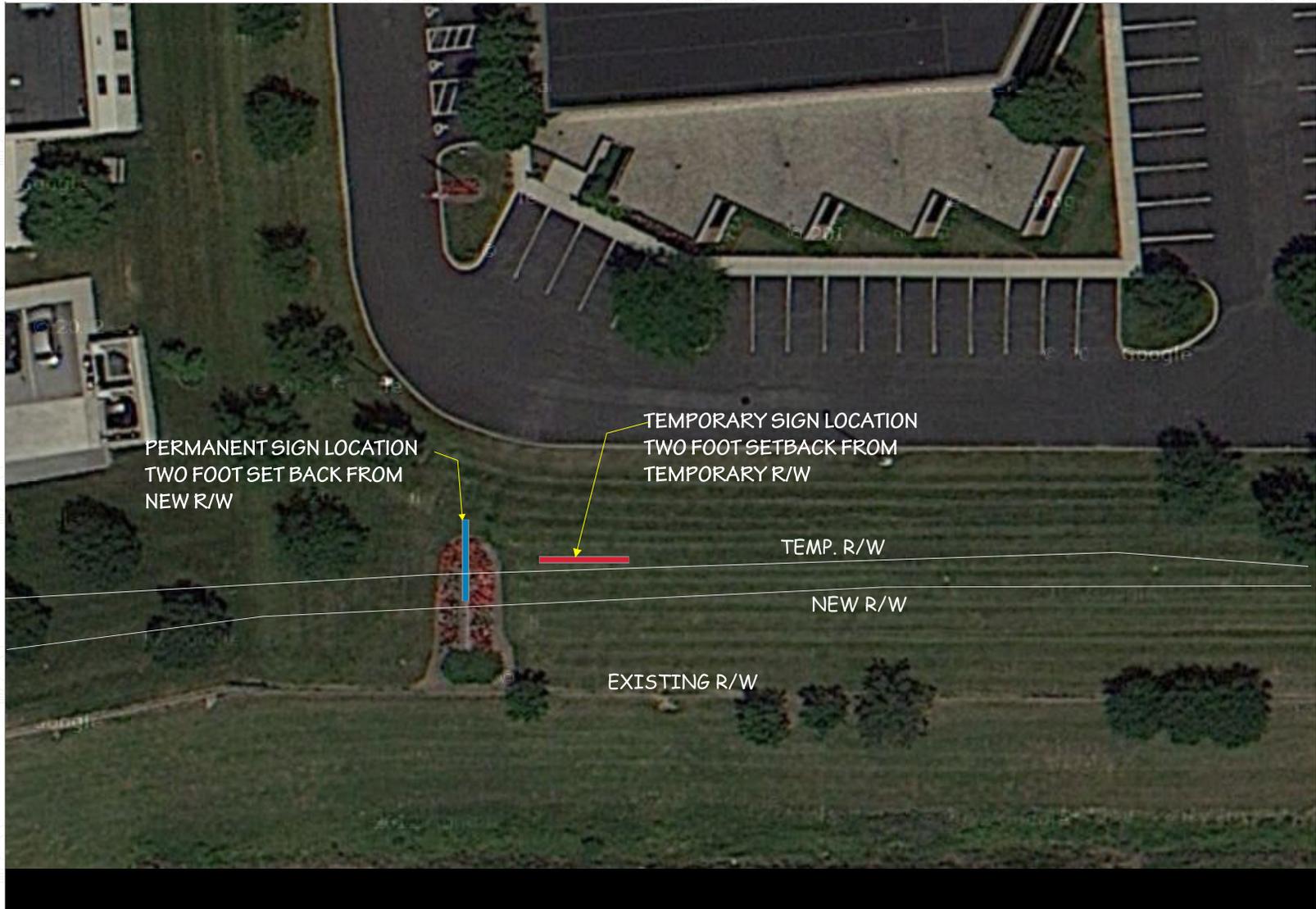


GORDON FLESCH CO.



