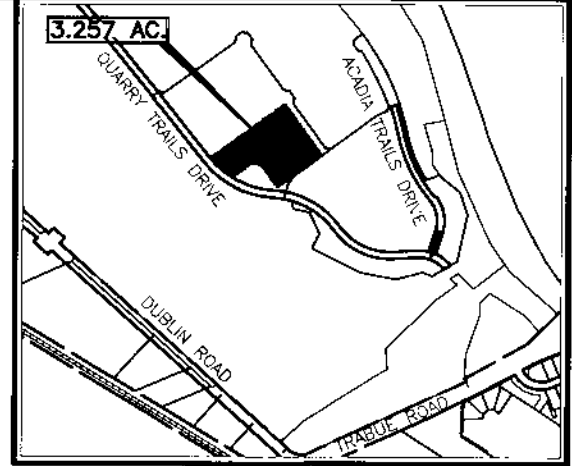
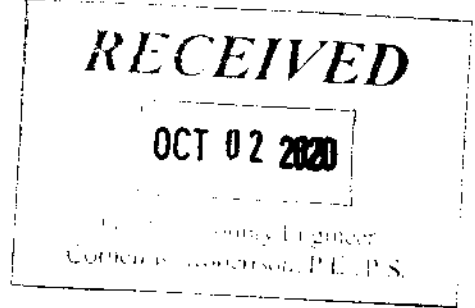


M:\005015_3.257 Acre Lot Split LASI EDITED BY Kelly ON 9/30/20

LOT SPLIT
3.257 AC.
 CITY OF COLUMBUS, COUNTY OF FRANKLIN, OHIO
 Virginia Military Survey No. 544

