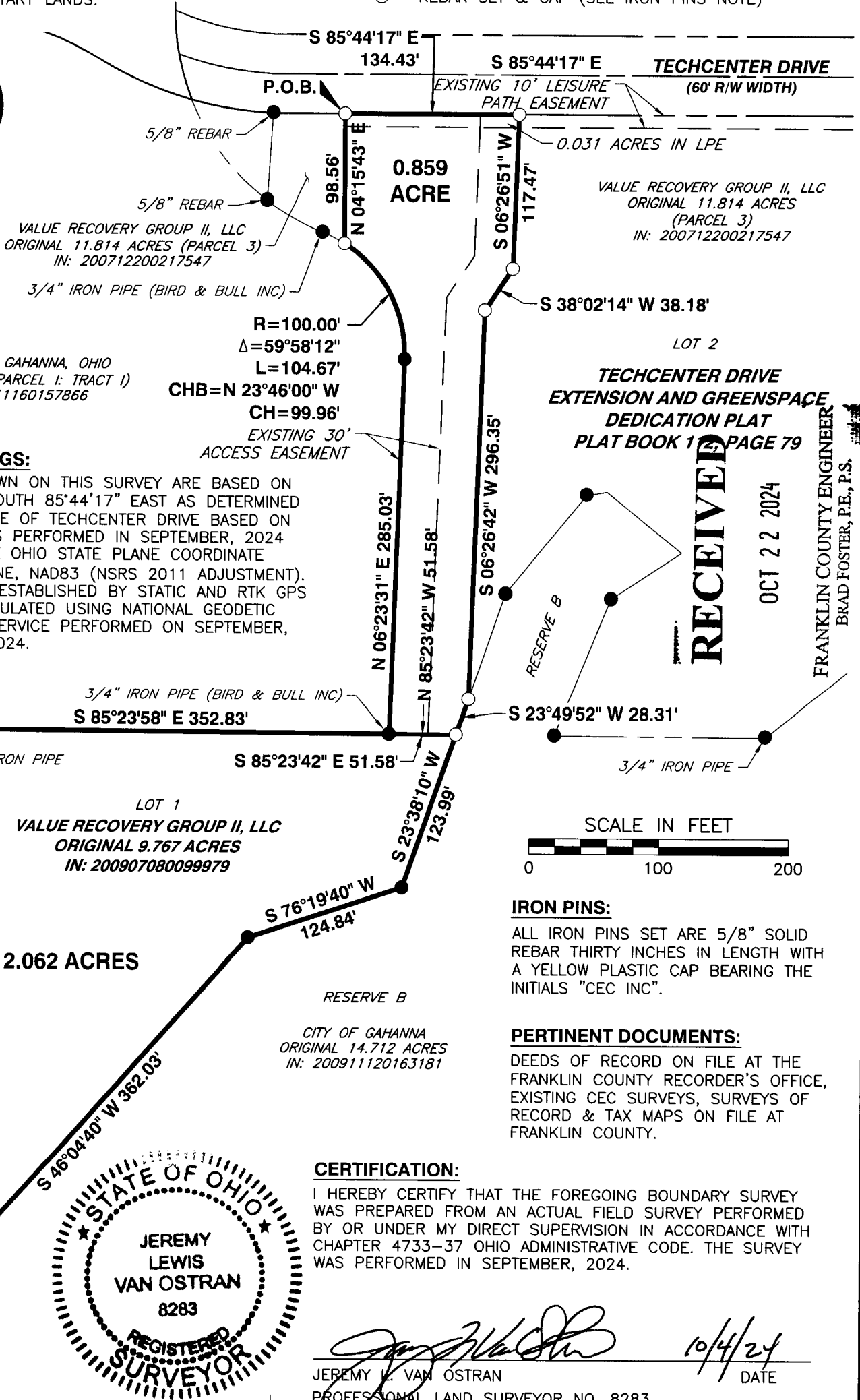


PLAT OF SURVEY

STATE OF OHIO, COUNTY OF FRANKLIN,
CITY OF GAHANNA,
QUARTER TOWNSHIP 1, TOWNSHIP 3, RANGE 16,
UNITED STATES MILITARY LANDS.

LEGEND

- 3/4" IRON PIPE FOUND "ADVANCED 7661"
(UNLESS OTHERWISE STATED)
- REBAR SET & CAP (SEE IRON PINS NOTE)



BASIS OF BEARINGS:

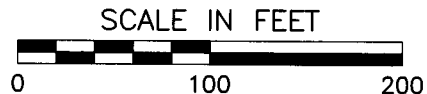
THE BEARINGS SHOWN ON THIS SURVEY ARE BASED ON THE BEARING OF SOUTH 85°44'17" EAST AS DETERMINED FOR THE CENTERLINE OF TECHCENTER DRIVE BASED ON FIELD OBSERVATIONS PERFORMED IN SEPTEMBER, 2024 AND BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83 (NSRS 2011 ADJUSTMENT). SAID BEARING WAS ESTABLISHED BY STATIC AND RTK GPS OBSERVATIONS CALCULATED USING NATIONAL GEODETIC SURVEY, OPUS-S SERVICE PERFORMED ON SEPTEMBER, 25 OF THE YEAR 2024.

TECHCENTER DRIVE
EXTENSION AND GREENSPACE
DEDICATION PLAT
PLAT BOOK 112, PAGE 79

RECEIVED

OCT 22 2024

FRANKLIN COUNTY ENGINEER
BRAD FOSTER, P.E., P.S.



IRON PINS:


ALL IRON PINS SET ARE 5/8" SOLID REBAR THIRTY INCHES IN LENGTH WITH A YELLOW PLASTIC CAP BEARING THE INITIALS "CEC INC".

PERTINENT DOCUMENTS:

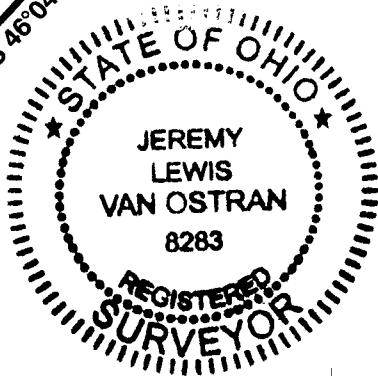
DEEDS OF RECORD ON FILE AT THE FRANKLIN COUNTY RECORDER'S OFFICE, EXISTING CEC SURVEYS, SURVEYS OF RECORD & TAX MAPS ON FILE AT FRANKLIN COUNTY.

CERTIFICATION:

I HEREBY CERTIFY THAT THE FOREGOING BOUNDARY SURVEY WAS PREPARED FROM AN ACTUAL FIELD SURVEY PERFORMED BY OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH CHAPTER 4733-37 OHIO ADMINISTRATIVE CODE. THE SURVEY WAS PERFORMED IN SEPTEMBER, 2024.


JEREMY L. VAN OSTRAN
PROFESSIONAL LAND SURVEYOR NO. 8283

10/4/24
DATE



762 MORRISON ROAD PROPERTY OWNER, LLC
12.001 ACRES
IN: 202205240078605



250 W. Old Wilson Bridge Road
Suite 250
Worthington, OH 43085
Ph: 614.540.6633
www.cecinc.com

VALUE RECOVERY GROUP, INC.
CITY OF GAHANNA
FRANKLIN COUNTY, OHIO

LOT SPLIT

DRAWN BY: KAS	CHECKED BY: JLV	APPROVED BY: DRAFT	EXHIBIT: 1 OF 1
DATE: OCTOBER 2024	DWG SCALE: 1"=100'	PROJECT NO: 345-144	