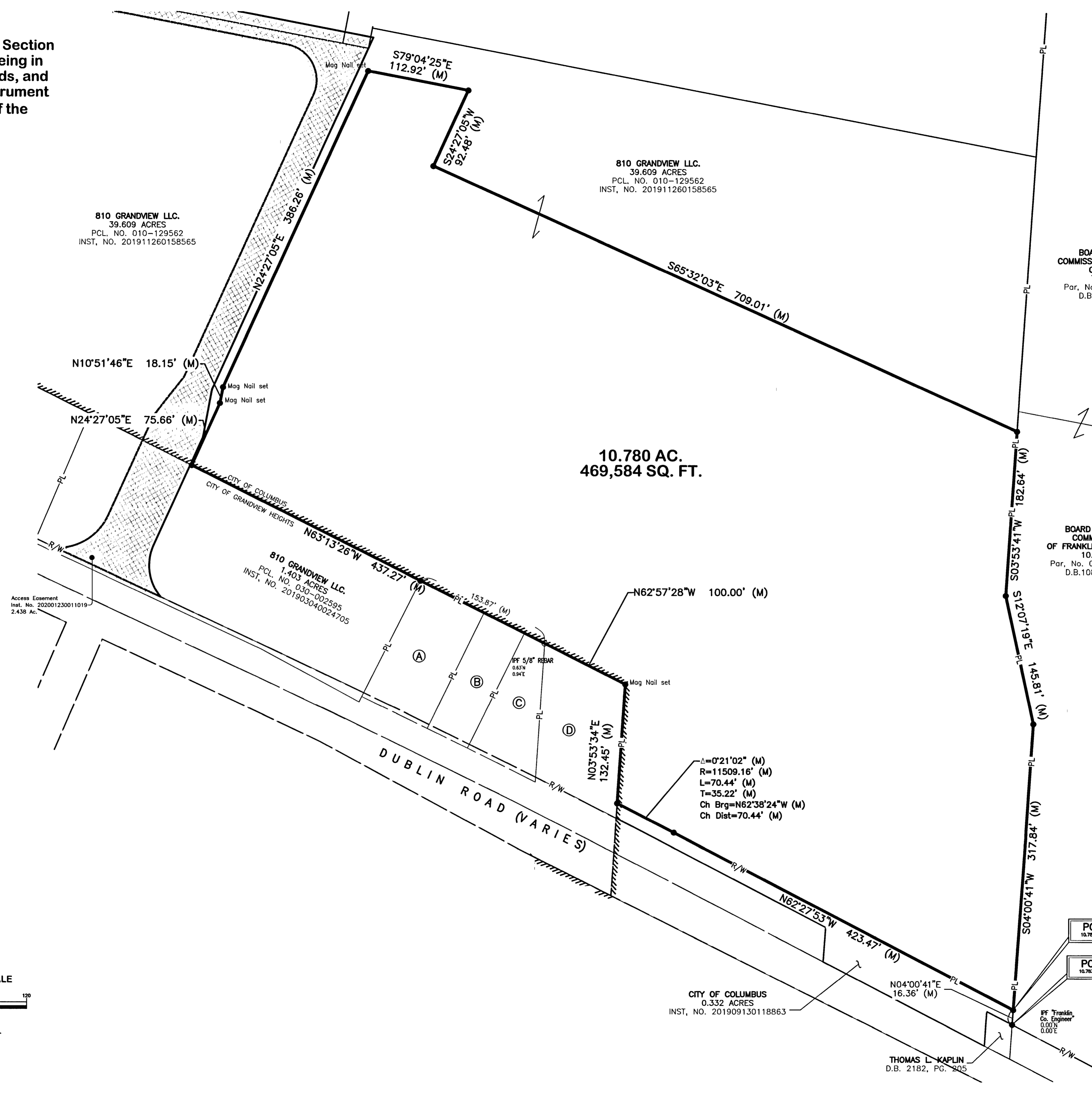


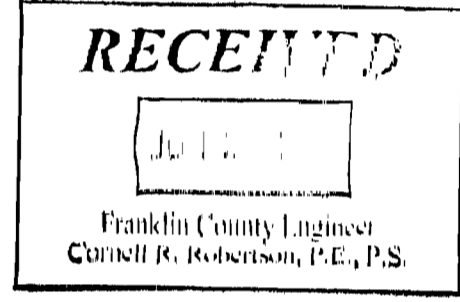
LOT SPLIT 10.780 AC.

State of Ohio, County of Franklin, City of Columbus, Section 12, Township 1, Range 23, Congress Lands, and being in Half Section 7, Township 5, Range 23 Refugee Lands, and being part of that 39.609 Ac. Tract recorded in Instrument Number 201911260158565, all records being of the Recorder's Office, Franklin County, Ohio



BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, OHIO
7.005 ACRES
Par. No. 010-129643-00
D.B. 1176, PG. 90

BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, OHIO
10.129 AC.
Par. No. 010-129643-00
D.B.1084, PG. 300



- OWNERS**
- (A) **S-C DUBLIN ASSOCIATES**
LOT 2 (0.300 ACRES)
PCL. NO. 030-002590
O.R.V. 9820 B08
INST. NO. 198706080128730
 - (B) **S-C DUBLIN ASSOCIATES**
0.180 ACRES (PART LOT 1)
PCL. NO. 030-002589
O.R.V. 9820 B08
INST. NO. 198706080128730
 - (C) **S-C DUBLIN ASSOCIATES**
0.190 ACRES (PART LOT 1)
PCL. NO. 030-002588
O.R.V. 9820 B08
INST. NO. 198706080128730
 - (D) **810 GRANDVIEW LLC.**
0.394 ACRES
PCL. NO. 030-002564
INST. NO. 201903040024705

BASIS OF BEARING
The bearings shown on this plat are based on the Ohio State Plane Coordinate System, South Zone, NAD83 (CORS98). Said bearings originated from a field traverse which was referenced to said coordinate system by GPS observations and observations of selected stations in the Ohio Department of Transportation Virtual Reference Station network. The portion of the centerline of right of way of Dublin Road, from the intersection with Grandview Ave. bearing easterly 778.98 feet and having a bearing of S67°32'30"E and monumented as shown hereon, is designated the "basis of bearing" for this plat.

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

All iron pins set are 5/8" rebar, 30" in length with yellow plastic cap and all Mag Nails set are with brass survey marker 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 Stolt* 6/24/20
Matthew Lee Stolt, P.E., P.S.
Registered Surveyor No. 8342

DRWN BY CRK CHK BY MLS DATE 06-22-2020
1005009

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

880 KING AVENUE
COLUMBUS, OHIO 43212
(614) 299-2999
(614) 299-2992 (Fax)
www.EPFERRIS.com

M:\1005009_Kaplin\DWG\Exhibits\1005009_Lot_Split_10.780Ac.dwg ~Layout1 LAST EDITED: Brickeart ON 6/22/20