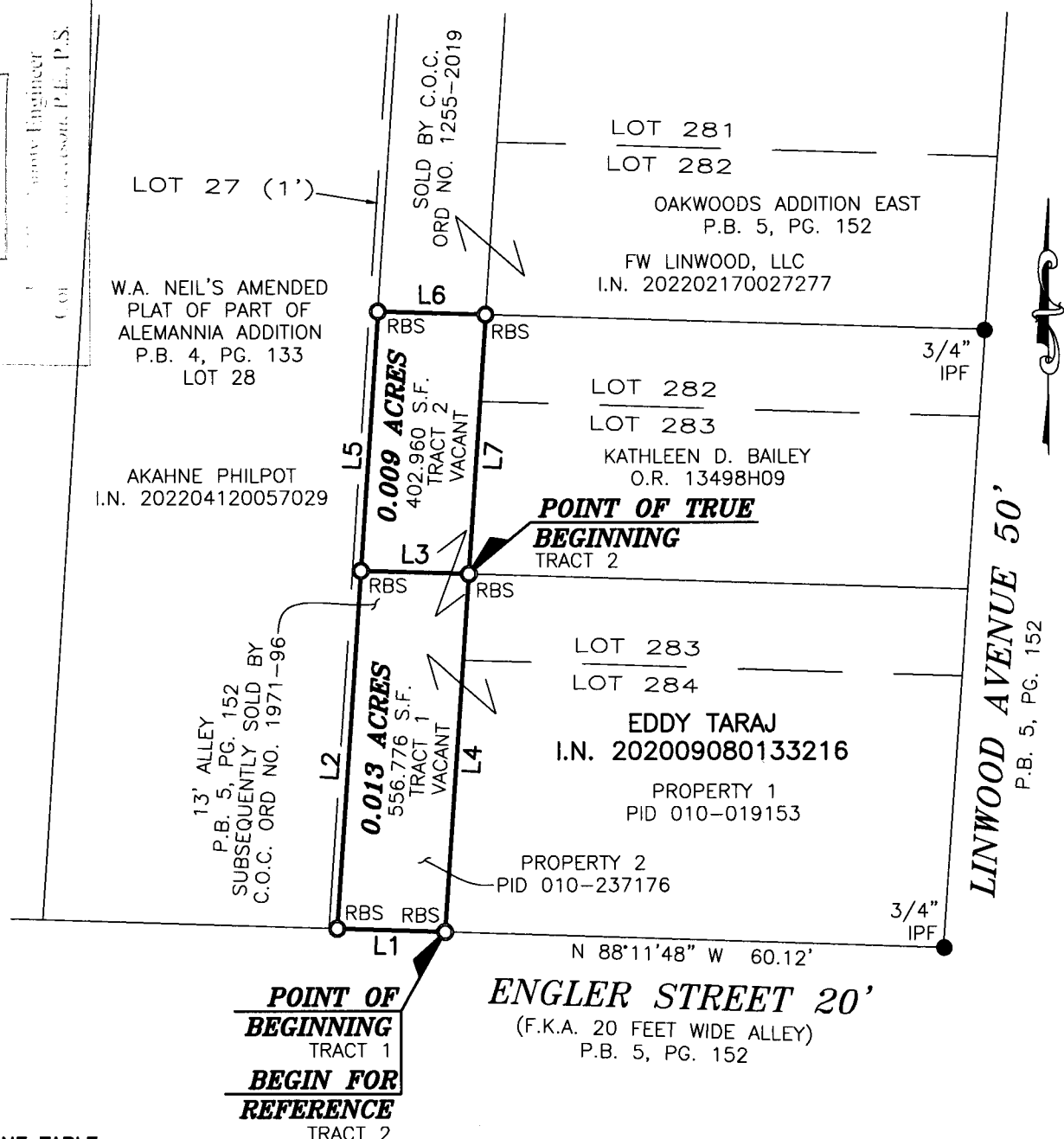


RECEIVED

NOV 07 2022

Surveyor Engineer
Columbus, P.E., P.S.



POINT OF BEGINNING
TRACT 1
BEGIN FOR REFERENCE
TRACT 2

LINE TABLE:

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | N 88°11'48" W | 13.01' |
| L2 | N 03°56'04" E | 42.83' |
| L3 | S 88°11'48" E | 13.01' |
| L4 | S 03°56'04" W | 42.83' |
| L5 | N 03°56'04" E | 31.00' |
| L6 | S 88°11'48" E | 13.01' |
| L7 | S 03°56'04" W | 31.00' |

BASIS OF BEARINGS:

THE BEARINGS ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83 (CORS). 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 NORTHERLY LINE OF ENGLER STREET, HAVING A BEARING OF N 88°11'48" W AND MONUMENTED AS SHOWN HEREON, IS DESIGNATED THE "BASIS OF BEARING" FOR THIS PLAT.

FLOOD NOTE:

THE SUBJECT PROPERTY LIES IN ZONE X (AREA DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN), AS DETERMINED BY GRAPHIC INTERPOLATION FROM THE FLOOD INSURANCE RATE MAP NUMBER 39049C0329K, WITH AN EFFECTIVE DATE OF 6/17/2008, PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

NOTE:

THIS SURVEY DOES NOT REPRESENT ANY EASEMENTS THAT MAY AFFECT THIS TRACT AND DOES NOT REPRESENT ANY UNDERGROUND UTILITIES THAT MAY AFFECT THIS TRACT. ALL REBAR SET ARE 5/8" DIA. 30" LONG, W/ RED PLASTIC CAP STAMPED "LANDMARK SURVEY"

I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED FROM AN ON THE GROUND SURVEY IN JUNE OF 2022 MADE UNDER MY SUPERVISION AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES AS SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE.

Scott D. Grundeel 7/7/22

SCOTT D. GRUNDEI, P.S.
REGISTERED SURVEYOR NO. 8047

DATE

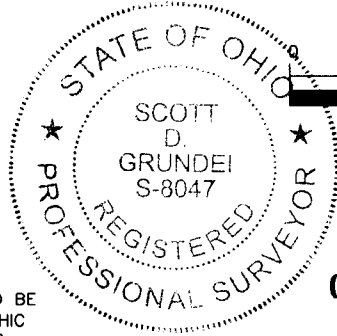
LEGEND

- IPF IRON PIN FOUND
- RBF REBAR FOUND
- RBS REBAR SET

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.



**SURVEY OF
0.013 ACRES &
0.009 ACRES**

LYING IN
**PART OF 13 FEET WIDE ALLEY
OAKWOODS ADDITION EAST
PLAT BOOK 5, PAGE 152
SUBSEQUENTLY SOLD BY
C.O.C. ORD. NO. 1971-96
HALF SECTION 23, TOWNSHIP 5, RANGE 22
REFUGEE LANDS
CITY OF COLUMBUS,
COUNTY OF FRANKLIN
STATE OF OHIO**

LS GI LANDMARK SURVEY GROUP, INCORPORATED

690 LAKEVIEW PLAZA BLVD, SUITE A, WORTHINGTON OH. 43085
PHONE: (614) 485-9000 WWW.LANDMARKSURVEY.COM

DATE: 6/23/22
REV: 7/7/22

FILE NO. 2205.5022

DRAWN BY: DJH