



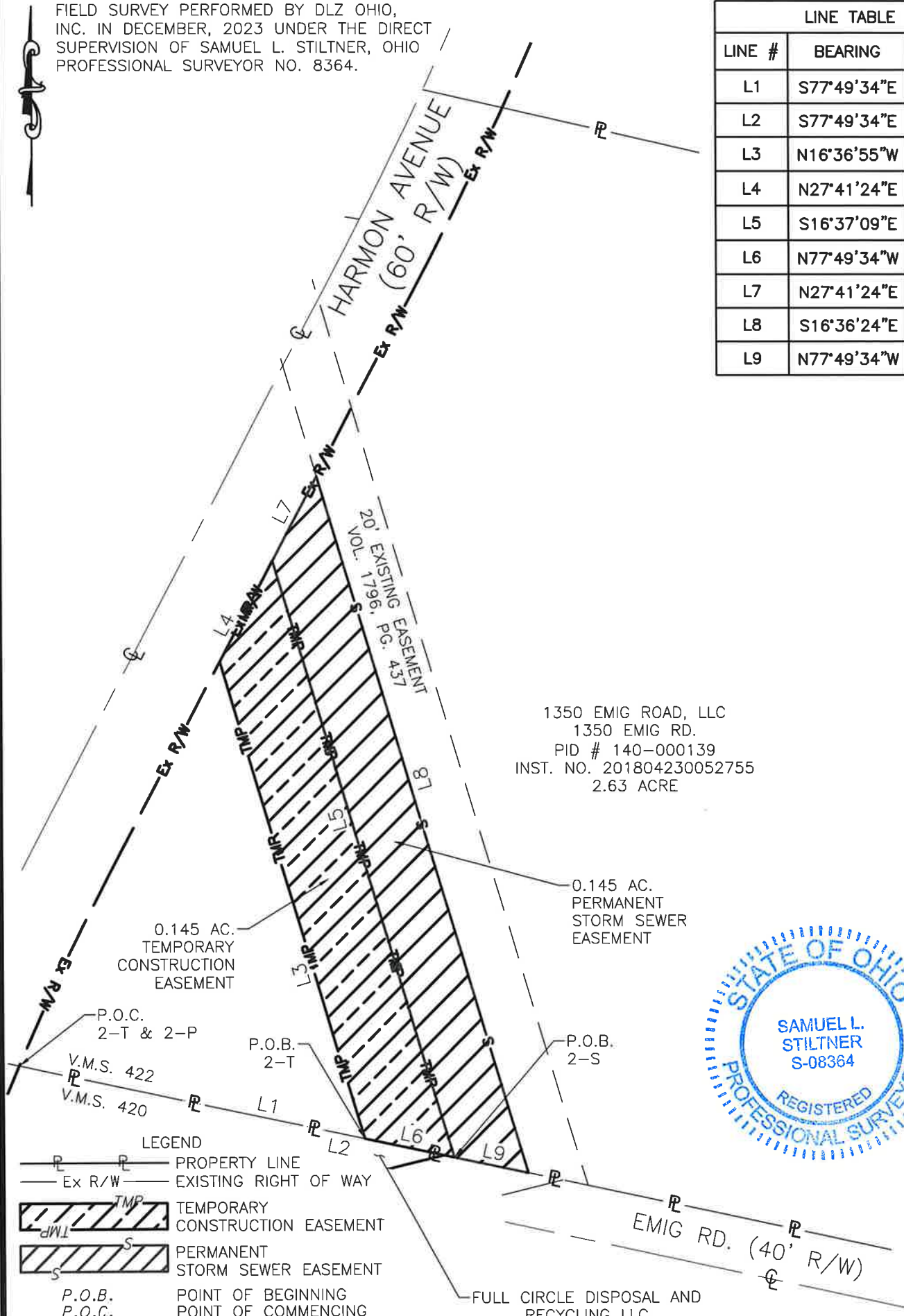
DLZ

6121 Huntley Road - Columbus, Ohio 43229-1003
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FRANKLINTON MAIN
SEWER REHABILITATION
STATE OF OHIO, FRANKLIN COUNTY,
CITY OF COLUMBUS,
VIRGINIA MILITARY SURVEY NO. 422
0.145 ACRE PERM. STORM SEWER ESMT.
0.145 ACRE TEMP. CONST. ESMT.