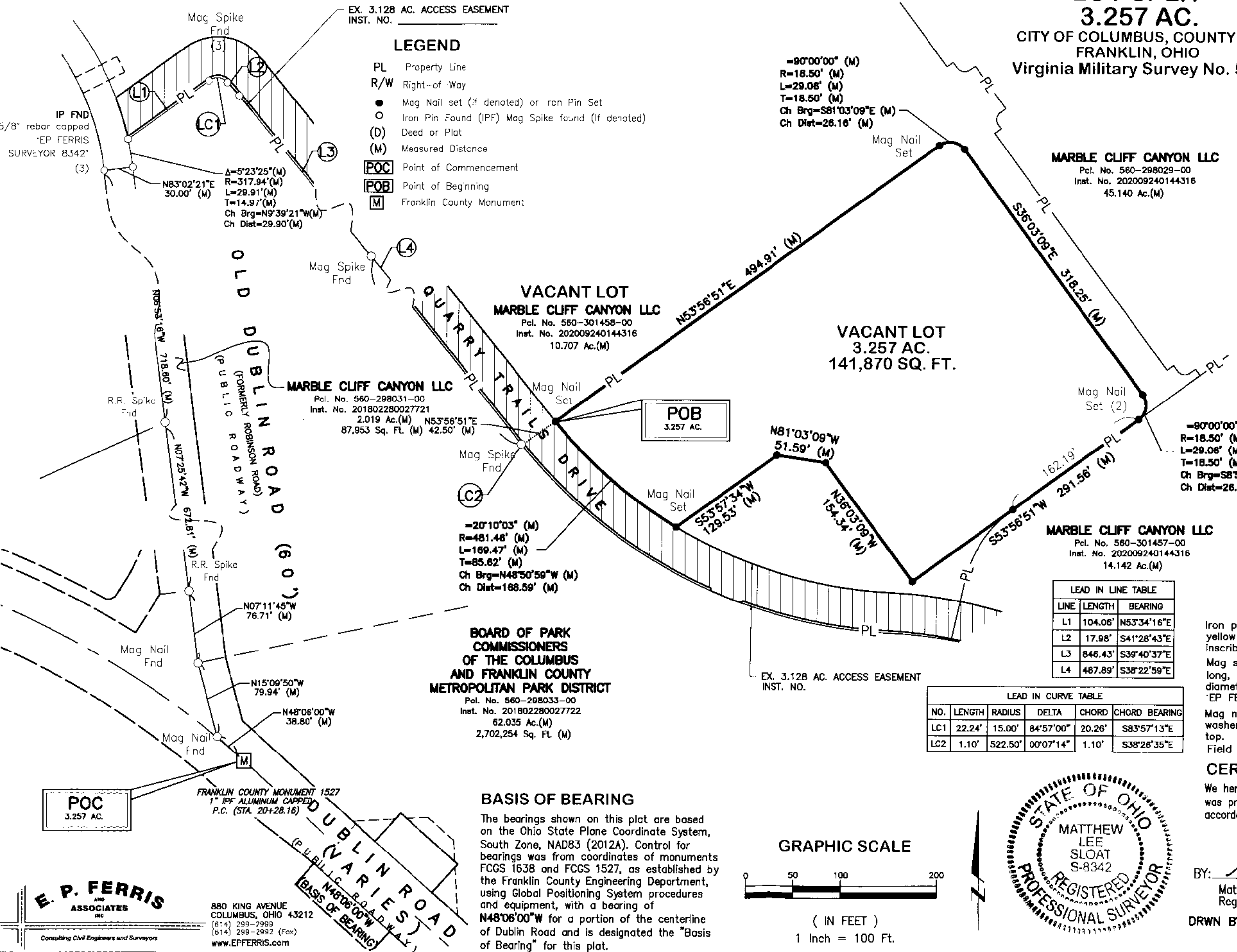


INDEX MAP
Not To Scale



LEGEND

- PL Property Line
- R/W Right-of-Way
- Mag Nail 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
 Pl. No. 560-298029-00
 Inst. No. 202009240144316
 45.140 Ac.(M)

VACANT LOT
MARBLE CLIFF CANYON LLC
 Pl. No. 560-301458-00
 Inst. No. 202009240144316
 10.707 Ac.(M)

VACANT LOT
3.257 AC.
141,870 SQ. FT.

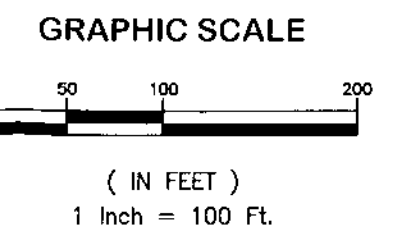
MARBLE CLIFF CANYON LLC
 Pl. No. 560-298031-00
 Inst. No. 201802280027721
 2.019 Ac.(M) 87,953 Sq. Ft. (M) 42.50' (M)

MARBLE CLIFF CANYON LLC
 Pl. No. 560-301457-00
 Inst. No. 202009240144316
 14.142 Ac.(M)

BOARD OF PARK COMMISSIONERS OF THE COLUMBUS AND FRANKLIN COUNTY METROPOLITAN PARK DISTRICT
 Pl. 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 (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.



LEAD IN LINE TABLE

LINE	LENGTH	BEARING
L1	104.06'	N53°34'16"E
L2	17.98'	S41°28'43"E
L3	846.43'	S38°40'37"E
L4	487.89'	S38°22'59"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	1.10'	522.50'	00°07'14"	1.10'	S38°28'35"E

ZONING:
 CURRENT ZONING: M, H-35
 COUNCIL VARIANCE: CV19-023
 CITY OF COLUMBUS
 (PLANNED MIXED USE DEVELOPMENT)

FLOOD ZONE:
 BY GRAPHIC PLOTTING ONLY
 NATIONAL FLOOD INSURANCE PROGRAM
 FLOOD INSURANCE RATE MAP
 ZONE DESIGNATION: X & AE
 BASE FLOOD ELEVATION = 744.5'
 PANEL 0164K & 0302K (164 & 302 OF 465)
 MAP# 39049C0164K & 39049C0302K
 MAP REVISED JUNE 17, 2008
 COMMUNITY# 390170

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

Mag spikes found are set in solid rock and are 3" long, 3/8" shaft diameter magnetic spikes with a 1" diameter head with a 2" diameter brass washer with "EP FERRIS SURVEYOR 8342" inscribed on top.

Mag nails set are with a 1-1/2" diameter brass washer with "EP FERRIS SURVEYOR 8342" inscribed on top.

Field survey was conducted from 11-01-16 to 11-14-17.

CERTIFICATION

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

BY: Matthew Lee Sloat 10/1/20
 Matthew Lee Sloat, P.E., P.S.
 Registered Surveyor No. 8342

DRWN BY CK CHK BY MLS DATE 09-30-2020

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

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