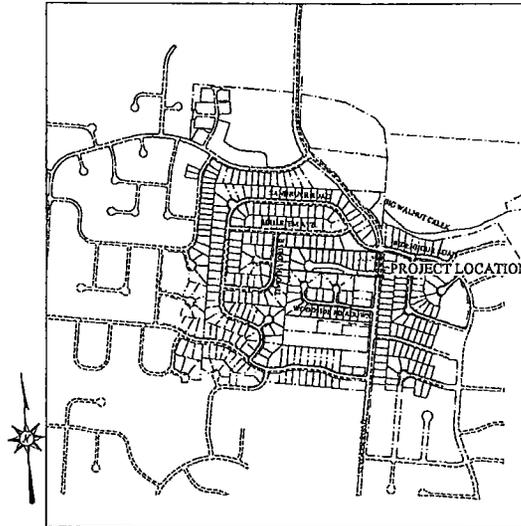


OAK GROVE OF GAHANNA

Quarter Township 1, Township 1 North, Range 17 West
 United States Military Survey
 Franklin County, Ohio
CITY OF GAHANNA, OHIO



LOCATION MAP

1"=800'
 OWNER: Buserve LLC

PRIOR DEED REFERENCE: Instrument Number 201311220194787, Franklin County Recorder's Office. (Parcel #025-004352-00 and 025-010309-00, Franklin County Auditor's Office)
 Easement and Right-of-way for Stygler Road - Official Record 8266318.

BASIS OF BEARING: The Basis of Bearing is S04°49'20"W along the Centerline of Stygler Road set using G.P.S. survey data corrected using National Geodetic Survey, National Spatial Reference System translated to State Plane Coordinates 3402 OHIO SOUTH (NAD83).

SURVEYOR: Casey Elliott, PS 7759, State of Ohio
 212 West High Street
 London, Ohio 43140
 (740)852-1300

NOTES:

A. No vehicular access to Evelyn Drive will be permitted until the public Right-of-Way is extended by deed or by plat.

Reserve "A" shall be owned and maintained by the Oak Grove of Gahanna Homeowner's Association.

The Plot of *Oak Grove of Gahanna* is contained in two existing properties:
 Parcel Number 025-004352 0.726 acres (0.75 acres by deed)
 Parcel Number 025-010309 3.859 acres (3.81 acres by deed)
TOTAL AREA 4.585 acres (4.56 acres by deed)

The Plot of *Oak Grove of Gahanna* consists of the following:
 Area in thirteen Lots 3.187 acres 138,810.6 SF
 Area in Reserve "A" 0.273 acres 11,895.0 SF
 Area in two Rights-of-Way 1.125 acres 49,020.5 SF
TOTAL AREA 4.585 acres 199,726.9 SF

Located in Quarter Township 1, Township 1 North, Range 17 West, United States Military Survey, City of Gahanna, Franklin County, Ohio, on the west side of Stygler Road and south of Sandburg Road, containing 4.585 acres of land conveyed by Edward L. Minihinnick to Buserve LLC, an Ohio Limited Liability Company, in Instrument Number 201311220194787 (Recorder's Office, Franklin County, Ohio).

The undersigned, *Buserve LLC*, an Ohio Limited Liability Company, owner of the lands platted, represented by Edward L. Minihinnick, President and majority shareholder, does hereby certify that this plat correctly represents the "Oak Grove of Gahanna Subdivision", a subdivision containing 13 Lots numbered 1 through 13 and an area designated *Reserve A*, does hereby accept this plat and dedicate to the public use such parts of Stygler Road and Evelyn Lane as shown hereon and not previously dedicated.

Easements shown are reserved, where indicated on the plat, for the construction, operation and maintenance of all public and quasi-public utilities above and beneath the ground; where necessary, for the construction, operation and maintenance of service connections in all adjacent lots and lands; and for storm water drainage and storage.

In Witness Whereof, Edward L. Minihinnick, President and Owner of Buserve, LLC, has hereunto set his hand on the _____ day of _____, 2014.