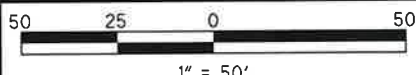
THIS EASEMENT EXHIBIT IS BASED ON A
FIELD SURVEY PERFORMED BY DLZ OHIO,
INC. IN DECEMBER, 2023 UNDER THE DIRECT
SUPERVISION OF SAMUEL L. STILTNER, OHIO
PROFESSIONAL SURVEYOR NO. 8364.

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S77°49'34"E	132.38'
L2	S77°49'34"E	166.63'
L3	N16°36'55"W	186.74'
L4	N27°41'24"E	42.95'
L5	S16°37'09"E	233.97'
L6	N77°49'34"W	34.25'
L7	N27°41'24"E	35.79'
L8	S16°36'24"E	273.29'
L9	N77°49'34"W	28.46'



- LEGEND
- P — PROPERTY LINE
 - Ex R/W — EXISTING RIGHT OF WAY
 - TEMPORARY CONSTRUCTION EASEMENT
 - PERMANENT STORM SEWER EASEMENT
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCING

BASIS FOR BEARINGS:
THE BEARINGS SHOWN HEREON ARE BASED UPON
THE OHIO STATE PLANE COORDINATE SYSTEM,
SOUTH ZONE, NAD 83(2011), USING THE OHIO
DEPARTMENT OF TRANSPORTATION'S VIRTUAL
REFERENCE SYSTEM.



Samuel L. Stiltner
SAMUEL L. STILTNER, OHIO PROFESSIONAL SURVEYOR 8364

PID # 140-000170
INST. NO. 202409050090741
0.44 OF AN ACRE
PARCEL 2

PARCEL 2

DRAWN BY:
DDC
REVIEWED BY:
SLS

DATE:

01/15/2025

Description of a 0.145 Acre Temporary Construction Easement
Parcel 2-T

Situated in the State of Ohio, County of Franklin, the City of Columbus, and lying in Virginia Military Survey 422, and being a variable width Temporary Construction Easement lying on, over and across that 2.63 acre tract, as conveyed to 1350 Emig Road, LLC, by deed of record in Instrument Number 201804230052755 (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and more particularly described as follows:

COMMENCING at a point on the southerly line of said 2.63 acre tract, the northerly line of that 0.44 acre tract as conveyed to Full Circle Disposal and Recycling LLC, by deed of record in Instrument Number 202409050090741, Parcel 2, and also being on the southerly line of Virginia Military Survey 422, the northerly line of Virginia Military Survey 420, and on the easterly right of way line of Harmon Avenue (60 feet wide);

Thence South 77° 49' 34" East a distance of 132.38 feet, coincident with the line common to said 2.63 acre tract, 0.44 acre tract, and Virginia Military Surveys 420 and 422, to the **TRUE POINT OF BEGINNING** for the temporary construction easement herein described:

Thence North 16° 36' 55" West a distance of 186.74 feet, across and through said 2.63 acre tract, to a point on the easterly right of way line of said Harmon Avenue;

Thence North 27° 41' 24" East a distance of 42.95 feet, coincident with said easterly right of way line of said Harmon Avenue, to a point;

Thence South 16° 37' 09" East a distance of 233.97 feet, across and through said 2.63 acre tract, to a point on the line common to said 2.63 acre tract and Virginia Military Surveys 420 and 422;

Thence North 77° 49' 34" West a distance of 34.25 feet, coincident with the line common to said 2.63 acre tract, 0.44 acre tract and Virginia Military Surveys 420 and 422, to the **TRUE POINT OF BEGINNING**, containing 0.145 acre, more or less, subject to all easements, restrictions, and right-of-way of record.

