

TRANSFER  
NOT NECESSARY

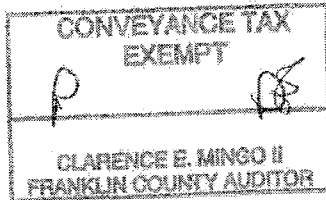
SEP 27 2012

CLARENCE E. MINGO II  
AUDITOR  
FRANKLIN COUNTY, OHIO



201209270144911

Pgs: 4 \$44.00 T20120072671  
09/27/2012 1:13PM BXGAHANNA BOX  
Daphne Hawk  
Franklin County Recorder



**DEED OF EASEMENT**

KNOW ALL MEN BY THESE PRESENTS, That Brock Dietrich in consideration of the sum of Ten Dollar(s) (\$ 10 ) and other good and valuable considerations to them paid by the City of Gahanna, Ohio, a municipal corporation, the receipt of which is hereby acknowledged, do hereby grant and release to said City of Gahanna, Ohio, its successors and assigns, forever, an Easement over and through the following described real estate and shown on Exhibits "A and B" attached hereto and made a part hereof:

SEE ATTACHED EXHIBITS "A AND B"

The Easement is granted for the purpose of constructing, using and maintaining a Storm Sewer and appurtenant works in any part of said strip, including the right to clean, repair and care for said Storm Sewer, together with the right of access to said strip for said purpose.

TO HAVE AND TO HOLD said premises unto said Grantee, the City of Gahanna, Ohio, its successors and assigns, for the uses and purposes herein mentioned.

IN WITNESS WHEREOF, Brock Dietrich hereby covenants with the Grantee that they are the lawful owners of the above described real estate, that they are lawfully seized of the same in fee simple and have good, right and full power to make this grant, have hereunto set their hand this 14 day of September, 2012.

Signed

STATE OF OHIO )ss:  
COUNTY OF FRANKLIN )

BE IT REMEMBERED, That on this 19th day of September, 2012 before me, the subscriber, a Notary Public in and for the said State, personally came the above named Brock T Dietrich, who acknowledged the signing of this instrument to be their voluntary act and deed for the uses and purposes therein mentioned.

**EXHIBIT A**

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.



Brenda L. Wilson  
Notary Public, State of Ohio  
My Commission Expires 03-25-2015