By: _____
 Edward L. Minihinnick, President

Signed and Acknowledged in the Presence of:

Witness _____
 Witness _____

STATE OF OHIO ss:

Before me, a Notary Public, in and for the State of Ohio, personally appeared Edward L. Minihinnick, as President of Buserve, LLC, who acknowledged the signing of the foregoing instrument to be their voluntary act and deed and the voluntary act and deed of said Buserve LLC for the uses and purposes expressed therein.

In Witness thereof, I have set my hand and affixed my official seal on the _____ day of _____, 2014.

My Commission expires: _____
 Notary Public _____
 State of Ohio _____
 S.C.A.

APPROVALS

Gahanna, Ohio
 Approved on the _____ of _____, 2014
 City Engineer _____
 Gahanna, Ohio

Approved on the _____ of _____, 2014
 Chairman, Planning Commission _____
 Gahanna, Ohio

Approved and accepted on the _____ day of _____, 2014, by Ordinance _____ wherein all of Evelyn Drive and Stygler Road shown dedicated hereon are accepted as such by the Council for the City of Gahanna, Ohio.

Approval of this Plat shall become null and void if not recorded prior to _____, 2015.

Mayor _____
 Gahanna, Ohio

Clerk _____
 Gahanna, Ohio

Franklin County, Ohio
 Accepted for Platting: _____, 2014

Auditor _____
 Franklin County, Ohio

Filed for Record: _____, 2014

Deputy Auditor _____
 Franklin County, Ohio

Recorded: _____, 2014

Recorder _____
 Franklin County, Ohio

Plat Book _____, Page _____

Deputy Recorder _____
 Franklin County, Ohio

Monuments shown on the plat marking the internal lot corners will be set after building construction and final grading is complete.

CERTIFICATION: I certify that this plat and the description developed from it meets the MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO, as described in Chapter 4733-37 of the Ohio Administrative Code. This plat was developed from an actual field survey performed in September 2013 and March 2014.

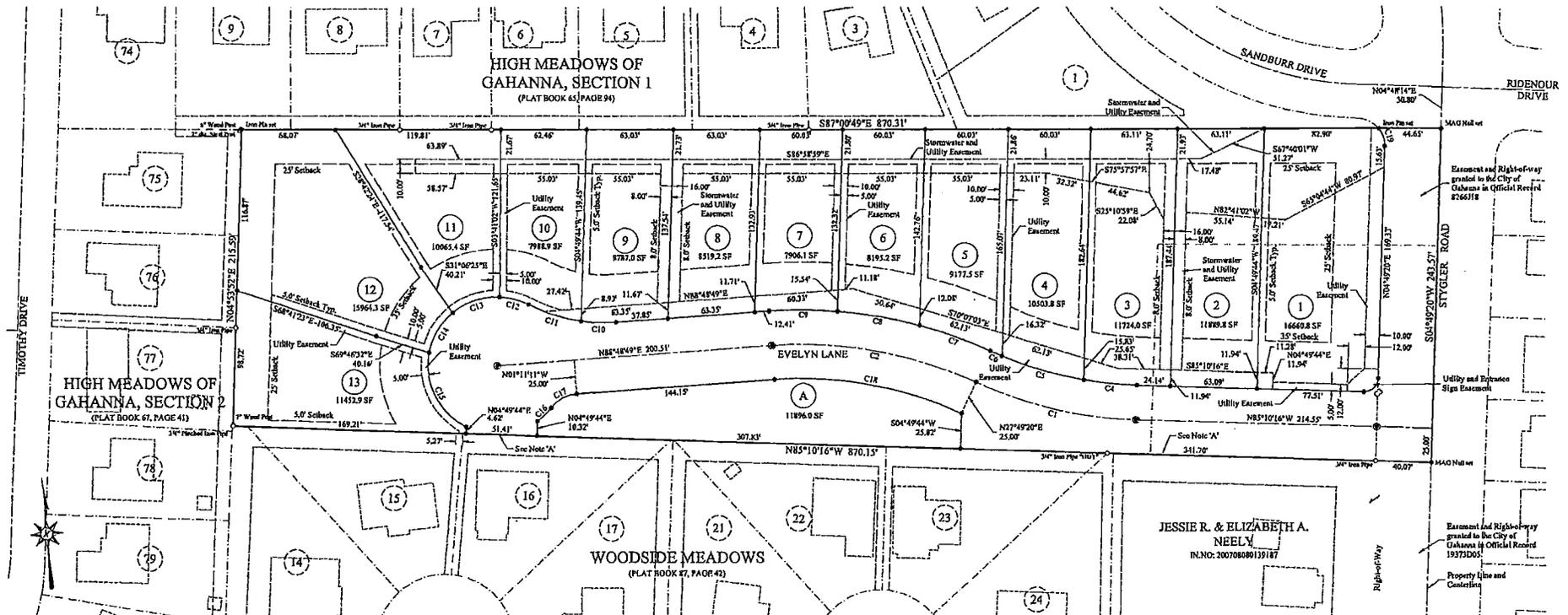
 Casey C. Elliott, PS 7759, State of Ohio