This description is based on a field survey performed by DLZ Ohio, Inc. in December 2023 under the direct supervision of Samuel L. Stiltner, Ohio Professional Surveyor No. 8364.

The bearings shown hereon are based upon the Ohio State Plane Coordinate System, South Zone, NAD 83(2011), using the Ohio Department of Transportation's Virtual Reference System.

DLZ Ohio



Samuel L. Stiltner
Professional Surveyor No. 8364

01/13/2025
Date



PntNo	Bearing	Distance	Northing	Easting	Description
PP			704274.55	1824247.33	
	N 16°36'55" W	186.74			
PP			704453.49	1824193.94	
	N 27°41'24" E	42.95			
PP			704491.52	1824213.90	
	S 16°37'09" E	233.97			
PP			704267.33	1824280.81	
	N 77°49'34" W	34.25			
PP			704274.55	1824247.33	
Closure Error Distance> 0.0000					
Total Distance Inversed> 497.90					
Area: 6312, 0.1449					



Description of a 0.145 Acre Permanent Storm Sewer Easement
Parcel 2-P

Situated in the State of Ohio, County of Franklin, the City of Columbus, and lying in Virginia Military Survey 422, and being a variable width Permanent Storm Sewer Easement lying on, over and across that 2.63 acre tract, as conveyed to 1350 Emig Road, LLC, by deed of record in Instrument Number 201804230052755 (all references refer to the records of the Recorder’s Office, Franklin County, Ohio) and more particularly described as follows:

COMMENCING at a point on the southerly line of said 2.63 acre tract, the northerly line of that 0.44 acre tract as conveyed to Full Circle Disposal and Recycling LLC, by deed of record in Instrument Number 202409050090741, Parcel 2, and also being on the southerly line of Virginia Military Survey 422, the northerly line of Virginia Military Survey 420, and on the easterly right of way line of Harmon Avenue (60 feet wide);

Thence South 77° 49’ 34” East a distance of 166.63 feet, coincident with the line common to said 2.63 acre tract and 0.44 acre tract, and Virginia Military Surveys 420 and 422, to the **TRUE POINT OF BEGINNING** for the permanent storm sewer easement herein described:

Thence North 16° 37’ 09” West a distance of 233.97 feet, across and through said 2.63 acre tract, to a point on the easterly right of way line of said Harmon Avenue;

Thence North 27° 41’ 24” East a distance of 35.79 feet, coincident with said easterly right of way line of said Harmon Avenue, to a point;

Thence South 16° 36’ 24” East a distance of 273.29 feet, across and through said 2.63 acre tract, to a point on the line common to said 2.63 acre tract and Virginia Military Surveys 420 and 422;

Thence North 77° 49’ 34” West a distance of 28.46 feet, coincident with the line common to said 2.63 acre tract and Virginia Military Surveys 420 and 422, to the **TRUE POINT OF BEGINNING**, containing 0.145 acre, more or less, subject to all easements, restrictions, and right-of-way of record.

This description is based on a field survey performed by DLZ Ohio, Inc. in December 2023 under the direct supervision of Samuel L. Stiltner, Ohio Professional Surveyor No. 8364.

The bearings shown hereon are based upon the Ohio State Plane Coordinate System, South Zone, NAD 83(2011), using the Ohio Department of Transportation’s Virtual Reference System.

DLZ Ohio



Samuel L. Stiltner
Professional Surveyor No. 8364


Date



PntNo	Bearing	Distance	Northing	Easting	Description
PP			704267.33	1824280.81	
	N 16°37'09" W	233.97			
PP			704491.52	1824213.90	
	N 27°41'24" E	35.79			
PP			704523.22	1824230.53	
	S 16°36'24" E	273.29			
PP			704261.33	1824308.64	
	N 77°49'34" W	28.46			
PP			704267.33	1824280.81	
Closure Error Distance> 0.0000					
Total Distance Inversed> 571.51					

Area: 6334, 0.1454

