



**WE. STILSON**  
CONSULTING GROUP

Pride in the Details. Passion in our People.

355 E. Campus View Blvd.  
Suite 250  
Columbus, OH 43235  
phone 614.847.4670  
fax 614.847.1648  
email@stilsonconsulting.com

**DESCRIPTION FOR:** Mary D. Salls  
**LOCATION:** 441 Johnstown Road, Gahanna, Ohio 43230  
**REASON:** Proposed Sanitary Sewer Easement

Situate in the State of Ohio, County of Franklin, City of Gahanna, Quarter Township 4, Township 1, Range 17, United States Military Lands, and being part of a 0.729 acre tract of land in the name of Mary D. Salls, as described in Instrument Number 200608100157906, all records contained herein are on file at the Recorder's Office, Franklin County, Ohio:

*Beginning* at the northeasterly corner of said 0.729 acre tract, also being the northwesterly corner of a 0.362 acre tract of land in the name of Richard L. and Elizabeth A. Stoll, as described in Instrument Number 200410010229342, said point also being in the southerly right-of-way line of Johnstown Road (60-foot right-of-way);

Thence S 17°59'29" E, a distance of 10.41 feet, along the easterly line of said 0.729 acre tract, also being the westerly line of said 0.362 acre tract;

Thence S 55°54'02" W, a distance of 164.10 feet, through said 0.729 acre tract, to a point in the westerly line of said 0.729 acre tract, also being the easterly right-of-way line of Goshen Lane (50-foot right-of-way);

Thence N 04°27'32" E, a distance of 0.75 feet, along the westerly line of said 0.729 acre tract, also being the easterly right-of-way line of said Goshen Lane, to a point of curvature;

Thence northeasterly a distance of 22.45 feet continuing along the westerly line of said 0.729 acre tract, and the easterly right-of-way line of said Goshen Lane, being a curve to the right having a radius of 25.00' feet through a central angle of 51°26'30" in which a chord bears N 30°10'47" E, a distance of 21.70 feet to a point of tangency in the southerly right-of-way line of said Johnstown Road;

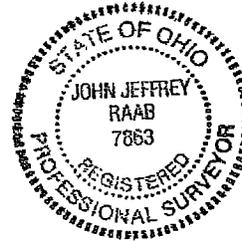
Thence N 55°54'02" E, a distance of 146.97 feet, along a northerly line of said 0.729 acre tract, and the southerly right-of-way line of said Johnstown Road to the *True Place of Beginning*, containing 0.037 acres more or less, located in Auditor's Parcel Number 025-001868.

Bearings are based on the Ohio State Plane Coordinate System, South Zone and North American Datum of 1983 (1986 Adjustment), as established from holding a bearing of S 85°52'48" E between monuments "FRANK 65" and "FRANK 165".

The above description was prepared for the West Gahanna Sanitary Sewer Improvements, by W.E. Stilson Consulting Group, LLC.

I hereby certify this description was prepared by using measurements taken from an actual field survey conducted under my direct supervision in September, 2007.

