

GENERAL WARRANTY DEED

THAT **The Jefferson Local School District R.C.**, of Franklin County, Ohio, for valuable consideration paid, grant(s), with general warranty covenants, to **City of Gahanna**,

whose tax mailing address is: 200 South Hamilton Road, Gahanna, Ohio 43230

the following REAL PROPERTY:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART THEREOF....
PROPERTY ADDRESS: 2.618 ACRE TRACT, GAHANNA, OHIO 43230

Parcel No. New Split from 025-869 and 025-953

Subject to taxes and assessments which are now or may hereafter become liens on said premises and except conditions, restrictions and easements, if any, contained in former deeds of record for said premises, subject to all of which this conveyance is made.

Prior Instrument Reference: **Official Record Volume 2031, page 236** of the Official Records of **Franklin County, Ohio**.

IN WITNESS WHEREOF, said Entity sets its hand, by H. Tim Merkle its President, this **11th** day of **January, 2002**.

Signed and acknowledged in the presence of:

WITNESSES:

**The Jefferson School District
Recreational Council**

Thomas L. Weber
[Print Name] Thomas L Weber

By: H. Tim Merkle
Title: PRESIDENT

Raleigh Mitchell
[Print Name] Raleigh Mitchell

THE STATE OF OHIO,
FRANKLIN COUNTY, ss

Before me, a notary public in and for said county, personally appeared the above named **The Jefferson Local School District Recreational Council**, by H. Tim Merkle, its President, who acknowledged that he/she did sign the foregoing instrument and that the same is the free act and deed of said Entity, and the free act and deed of him/her personally and as such officer.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal, at Gahanna, Ohio, this **11th** day of **January, 2002**



THERESA L. DENNEY
Notary Public, State of Ohio
My Commission Expires
November 7, 2004

Theresa L. Denney
Notary Public

This instrument was prepared by:

Julja A. Faist, Attorney
142 Granville Street, Gahanna, Ohio 43230
File No. 01-4979

Auditor's and Recorder's Stamps

TRANSFERRED
JAN 25 2002
JOSEPH W. TESTA
AUDITOR
FRANKLIN COUNTY, OHIO

901017
**CONVEYANCE TAX
EXEMPT**
A [Signature]
JOSEPH W. TESTA
FRANKLIN COUNTY AUDITOR

EXHIBIT A

Gahanna Little Box 4979

2.618 ACRES
J.L.S.D.R.C.

Situated in the State of Ohio, County of Franklin, City of Gahanna, located in Quarter Township 4, Township 1, Range 17, United States Military District, being part of those lands described in the deed to The Jefferson Local School District Recreation Council (J.L.S.D.R.C.), recorded in Deed Book 2031, Page 236, and all of that 0.253 acre tract described in the deed to The Jefferson Local School District Recreation Council, recorded in Instrument No. DB 2243, PG 39 (record references to those of the Recorder's Office, Franklin County, Ohio), and being more particularly described as follows:

Beginning at an iron pipe set at the westerly corner common to Reserves "B" & "C" of "Westergaard Park," recorded in Plat Book 22, Page 5;

thence easterly along the line common to said Reserves "B" & "C," and the eastwardly extension thereof, North 87°43'30" East, (passing an iron pipe set prior survey at 472.22 feet) a distance of 680.66 feet to the centerline of Big Walnut Creek;

thence southeasterly with the meanders of said centerline of Big Walnut Creek, being the easterly line of said lands of J.L.S.D.R.C., South 36°52'15" East, 646.58 feet to the southeasterly corner of said lands of J.L.S.D.R.C., being the northeasterly corner of that 11.092 acre tract of land described in the deed to the Most Reverend James A. Griffin, Bishop of Columbus, recorded in Instrument No. 200110220212368;

thence westerly along the northerly line of said 11.092 acre tract, South 87°45'00" West, (passing an iron pipe set at 137.57 feet) a distance of 246.82 feet to an iron pipe set;

thence northerly, northwesterly and westerly, through and across said lands of The Jefferson Local School District Recreation Council (D.B. 2031, Pg. 236), the following nine (9) courses and distances:

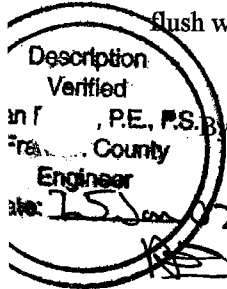
- 1. North 2°04'10" West, 142.18 feet to an iron pipe set;
- 2. North 37°43'10" West, 274.73 feet to an iron pipe set;
- 3. South 71°45'00" West, 50.00 feet to an iron pipe set;
- 4. North 40°24'20" West, 163.49 feet to an iron pipe set;
- 5. South 86°05'20" West, 98.76 feet to an iron pipe set;
- 6. North 5°36'50" West, 28.14 feet to a pony spike set;
- 7. South 84°48'10" West, 61.85 feet to a pony spike set;
- 8. South 88°12'10" West, 135.88 feet to a mag nail set; And,
- 9. South 87°43'30" West, 195.15 feet to a mag nail set in the easterly right-of-way line of Parkland Drive (50 feet in width), shown dedicated on the plat of "Bagshaw Heights," recorded in Plat Book 17, Page 161;

thence northerly along said easterly right-of-way line of Parkland Drive, North 2°12'00" West, 28.06 feet to the 'Point of Beginning,' containing 2.618 acres of land (of which 0.253 acre is all of Parcel No. 025-000260, 0.122 acre is out of Parcel No. 025-000953 & 2.243 acres is out of Parcel No. 025-000869), more or less, as described in January of 2002, by Carl E. Turner Jr., Registered Professional Surveyor No. S-6702.

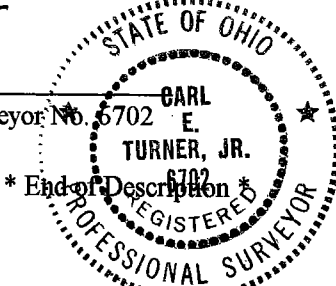
Subject, however, to all legal rights-of-way of previous record.

The reference meridian for the foregoing description is the deed bearing for the northerly line of aforesaid 11.092 acre tract (see Instrument No. 200110220212368). Iron pipes called for as set are 3/4" I.D., 30 inches in length, driven flush with the ground, and capped with a yellow plastic plug inscribed "C. TURNER/P.S. 6702."

-160-
11 +
112 Acres
+ of
(025)
53
+
159-
plot
1243 Acres
+ of
(025)
59
+
110 +
(025)
60



Carl E. Turner, Jr.
Carl E. Turner Jr., Professional Surveyor No. 6702



9 January 2002
Date

* End of Description *



TERRA
Surveying Services LLC

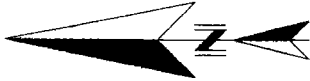
238 Academy Woods Drive
Gahanna, Ohio 43230-2184

614/471-0663 (Fax-0877)

TITLE: **SURVEY OF 2.618 & 1.645 ACRES**
LOCATED IN QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 17
UNITED STATES MILITARY DISTRICT
CITY OF GAHANNA, FRANKLIN COUNTY, OHIO

