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| Ver. Date | 6/2/23 |  | PID | | | 105889 |
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| **PARCEL** | | | | **2-WL** | **1** | |
| **LUC-23-11.75** | | | | | | |

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| --- |
| **ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE**  **IN THE FOLLOWING DESCRIBED PROPERTY**  **INCLUDING LIMITATION OF ACCESS** |
|  |
| Grantor/Owner, his heirs, executors, administrators, successors and assigns forever, are hereby divested of any and all abutter’s rights, including access rights in, over and to the within described real estate, including such rights with respect to any highway facility constructed thereon (as used herein, the expression “Grantor/Owner” includes the plural, and words in the masculine include the feminine or neuter). |
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| **[Surveyor’s description of the premises follows]** |
|  |

Situated in the State of Ohio, County of Lucas, City of Sylvania, being part of Section 10, Township 9 South, Range 6 East, being part of lands described in the deed to BARNEY'S REAL ESTATE INVESTMENT, LLC, AN OHIO LIMITED LIABILITY COMPANY (Grantor) as of the date of this survey as recorded in O.R. 20160229-0007876 on file in the Lucas County Recorder’s Office and laying on the right side of the centerline of right-of-way of Monroe Street (State Route 51) as shown on the LUC-23-11.75 right-of-way plans prepared by Arcadis U.S., Inc for and on file with the Ohio Department of Transportation District 2, and more fully described as follows:

**Commencing** at the intersection of the centerlines of right-of-way of Monroe Street (State Route 51) with Glasgow Road being Station 693+64.81 where a 1 inch diameter steel rod found in a monument box North 0° 30’ 06” West, a distance of 0.80 feet and being referenced North 87° 59’ 01” West, a distance of 1137.50 feet by a 1 inch diameter steel rod found in a monument box on the centerline of right-of-way of said Monroe Street Station 682+27.31;

Thence North 87° 59’ 01” West, along said centerline of Monroe Street, a distance of 278.60 feet to the Grantor’s northeasterly corner being the intersection with the limited access right-of-way line of said Monroe Street Station 690+86.22;

Thence South 05° 35’ 52” East, along said limited access line and along the Grantor’s easterly line, a distance of 251.91 feet being 249.69 feet right of Station 691+19.60 being the **Point of Beginning;**

1. Thence South 05° 35' 52" East, continuing along said limited access line and along the Grantor’s easterly line, a distance of 40.51 feet being 289.84 feet right of Station 691+24.96;
2. Thence South 02° 01' 07" West, continuing along said limited access line and continuing along the Grantor’s easterly line, a distance of 64.76 feet being 354.60 feet right of Station 691+24.96 where a capped rebar set;
3. Thence North 10° 08' 44" West, leaving said limited access line and leaving the Grantor’s easterly line and through the Grantor, a distance of 70.78 feet to a capped rebar set 285.41 feet right of Station 691+10.05;
4. Thence North 16° 58' 51" East, continuing through the Grantor, a distance of 36.97 feet to the **Point of Beginning**;

The above-described parcel contains 0.018 acres (770 square feet, including 0.000 acres within the present road occupied) resulting in a net take of 0.018 acres within Parcel Number 8203385 and subject to all legal highways and easements of record;

This description was prepared by Arcadis, U.S., Inc. under the supervision of Robert G. Hoy, Ohio Professional Surveyor No. 8142, and is based on a field survey performed by Garcia Surveyors in July 2021.

Bearings in this description are on the Ohio State Plane Coordinate System, NAD83(2011), North Zone, Grid North, U.S. Survey Feet.

The stations are from the centerline of right-of-way of Monroe Street (State Route 51) as shown on said right-of-way plans unless noted otherwise.

Capped rebar set is a 3/4 inch diameter rebar set with an aluminum cap stamped: ODOT RW ARCADIS US INC

Arcadis U.S., Inc.

Robert G. Hoy, Ohio Professional Surveyor No. 8142