  
John Jeffrey Raab, P. E. 7863      7/21/09  
Date



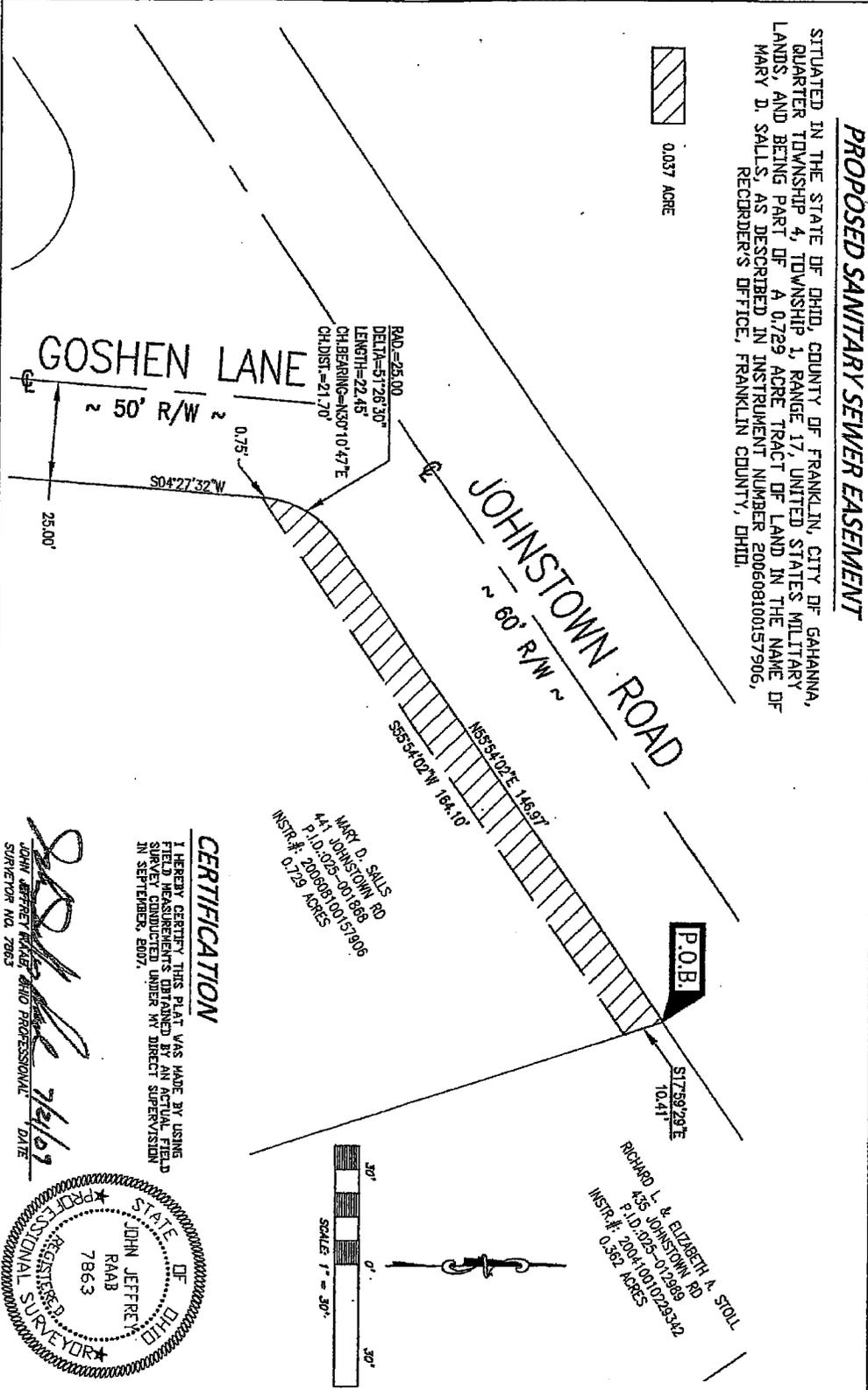
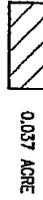
Prepared by: W.E. Stilson Consulting Group, LLC.  
Date: June 3, 2009  
Job No.: 08540.00

Salts (025-001866)

W.E. Stilson Consulting Group, LLC is not a successor to and has no relationship with Stilson and Associates, Inc.

**PROPOSED SANITARY SEWER EASEMENT**

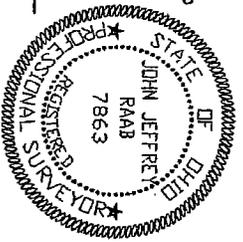
SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF GAHANNA, QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 17, UNITED STATES MILITARY LANDS, AND BEING PART OF A 0.729 ACRE TRACT OF LAND IN THE NAME OF MARY D. SALLS, AS DESCRIBED IN INSTRUMENT NUMBER 200608100157906, RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.



**CERTIFICATION**

I HEREBY CERTIFY THIS PLAT WAS MADE BY USING FIELD MEASUREMENTS OBTAINED BY AN ACTUAL FIELD SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN SEPTEMBER, 2007.

*John Jeffrey Raab*  
 JOHN JEFFREY RAAB, OHIO PROFESSIONAL SURVEYOR NO. 7863  
 DATE: 7/21/07



JOB # 08540.00
DRAWN BY: J.PAYNE
DATE: JUNE 8, 2009
APPROVED BY: J.R.

PROJECT:	WEST GAHANNA SANITARY SEWER
CLIENT:	CITY OF GAHANNA

**W.E. STILSON**  
CONSULTING GROUP

Pride in the Details. Passion in our People.

---

**THE GOOD FAITH OFFER**

The amount offered to you in good faith as just compensation for the acquisition of parcel 025-001868 - S, of the West Gahanna – Sanitary Sewer Improvements, Phase 1 project is:

Real Property To Be Acquired .....	\$ 4,515.00
Damages To Your Property Which Is Not Acquired.....	\$ 0.00
Temporary Construction Easement .....	\$ 0.00
Total Good Faith Offer .....	\$ 4,515.00 + 485 = <sup>\$</sup> 5000.00

Tenant-owned improvements, if any, are to be identified in this Good Faith Offer, and if there are any such improvements, the amount offered to you does not include compensation for these improvements. **For this acquisition, there are no tenant-owned improvements.**

While the City of Gahanna, Ohio may not provide legal advice, we will make all efforts to answer questions you have concerning this process and provide any copies of the law or our records that you may need to fully understand your rights, the project, and the process. If you have any questions concerning this matter, you may contact us at:

City of Gahanna, Ohio  
200 South Hamilton Road  
Gahanna, OH 43230

  
\_\_\_\_\_  
Ty Brown, Right of Way Specialist  
TranSystems Real Estate Consulting, Inc.  
(Representing the City of Gahanna, Ohio)