June 19, 2014



OAK GROVE OF GAHANNA

Quarter Township 1, Township 1 North, Range 17 West
United States Military Survey
CITY OF GAHANNA, OHIO



CURVE DATA TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	DEGREE OF CURVE
C1	300.00'	120.39'	119.19'	S73°40'28"E	22°59'35"	19°33'55"
C2	300.00'	131.89'	130.27'	S76°40'53"E	29°00'31"	19°03'55"
C3	18.00'	14.11'	14.11'	S49°49'23"E	9°57'28"	11°33'28"
C4	275.00'	39.07'	39.04'	S81°06'04"E	8°08'24"	20°56'03"
C5	233.00'	62.14'	62.01'	S70°33'28"E	12°56'47"	20°56'03"
C6	275.00'	9.15'	9.15'	S63°07'32"E	1°14'24"	20°56'03"
C7	325.00'	54.30'	54.23'	N64°37'50"W	9°41'09"	17°33'46"
C8	325.00'	69.69'	69.66'	N77°03'38"W	10°41'13"	17°33'46"
C9	325.00'	49.56'	49.51'	N66°49'03"W	8°44'11"	17°33'46"
C10	120.00'	23.46'	23.36'	S85°07'11"E	12°07'45"	47°44'47"
C11	120.00'	40.50'	40.31'	S69°23'16"E	19°20'16"	47°44'47"
C12	50.00'	21.89'	21.79'	N72°11'11"W	25°08'04"	11°43'33"
C13	50.00'	36.81'	35.93'	S74°03'30"W	42°10'33"	11°43'33"
C14	50.00'	34.10'	33.44'	S33°26'04"W	39°04'20"	11°43'33"
C15	50.00'	44.80'	44.36'	S21°13'48"E	7°15'20"	11°43'33"
C16	50.00'	14.30'	14.23'	N44°09'09"E	16°21'17"	11°43'33"
C17	36.00'	21.72'	21.09'	S64°33'07"W	47°11'34"	22°02'20"
C18	275.00'	139.23'	137.32'	N76°40'53"E	29°00'31"	20°56'03"
C19	20.00'	13.90'	13.62'	N13°03'03"W	39°48'47"	286°22'44"

SCALE IN FEET

LEGEND

- Monument found
- Monument set
- ⊙ Control Monument set

Monuments found are described.
Iron pins set are 5/8" diameter rebar with plastic ID caps labeled ELLIOTT PS7159.
Control Monuments are 1" diameter steel pins with ID caps labeled ELLIOTT PS7159.

- Lot Number 10
- Reserve Number A
- Existing Lot Number 6



Monuments shown on the plat marking the internal lot corners will be set after building construction and final grading is complete. Control monuments will be set prior to paving.

Casey Elliott
Casey C. Elliott, PS 7759, State of Ohio

June 19, 2014