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JOB NO.	90
DRAWN BY	DFT
DESIGN BY	NSI
CHECKED BY	
SHEET	

**DESCRIPTION OF A 4.337 ACRE TRACT
DUBLIN, OHIO**

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF DUBLIN, AND BEING 4.337 ACRES IN VIRGINIA MILITARY SURVEY NO. 2542 AND BEING 3.872 ACRES OUT OF AN ORIGINAL 6.30 ACRE TRACT AND 0.465 ACRES OUT OF AN ORIGINAL 6.530 ACRE TRACT AS CONVEYED TO OLDE POSTE PROPERTIES, AN OHIO GENERAL PARTNERSHIP, IN AN OVERALL 115.00 ACRE TRACT OF RECORD IN OFFICIAL RECORD 13476 E10, (ALL DEED REFERENCES REFER TO THE RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO) SAID 4.337 ACRE TRACT DESCRIBED AS FOLLOWS:

BEGINNING AT A 3/4" IRON PIPE SET AT THE SOUTHWESTERLY CORNER LOT 2 AS CONVEYED TO THE CITY OF DUBLIN, IN OFFICIAL RECORD 14395, PAGE D02 WITH THE NORTHERLY RIGHT-OF-WAY OF U.S. ROUTE 33 AND OHIO ROUTE 161 AS ESTABLISHED UPON SHEET 11 OF 24 OF OHIO DEPARTMENT OF TRANSPORTATION PLANS FRA-270-7.47, SAID 3/4" IRON PIPE BEING THE POINT OF BEGINNING FOR THIS DESCRIPTION:

THENCE NORTH 87°56'25" WEST, WITH THE NORTHERLY RIGHT-OF-WAY LINE OF SAID U.S. ROUTE 33 A DISTANCE OF 367.00 FEET TO A 3/4" IRON PIPE SET; THENCE WITH A NEW LINE OVER AND ACROSS THE AFORESAID 115.00 ACRE TRACT THE FOLLOWING FIVE (5) COURSES AND DISTANCES:

- 1) NORTH 02°53'01" WEST, A DISTANCE OF 432.31 FEET TO A 3/4" IRON PIPE SET;
- 2) NORTH 64°45'31" WEST, A DISTANCE OF 225.81 FEET TO A 3/4" IRON PIPE SET AT A POINT ON A CURVE IN THE PROPOSED EASTERLY RIGHT-OF-WAY LINE OF WALL STREET (60 FEET WIDE);
- 3) ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID PROPOSED WALL STREET WITH AN ARC OF A CURVE TO THE LEFT HAVING A SUB-DELTA ANGLE OF 09°11'51", A RADIUS OF 330.00 FEET, WHOSE CHORD BEARS NORTH 44°15'28" EAST, A CHORD DISTANCE OF 52.89 FEET TO A 3/4" IRON PIPE SET IN THE EASTERLY RIGHT-OF-WAY LINE OF SAID PROPOSED WALL STREET;
- 4) SOUTH 64°45'31" EAST, A DISTANCE OF 181.85 FEET TO A 3/4" IRON PIPE SET;
- 5) SOUTH 87°56'25" EAST, A DISTANCE OF 367.00 FEET TO A 3/4" IRON PIPE SET IN THE WESTERLY LINE OF SAID LOT 2;

THENCE SOUTH 02°53'01" EAST, WITH THE WESTERLY LINE OF SAID LOT 2, A DISTANCE OF 489.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 4.337 ACRES, MORE OR LESS.

SUBJECT TO ALL RESTRICTIONS, EASEMENTS, AND RIGHT-OF-WAYS OF PREVIOUS RECORD OR OTHERWISE LEGALLY ESTABLISHED.

BASIS OF BEARINGS: THE CENTERLINE OF U.S. ROUTE 33 AND OHIO ROUTE 161 WAS ASSIGNED A BEARING OF NORTH 87°56'25" WEST.

THE ABOVE DESCRIPTION WAS PREPARED BY POMEROY AND ASSOCIATES, INC., CONSULTING ENGINEERS AND SURVEYORS, WORTHINGTON, OHIO FROM AVAILABLE RECORDS, AND FIELD INFORMATION.