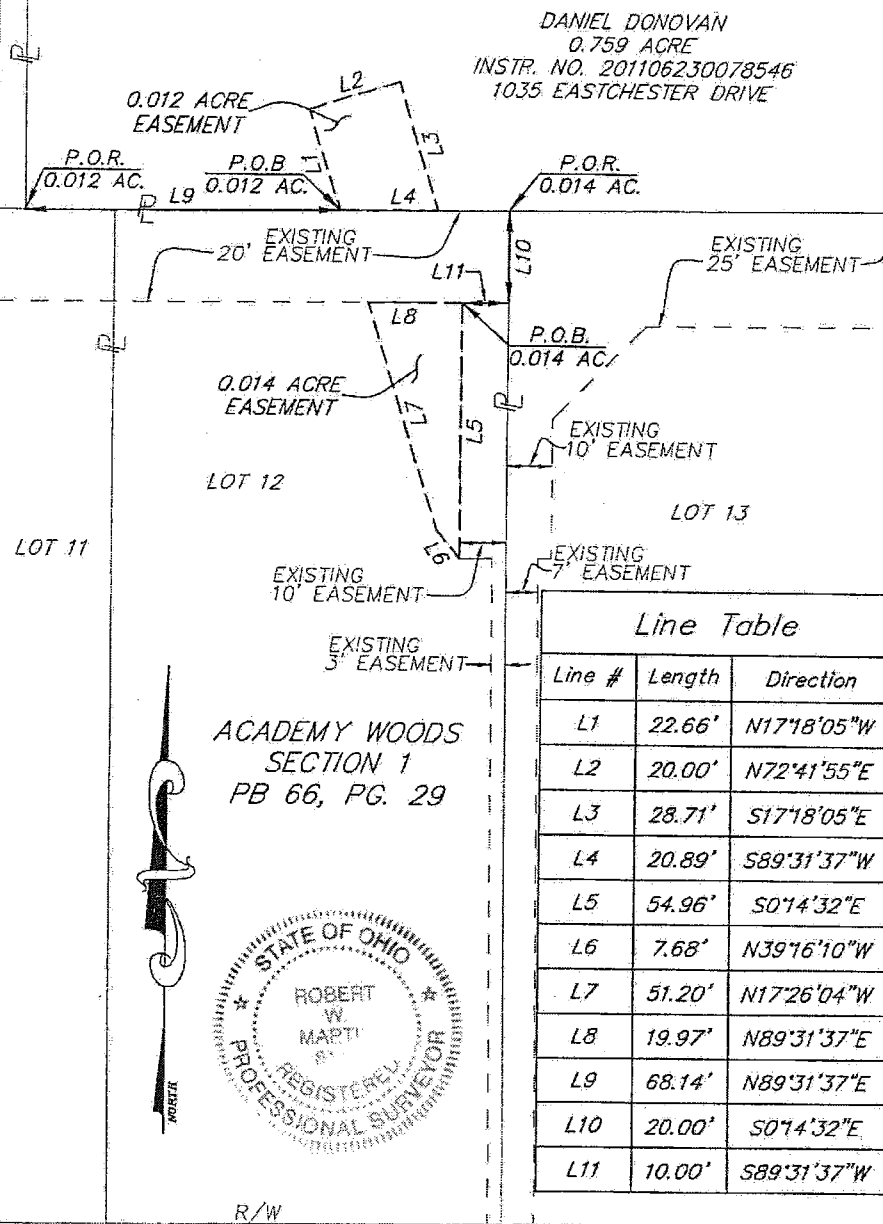
Brenda L. Wilson  
Notary Public

My Commission Expires 3/25/2015

This Instrument Prepared By:  
City of Gahanna

GAHANNA TITLE Box

FOR CITY OF GAHANNA PARCEL NO. 025-007787  
 LOT NO. 12 ADDRESS: 194 ACADEMY WOODS DR SUBDIVISION: ACADEMY WOODS SEC 1  
 CITY OF GAHANNA COUNTY OF FRANKLIN



Line Table		
Line #	Length	Direction
L1	22.66'	N17°18'05"W
L2	20.00'	N72°41'55"E
L3	28.71'	S17°18'05"E
L4	20.89'	S89°31'37"W
L5	54.96'	S0°14'32"E
L6	7.68'	N39°16'10"W
L7	51.20'	N17°26'04"W
L8	19.97'	N89°31'37"E
L9	68.14'	N89°31'37"E
L10	20.00'	S0°14'32"E
L11	10.00'	S89°31'37"W

ACADEMY WOODS DRIVE  
 (50')

Robert W. Martin 9-5-12  
 Robert W. Martin  
 Professional Surveyor No. 8114

REVISIONS	DATE	PREPARED BY:		
		TAT WATCON	LOT NO.	12
		CONSULTING ENGINEERS & SURVEYORS	DRAWN BY	RWM
		83 Shull Avenue	CHECKED BY	
		Gahanna, Ohio 43230	SCALE	1" = 30'
		Ph. (614) 414-7979	DATE	09/05/2012

21.194 ACADEMY WOODS DRIVE DING ACADEMY EASEMENT/DWG - D. XREES: - PLOTTED BY BD - September 05, 2012 - 12:06 PM

DESCRIPTION of a 0.014 acre Drainage Easement.

Situate in the City of Gahanna, County of Franklin, State of Ohio and being all out of Lot 12 of Academy Woods Section 1 of record in Plat Book 66, Page 29, conveyed to Brock T & Sara Dietrich of record in Instrument Number 200308210265012, all references to records being on file in the Office of the Recorder, Franklin County, Ohio, said 0.014 acre parcel being more fully described herein;

Beginning for reference at the northeast corner of said Lot 12;

Thence S 00°14'32" E with the east line of said lot 12, a distance of 20.00 feet, to a point

Thence S 89°31'37" W across said Lot 12, a distance of 10.00 feet to the True Point of Beginning;

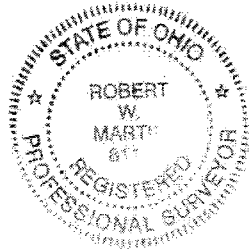
Thence S 00°14'32" E across said Lot 12, a distance of 54.96 feet, to a point,

Thence N 39°16'10" W across said Lot 12, a distance of 7.68 feet, to a point,

Thence N 17°26'04" W across said Lot 12, a distance of 51.20 feet, to a point,

Thence N 89°31'37" E across said Lot 12, a distance of 19.97 feet, to the True Point of Beginning containing 0.014 acres of land, subject to all easements and documents of record.

For the purpose of this description a bearing of S 89°31'37" W was held on the north line of Academy Woods Section 1 as shown on Plat Book 66, Page 29. This document was prepared from an actual field survey performed in August of 2012 by Robert Martin.



Robert W. Martin  
Robert W. Martin P.S. 8114

9-5-12  
Date