

COMPASS

SURVEYING SOLUTIONS

ORDER NO.: 404-20

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**SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF HILLIARD
 AND BEING PART OF VIRGINIA MILITARY SURVEY NO. 3000**

**BOUNDARY SURVEY OF A 5.310 ACRE TRACT OF LAND
 NORTH OF CEMETERY ROAD AND EAST OF BROWN
 PARK DRIVE, CITY OF HILLIARD, OHIO.**

BEARINGS HEREIN ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, OHIO SOUTH ZONE, NAD83 (CORS), AS ESTABLISHED USING GPS OBSERVATIONS PROCESSED AGAINST THE OHIO CORS NETWORK, WITH THE CENTERLINE OF CEMETERY ROAD BEING N 83 DEG. 57' 45" E, AND ARE USED TO DENOTE ANGLES ONLY.

SCALE: 1" = 100'

0 50' 100' 150'



NEW YORK CENTRAL LINES, LLC
 INSTRUMENT NUMBER 200212180325201*

RECEIVED

JAN 27 2021

Franklin County Recorder
 Cemetery Survey Plat P.S.

5.310 ACRES

ORIGINAL 6.343 ACRE TRACT
 LIFE COMMUNITY CHURCH
 INSTRUMENT NO. 200207080166700

3906 BROWN PARK LLC
 0.913 ACRE
 INSTR. 201002090016313

CITY OF HILLIARD
 0.856 ACRES
 O.R. 10607, PG. D11

POINT OF BEGINNING FOR
 ORIGINAL 5.868 ACRE TRACT
 AND FOR NEW 5.310 ACRE
 TRACT.

TUFFY CEMETERY LLC
 0.630 ACRE
 INSTR. 201002010012403

LOT 15

N 06 DEG. 02' 15" W 370.00'

IRON PIN SET

N 06' 02" 15" W

IRON PIN SET

N 83 DEG. 57' 45" E 259.94'

LOT 13
 BROWN COMMERCE PARK
 P.B. 62, PGS. 77-79

LOT 14

150.00'

N 83 DEG. 57' 45" E 35.00'

I.P. FOUND
 (LANDMARK SURVEYING)

LOT 1

IRON PIN (FOUND)
 (LANDMARK SURVEY)

295' TO C/L OF
 BROWN PARK DRIVE

S 83 DEG. 57' 45" W 225.05'

IRON PIN (FOUND)
 (LANDMARK SURVEY)

S 78 DEG. 40' 50" W 358.47'

N 83 DEG. 57' 45" E

C/L

VMS 3000

VMS 3001

CEMETERY ROAD (VARIABLE WIDTH R.O.W.)
 CENTERLINE SURVEY PLAT P.B. 66, PAGE 10

* NEW YORK CENTRAL LINES, LLC BY INSTRUMENT NUMBER 200212180325201 NOW KNOWN AS CSX TRANSPORTATION INC, SUCCESSOR BY MERGER WITH NYC NEWCO, INC. SUCCESSOR BY MERGER WITH NEW YORK CENTRAL LINES, LLC, WHOSE MERGER DOCUMENTS HAVE BEEN SUMMARIZED AND RECORDED IN INSTRUMENT NUMBER 200711080194030 AND INDIVIDUALLY RECORDED IN INSTRUMENT NUMBERS 200507210144738 AND 200507210144733 RESPECTIVELY.

We hereby certify that the foregoing BOUNDARY SURVEY was prepared in accordance with Chapter 4733-37, Ohio Administrative Code. All iron pins denoted as "set" are 5/8" (I.D.) x 30" iron pipe with a red plastic cap stamped "COMPASS S7272" (unless noted) and have been set by Compass Surveying Solutions. All iron pins denoted as "found" have been set by others.

July 14, 2020

By

G. Dean Erlenbach
 Ohio Registered Surveyor No. 7272 7272

