

Description for: 3CDC – 0.1341 Acre Vacation
Location: Findlay Recreation, City of Cincinnati

Situated in Section 13, Town 3, Fractional Range 2, Millcreek Township, City of Cincinnati, Hamilton County, Ohio and being more particularly described as follows:

COMMENCING at a set iron pin at the intersection of the south line of Findlay Street and the west line of Republic Street;

Thence along the west line of said Republic Street, South 09°40'02" East, 64.35 feet to a set cross notch and the **POINT OF BEGINNING**;

Thence North 80°00'47" East, 30.00 feet to a set cross in the east line of said Republic Street, said point also being the southwest corner of a tract conveyed KC Speed Investments LLC in Official Record 14424, Page 1531 of the Hamilton County Recorder's Office;

Thence along the east line of said Republic Street, South 09°40'02" East, 194.73 feet to a set iron pin in the west line of Hamilton County Auditor's parcel 094-0008-0345 conveyed to City of Cincinnati in Official Record 7041, Page 2282;

Thence South 80°15'45" West, 30.00 feet to a set iron pin in the west line of aforementioned Republic Street, said point also being in the east line of Hamilton County Auditor's parcel 094-0008-0330 conveyed to City of Cincinnati in Deed Book 3884, Page 238;

Thence along the west line of said Republic Street, North 09°40'02" West, 194.60 feet to the **POINT OF BEGINNING**.

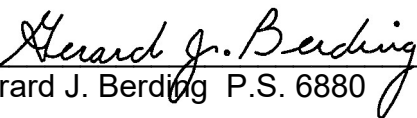
CONTAINING 0.1341 ACRES. Together with and subject to all easements of record.

Being part of the right of way of Republic Street.



Bearings are based on State Plane Coordinate System Ohio South Zone (NAD83).
All iron pins set are 5/8" x 30" rebar with cap stamped "G.J. Berding Surveying, Inc."

Prepared by G.J. BERDING SURVEYING, INC. on March 10, 2025. Based on a
vacation plat prepared by G.J. BERDING SURVEYING, INC. on January 10, 2025, last
revised on March 10, 2025.


Gerard J. Berding P.S. 6880

03/10/2025
Date

