



W.E. STILSON
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Pride in the Details. Passion in our People.

DESCRIPTION FOR: Shawn R. Evans
LOCATION: 388 Sandra Court, Gahanna, Ohio 43230
REASON: Proposed Sanitary Sewer Easement

Situate in the State of Ohio, County of Franklin, City of Gahanna, and being part of Lot 7 of Zubrod Heights Subdivision, Plat book 27, Page 25B, in the name of Shawn R. Evans, as described in Instrument Number 199808270217992, all records contained herein are on file at the Recorder's Office, Franklin County, Ohio:

Beginning, for a point of reference, at the southeasterly corner of Lot 7, also being the southwesterly corner of Lot 8, said point being in the northerly right-of-way line of Sandra Court (50-foot right-of-way);

Thence N 85°45'28" W, a distance of 16.06 feet, along the southerly line of said Lot 7, also being the northerly right-of-way line of said Sandra Court to the *True Place of Beginning* of the herein described sanitary sewer easement;

Thence N85°45'28" W, a distance of 34.13 feet, continuing along the southerly line of said Lot 7, and the northerly right-of-way line of said Sandra Court to a point of curvature;

Thence northwesterly a distance of 124.32 feet continuing along the said southerly line of Lot 7, and the northerly right-of-way line of said Sandra Court, being a curve to the right having a radius of 175.00² feet through a central angle of 40°42'12" in which a chord bears N 65°24'22" W, a distance of 121.72 feet to a point;

Thence S 69°49'18" E, a distance of 154.18 feet, through said Lot 7 to the *True Place of Beginning*, containing 0.037 acres more or less, located in Auditor's Parcel Number 025-001857.

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.S. 7863
Date 7/21/09



Prepared by: W.E. Stilson Consulting Group, LLC.
Date: June 3, 2009
Job No.: 08540.00
Evans (025-001857)

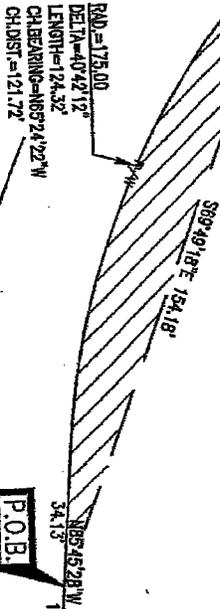
W.E. Stilson Consulting Group, LLC is not a successor to and has no relationship with Stilson and Associates, Inc.

PROPOSED SANITARY SEWER EASEMENT

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF GAHANNA, BEING PART OF LOT 7 OF ZUBROD HEIGHTS SUBDIVISION, PLAT BOOK 27, PAGE 25B, IN THE NAME OF SHAWN R. EVANS, AS DESCRIBED IN INSTRUMENT NUMBER 199808270217992, RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

0.037 ACRE

LOT 7
 SHAWN R. EVANS
 388 SANDRA CT.
 P.L.D.: 025-001857
 INSTR.#: 199808270217992



5' EASEMENT
 5' EASEMENT

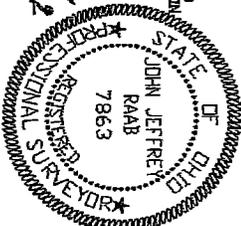
SANDRA COURT
 ~ 50' R/W ~



CERTIFICATION

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

John Jeffrey RAAB
 JOHN JEFFREY RAAB
 REGISTERED PROFESSIONAL SURVEYOR
 SURVEYOR NO. 7863



JOB # 0854000
 DRAWN BY: JPAYNE
 DATE: JUNE 8, 2009
 APPROVED BY: JJK

PROJECT: WEST GAHANNA SANITARY SEWER
 CLIENT: CITY OF GAHANNA



THE GOOD FAITH OFFER

The amount offered to you in good faith as just compensation for the acquisition of parcel 025-001852 - S, of the West Gahanna – Sanitary Sewer Improvements, Phase 1 project is:

Real Property To Be Acquired	\$ 4,415.00
Damages To Your Property Which Is Not Acquired.....	\$ 0.00
Temporary Construction Easement	\$ 0.00
Total Good Faith Offer	\$ 4,415.00 + 250 = \$ 4665.00

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)