inst. No. 10.707 Ac.(M)  
466,384 Sq. Ft. (M)

EX. 3.128 AC. EASEMENT  
INST. NO. \_\_\_\_\_

Pcl. No. \_\_\_\_\_  
Inst. No. 14.142 Ac.(M)  
616,027 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)

**BASIS OF BEARING**  
The bearings shown on this plat are based on the Ohio State Plane Coordinate System, South Zone, NAD83 (2011). 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.

**POC**  
1.190 AC.

**POB**  
1.196 AC.

**E. P. FERRIS ASSOCIATES INC.**  
Consulting Civil Engineers and Surveyors

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(614) 299-2992 (Fax)  
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