

TEMPORARY CONSTRUCTION EASEMENT
584 Bulen Avenue

Situated in the State of Ohio, County of Franklin, City of Columbus, being a temporary easement 11.00 feet in width lying parallel and east of the easterly right-of-way line of Bulen Avenue (67 feet in width), across Lot 265 of "J.E. Bulen's Fairwood Park Addition" of record in Plat Book 12, Pages 13-A, and 13-B, and conveyed to Penny Dog LLC by deed of record in Instrument Number 201807100091488, records of the Recorder's Office, Franklin County, Ohio and being more particularly described as follows;

Beginning at the northwest corner of said Lot 265, on the easterly right-of-way line of said Bulen Avenue, a common corner to Lot 264;

Thence along the northerly line of said Lot 265 South 85°55'41" East a distance of 11.00 feet to a point;

Thence across said Lot 265, South 03°53'40" West a distance of 38.50 feet to the southerly line of said Lot 265;

Thence along the southerly line of said Lot 265, North 85°55'41" East a distance of 11.00 feet to the easterly right-of-way line of said Bulen Avenue;

Thence along the easterly right-of-way line of said Bulen Avenue, North 03°53'40" East a distance of 38.50 feet to the **Point of Beginning**, containing 0.010 acres, (423.50 sq. ft.) more or less.

Franklin County Auditor Tax Parcel 010-039785.

Bearings shown herein are based on the bearing of North 03°53'40" East for the easterly right-of-way line of Bulen Avenue.

STANTEC CONSULTING SERVICES INC.

Robert A. Bosworth
Professional Surveyor No. S-7750

Date