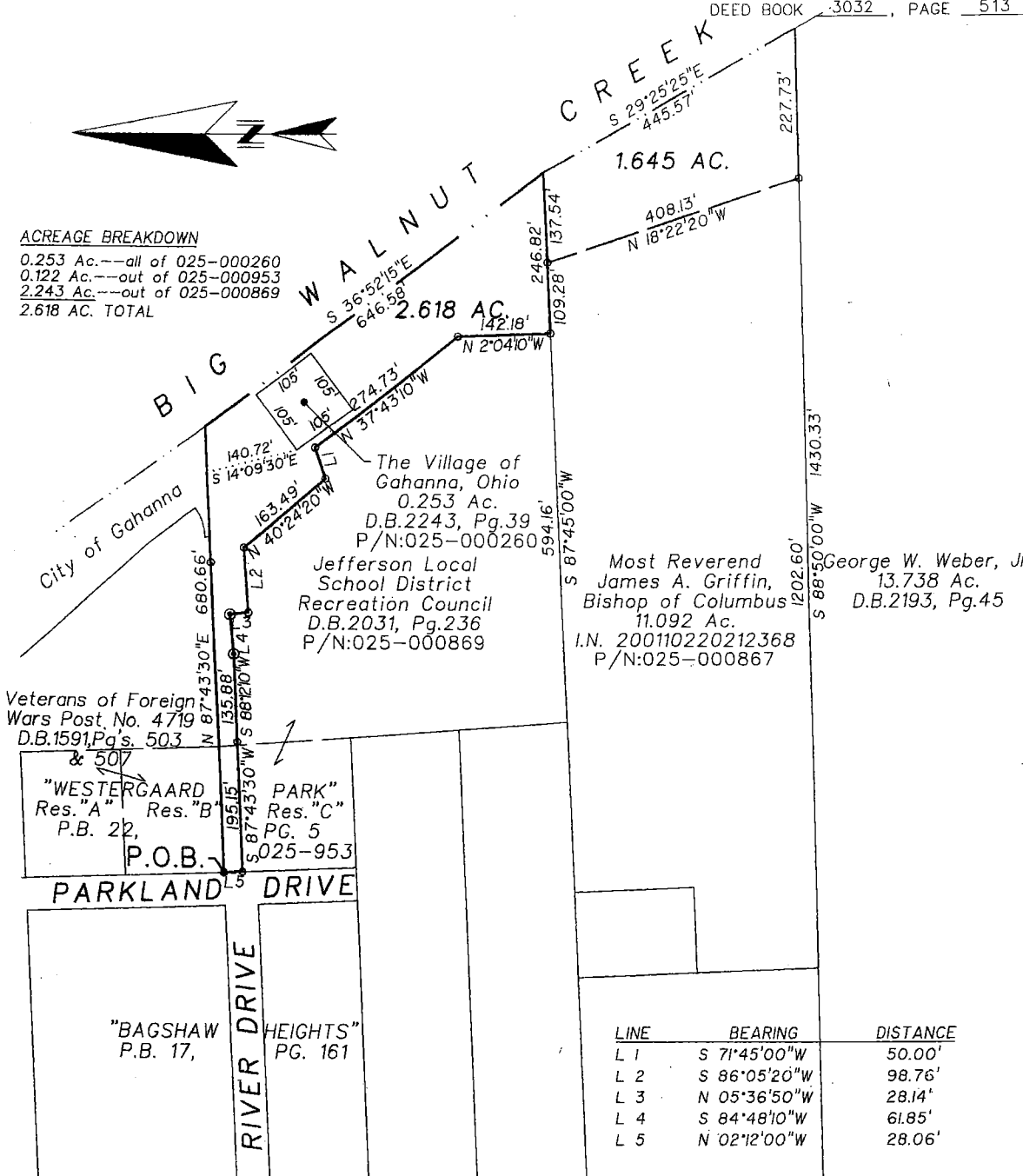
PREPARED EXCLUSIVELY FOR: 12 SEPTEMBER 2001
CITY OF GAHANNA, PARKS DEPT. & REV. 9 JANUARY 2002
JEFFERSON LOCAL SCHOOL DISTRICT RECREATION COUNCIL

PLAT BOOK 22, PAGE 5
DEED BOOK 2031, PAGE 236
DEED BOOK 3032, PAGE 513



ACREAGE BREAKDOWN

0.253 Ac.---all of 025-000260
0.122 Ac.---out of 025-000953
2.243 Ac.---out of 025-000869
2.618 AC. TOTAL



Most Reverend James A. Griffin, Bishop of Columbus
11.092 Ac.
D.B.2193, Pg.45
I.N. 200110220212368
P/N:025-000867

Veterans of Foreign Wars Post No. 4719
& 507
D.B.1591, Pgs. 503

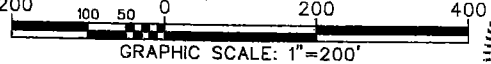
"WESTERGAARD Res. 'A' Res. 'B' Res. 'C'"
P.B. 22, PG. 5
P.O.B. 025-953

"BAGSHAW P.B. 17, HEIGHTS" PG. 161

LINE	BEARING	DISTANCE
L 1	S 71°45'00"W	50.00'
L 2	S 86°05'20"W	98.76'
L 3	N 05°36'50"W	28.14'
L 4	S 84°48'10"W	61.85'
L 5	N 02°12'00"W	28.06'

We Hereby Declare that the attached plat was prepared from an actual survey of the premises, that to the best of our knowledge, information and belief, correctly shows the location of the boundaries. Only those easements specifically brought to our attention, or those which we had special knowledge of are shown hereon.

B. BEARINGS: The reference meridian for the foregoing survey is the deed bearing for the northerly line of the 11.092 acre tract (see D.B. 3032, Pg. 513).



SURVEY MONUMENTS: Found (F)=●, Set (S)=○, IP=Iron Pipe (ID); SP=Solid Pin (OD); RB=Rebar; RS=Railroad Spike; PS=Pony Spike; PK=PK Nail & IPS=3/4" ID iron pipe set flush with the ground & capped with a yellow plastic plug inscribed C. TURNER/P.S. 6702.



By: *Carl E. Turner, Jr.*
CARL E. TURNER, JR.
REGISTERED PROFESSIONAL SURVEYOR No. S-6702

NOT AN AUTHORIZED DOCUMENT UNLESS SURVEYOR'S SEAL APPEARS IN RED INK.

FIELD SURVEY BY: DRAWN BY: TERRA FILE NO.: