

ORDINANCE NO. C-02-05

AN ORDINANCE TO ACCEPT THE ANNEXATION OF 17.0± ACRES  
LOCATED NORTH OF HOLTON ROAD AND WEST OF BUCKEYE  
PARKWAY IN JACKSON TOWNSHIP TO THE CITY OF GROVE CITY

WHEREAS, a petition for the annexation of 17.0± acres, more or less, in Jackson Township was duly filed by The Ohio Masonic Home; and

WHEREAS, said petition was considered by the Board of County Commissioners of Franklin County, Ohio on October 19, 2004; and

WHEREAS, the Board of County Commissioners certified the transcript of the proceeding in connection with the said annexation with the map and petition required in connection therewith to the City Clerk who received the same on October 28, 2004.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT

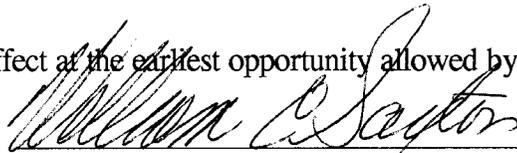
SECTION 1. The proposed annexation, as applied for in the petition of The Ohio Masonic Home, being the owner(s) of the territory sought to be annexed and filed with the Board of County Commissioners of Franklin County, Ohio on September 10, 2004 and which said petition was approved for annexation to the City of Grove City by the County Commissioners on October 28, 2004, be and the same is hereby accepted.

*Said territory is described as follows: Situated in the State of Ohio, County of Franklin, Township of Jackson and being part of Virginia Military Survey No. 6840. A copy of the legal description of the property being annexed is attached hereto as "Exhibit A" and made a part hereof as if fully written herein.*

SECTION 2. The zoning on this annexation shall be SF-1, Single Family Residential, and shall be placed in Ward 3. A map is attached as "Exhibit B" and made a part hereof.

SECTION 3. The City Clerk be and she is hereby authorized and directed to make three copies of the ordinance to each of which will be attached a copy of the map showing this annexation, a copy of the original petition, a copy of the transcript of proceedings of the Board of County Commissioners relating thereto, a certificate as to the correctness thereof. The clerk shall then forthwith deliver one copy to the County Auditor, one copy to the County Recorder, and one copy to the Secretary of State and such other things as may be required by law.

SECTION 4. This ordinance shall take effect at the earliest opportunity allowed by law.



William E. Saxton, President of Council

Passed: 1-18-05  
Effective: 2-18-05



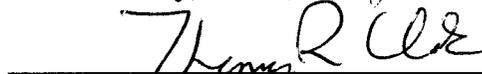
Cheryl L. Grossman, Mayor

Attest:



Tami K. Kelly, MMC, Clerk of Council

I Certify that this ordinance is correct as to form.



Thomas Clark, Director of Law

C-02-05  
EXHIBIT "A"

**ANNEXATION DESCRIPTION  
17.0 ACRES**

**FROM: Township of Jackson**

**TO: City of Grove City**

Situated in the State of Ohio, County of Franklin, Township of Jackson, lying in Virginia Military Survey Number 6840, and being all of that 15.468 acre tract of land as conveyed to The Ohio Masonic Home by deed of records in Instrument Number 200401270018375, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and more particularly bounded and described as follows:

Beginning at a point in the northerly right of way line of Holton Road, in the line common to a 28.331 acre tract of land conveyed to B.J. and Joanne W. Roach by deed of record in Deed Book 3420, Page 38 and Official Record 6203J20, being the southwesterly corner of said 15.468 acre tract, and being the existing City of Grove City Corporation Line by Ordinance Number C-79-03, of record in Instrument Number 200312240402634

thence northerly with the easterly line of said 28.331 acre tract, and a portion of the easterly line of that tract conveyed to M/I Homes of Central Ohio, LLC by deed of record in Instrument Number 200405260121582 and being said existing City of Grove City Corporation Line Ordinance No. C-79-03, a distance of approximately 2165 feet to a point at the northwesterly corner of said 15.468 acre tract and the southwesterly corner of that 38.984 acre tract of land as conveyed to M/I Schottenstein Home, Inc. by deed of record in Instrument Number 200101160010019 and existing City of Grove City Corporation line by Ordinance No. C-46-03, of record in Instrument Number 200307250230508;

thence easterly, with said existing City of Grove City Corporation Line Ordinance No. C-46-03 and the southerly line of said 38.984 acre tract, a distance of approximately 806 feet to a point and being the northeasterly corner of said 15.468 acre tract and northwesterly corner of that 7.768 acre tract of land conveyed to M/I Homes of Central Ohio LLC by deed of record in Instrument Number 200310220339432;

thence southerly, continuing with said City of Grove City Corporation Line and the westerly line of said 7.768 acre tract, a distance of approximately 800 feet to a point, in the southeasterly corner of said 15.648 acre tract and the northeasterly corner of that 6.25 acre tract of land as conveyed to Jon C. and Karla Roach by deed of record in Instrument Number 200212240330673;

thence westerly, with the southerly line of said 15.468 acre tract and a portion of said existing City of Grove City Corporation line, a distance of approximately 785 feet to a point being a southwesterly corner of said 15.468 and the northwesterly corner of that 6.25 acre tract of land as conveyed to Medrith R. Williams, Trustee by deed of record in Official Record 31894G05;

**ANNEXATION DESCRIPTION**

**17.0 ACRES**

**-Page 2-**

thence southerly, with the westerly line of said 6.25 acre tract, a distance of approximately 1359 feet to a point in the northerly right-of-way line of said Holton Road;

thence easterly with said northerly right-of-way line of Holton Road, a distance of approximately 595 feet to a point in the existing City of Grove City Corporation line by Ordinance Number C-46-03, of record in Instrument Number 200307250230508;

thence southerly with said existing City of Grove City Corporation line, a distance of approximately 58 feet to a point in the southerly right-of-way of said Holton Road;

thence westerly, with said southerly right-of-way line of Holton Road and a portion of the existing City of Grove City Corporation line by Ordinance Number C-70-75 of record in Official Record 165, Page 584, a distance of approximately 1152 feet to a point;

thence northerly, across said Holton Road, a distance of approximately 58 feet to a point in the existing City of Grove City Corporation line by Ordinance Number C-79-03, of record in Instrument Number 200312240402634, also being the northerly right-of-way line of said Holton Road;

thence easterly, with said northerly right-of-way line and a portion of the existing city of Grove City Corporation line by Ordinance Number C-79-03, a distance of approximately 534 feet to the Point of Beginning, and containing approximately 17.0 acres of land, more or less.

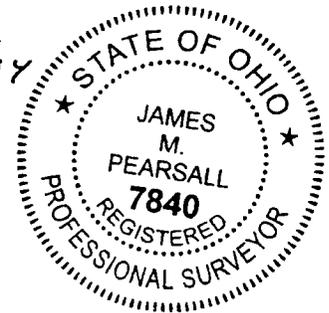
This description is from record information only, and is not to be used for deed transfer.

EVANS, MECHWART, HAMBLETON AND TILTON, INC.

*James M. Pearsall*

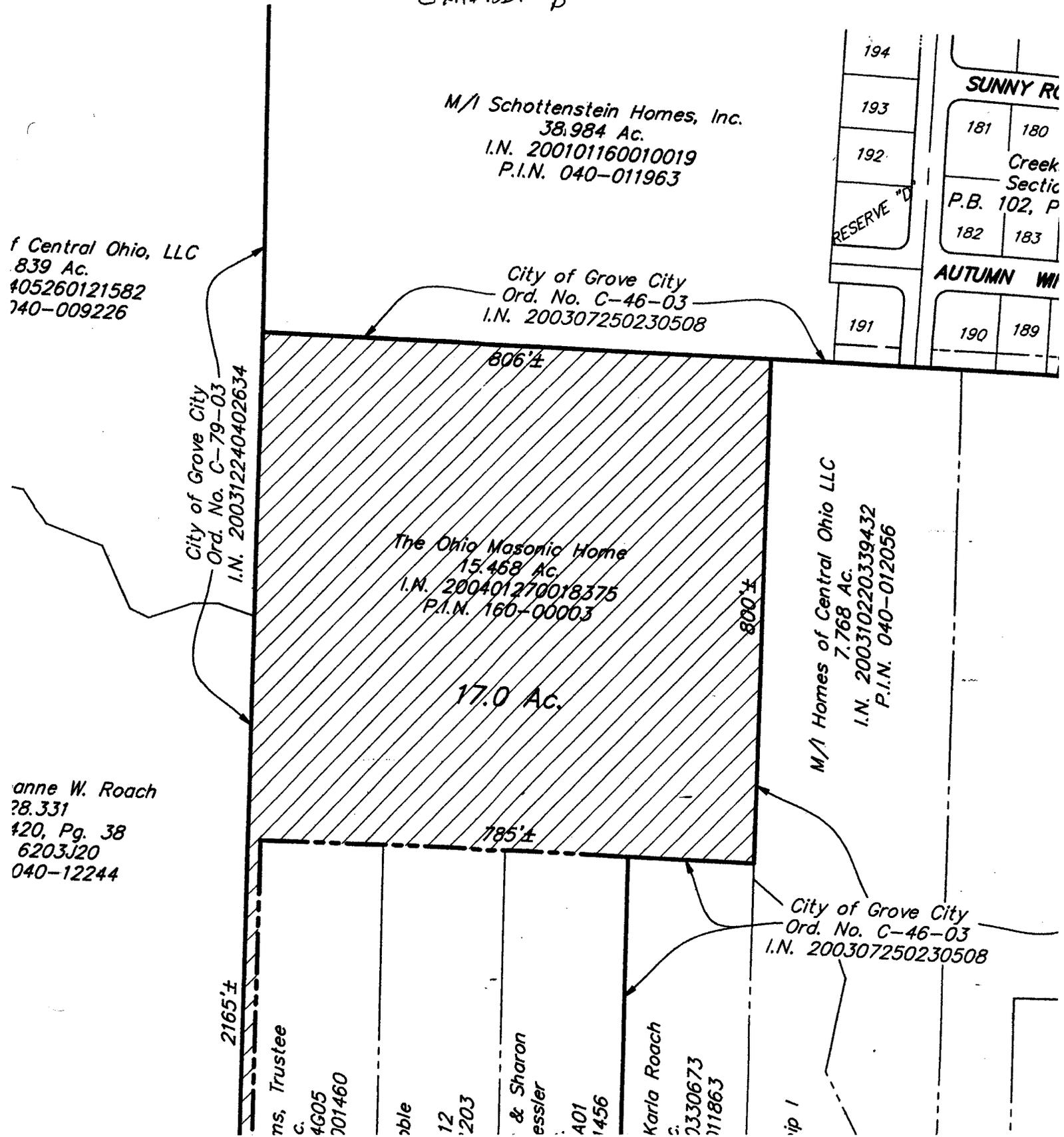
8/17/04

James M. Pearsall  
Registered Surveyor No. 7840

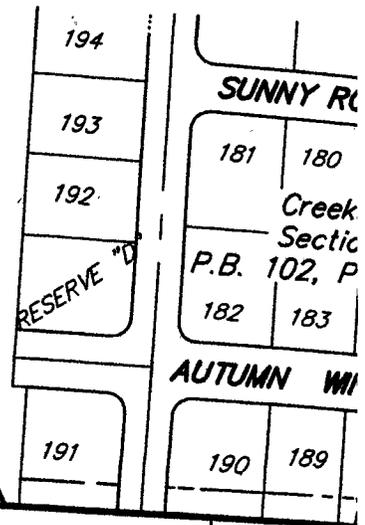


# 17.0 AC. PLAT OF ANNEXATION VIRGINIA MILITARY SURVEY NO. 6840 TOWNSHIP OF JACKSON, FRANKLIN COUNTY, OHIO

C-02-05  
EXHIBIT "B"



M/I Schottenstein Homes, Inc.  
38,984 Ac.  
I.N. 200101160010019  
P.I.N. 040-011963



City of Grove City  
Ord. No. C-46-03  
I.N. 200307250230508

City of Grove City  
Ord. No. C-79-03  
I.N. 200312240402634

The Ohio Masonic Home  
15.468 Ac.  
I.N. 200401270018375  
P.I.N. 160-00003

17.0 Ac.

M/I Homes of Central Ohio LLC  
7,768 Ac.  
I.N. 200310220339432  
P.I.N. 040-012056

City of Grove City  
Ord. No. C-46-03  
I.N. 200307250230508

f Central Ohio, LLC  
839 Ac.  
405260121582  
740-009226

anne W. Roach  
28,331  
420, Pg. 38  
6203J20  
040-12244

2165'±

806'±

800'±

785'±

ms. Trustee  
c.  
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& Sharon  
essler  
A01  
1456

Karla Roach  
c.  
2330673  
111863

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