

TEMPORARY CONSTRUCTION EASEMENT
PARCEL 20-T
0.0148 ACRE TRACT (644.7 S.F.)
EXHIBIT "A"

Situate in the City of Columbus, County of Franklin, State of Ohio, Virginia Military Survey No. 971, being part of Lot No. 6, Block No. 7 of Wilshire Heights Subdivision as recorded in Plat Book 15, Page 32 and conveyed to Doree P. Harris by deed recorded in Instrument No. 200210310276611 (all references to deeds, microfiche, plats, surveys, etc. refer to the records of the Franklin County Recorder's Office, unless noted otherwise) and being more particularly bounded and described as follows:

Commencing for reference at the northwest corner of said Lot No. 6, being at the intersection of the south right of way line of Mound Street (50' public right of way, originally dedicated as Dartmoor Road, see City of Columbus Ordinance No. 196-43) with the east right of way line of Hague Avenue (60' public right of way);

thence along the north line of said Lot No. 6 and the south right of way line of said Mound Street, South eighty-one degrees forty-five minutes fifty-nine seconds East (S81°45'59"E) for fourteen and 26/100 feet (14.26') to the **TRUE POINT OF BEGINNING** of the herein described tract of land;

thence continuing along said lines, South eighty-one degrees forty-five minutes fifty-nine seconds East (S81°45'59"E) for twenty and 33/100 feet (20.33');

thence leaving said lines across said Lot No. 6 for the following three (3) courses:

1. South seventy degrees twenty-seven minutes twenty-nine seconds East (S70°27'29"E) for four and 25/100 feet (4.25');
2. South eighty-one degrees forty-five minutes fifty-nine seconds East (S81°45'59"E) for five and 17/100 feet (5.17');
3. North eighty-six degrees fifty-five minutes thirty-one seconds East (N86°55'31"E) for four and 25/100 feet (4.25') to the north line of said Lot No. 6 and the south right of way line of said Mound Street;

thence along said lines, South eighty-one degrees forty-five minutes fifty-nine seconds East (S81°45'59"E) for seventy-six and 43/100 (76.43') to the northeast corner of said Lot No. 6, being the intersection of the south right of way line of said Mound Street with the west right of way line of the 1st Alley West of Harris Avenue (16' public right of way);

thence along the east line of said Lot No. 6 and the west right of way line of said Alley, South nine degrees forty-two minutes twenty-one seconds West (S09°42'21"W) for five and 00/100 feet (5.00');

thence leaving said lines across said Lot No. 6 for the following six (6) courses:

4. North eighty-one degrees forty-five minutes fifty-nine seconds West (N81°45'59"W) for thirty-one and 83/100 feet (31.83');

5. South seven degrees forty-nine minutes fourteen seconds West (S07°49'14"W) for four and 27/100 feet (4.27');
6. North seventy-eight degrees forty-one minutes twenty seconds West (N78°41'20"W) for twenty-four and 11/100 feet (24.11');
7. North eight degrees fourteen minutes one second East (N08°14'01"E) for two and 97/100 feet (2.97');
8. North eighty-one degrees forty-five minutes fifty-nine seconds West (N81°45'59"W) for sixty-eight and 77/100 feet (68.77') to the west line of said Lot No. 6 and the east right of way line of said Hague Avenue;

thence along said lines, North eleven degrees ten minutes thirty-five seconds East (N11°10'35"E) for one and 00/100 feet (1.00');

thence leaving said lines across said Lot No. 6 for the following two (2) courses:

1. South eighty-one degrees forty-five minutes fifty-nine seconds East (S81°45'59"E) for fourteen and 47/100 feet (14.47');
2. North eight degrees fourteen minutes one second East (N8°14'01"E) for four and 00/100 feet (4.00') to the **TRUE POINT OF BEGINNING**, containing 0.0148 acres (644.7 S.F.), more or less, subject however to all covenants, conditions, restrictions, reservations and easements contained in any instrument of record pertaining to the above described tract of land.

Bearings are based upon the Ohio State Plane Coordinate System, South Zone, NAD83 (2007). Said bearings originated from said coordinate system by GPS observations and observations of Franklin County Survey Monuments 5/14 and COC 1-83. The portion of the centerline of Mound Street stretching west to east from Binns Boulevard to Ogden Avenue, having a bearing of S81°45'59"E, is designated the "Basis of Bearing" for this description.

This description was prepared under the direction of Cody Schneider, Ohio Registered Surveyor No. 8670, of Woolpert Inc., and is based on a field survey performed during February and March, 2013, as well as February, 2016.

Cody Schneider, PS	Date
Ohio Registered Surveyor No. 8670	