AVAILABLE PARKING

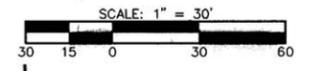
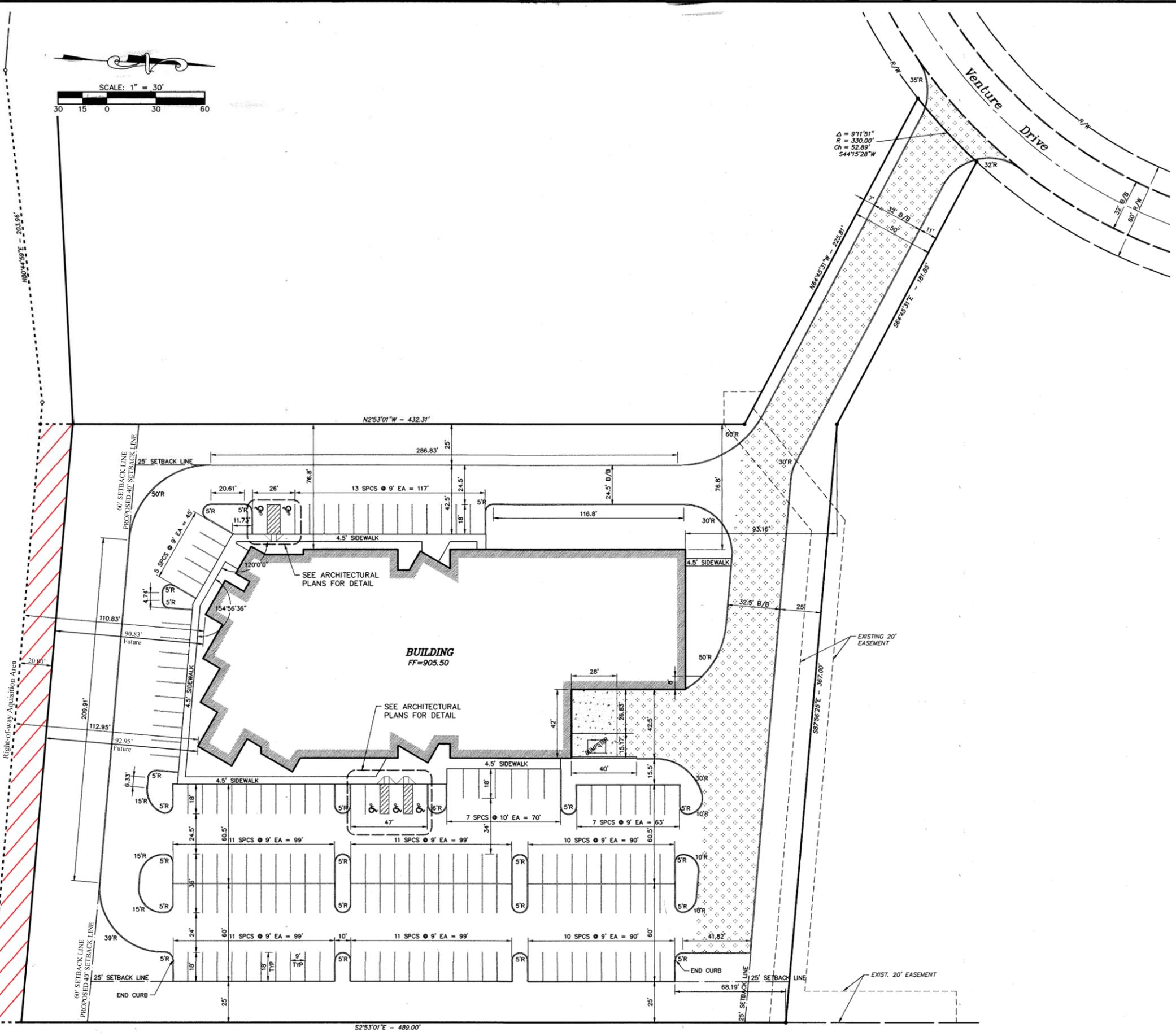
HANDICAPPED SPACES	5
PARKING SPACES	151
TOTAL	156

APPROVED BY

Debra M. Clark 10-20-97
SECRETARY OF PLANNING COMMISSION DATE

Balbir S. Kishore 10/20/97
CITY ENGINEER DATE

Edo J. Hering 10/21/97
DIRECTOR OF DEVELOPMENT DATE



Right-of-way Acquisition Area

C-3