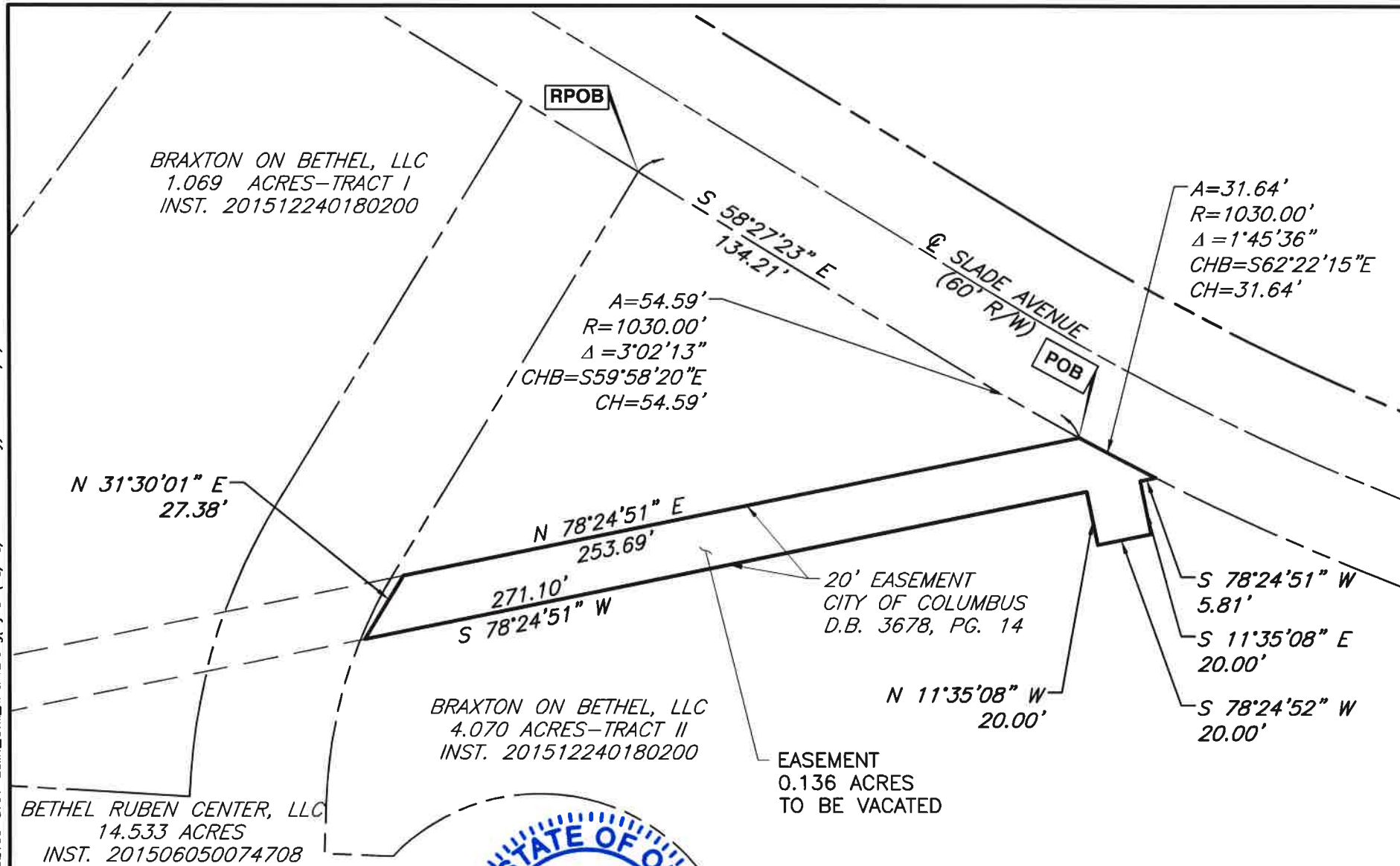


VACATION PLAT OF EASEMENT

STATE OF OHIO, COUNTY OF FRANKLIN,
CITY OF COLUMBUS,
QUARTER TOWNSHIP 4, TOWNSHIP 4,
RANGE 19,
UNITED STATES MILITARY LANDS



BASIS OR BEARINGS
THE BEARINGS SHOWN ON THIS SURVEY ARE BASED ON THE BEARING OF NORTH 02°36'44" WEST, FOR THE CENTERLINE OF SLADE ROAD, AS DETERMINED BY GPS OBSERVATIONS AND POST PROCESSED UTILIZING NGS OPUS SOLUTIONS.



NORTH

SCALE IN FEET



Mark Alan Smith
MARK ALAN SMITH
REGISTERED SURVEYOR NO. 8232
DATE 2/02/2016

 Civil & Environmental Consultants, Inc. 250 Old Wilson Bridge Rd, Suite 250 · Worthington, OH · 43085 614-540-6633 · 888-598-6808 www.cecinc.com		EASEMENT FOR BRAXTON ON BETHEL CITY OF COLUMBUS, OHIO	
		STORM EASEMENT	
DRAWN BY: KJN	CHECKED BY: MAS	APPROVED BY: JAM	EXHIBIT: A
DATE: NOVEMBER 2015	DWG SCALE: 1"=50'	PROJECT NO: 152-159	

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**DESCRIPTION OF
0.136 ACRE STORM EASEMENT**

Situated in the State of Ohio, County of Franklin, City of Columbus, Quarter Township 4, Township 4, Range 19, United States Military Lands, and being a 0.136 acre easement to be vacated being part of that 20 feet wide easement as described in deed to City of Columbus, of record in Deed Book 3678, Page 14 and as located within a 4.070 acre tract (Tract II) as described in deed to Braxton on Bethel, LLC, of record in Instrument Number 201512240180200, all being of record in the Recorder's Office, Franklin County, Ohio and being more particularly described as follows:

BEGINNING, FOR REFERENCE, at the northwest corner of said 4.070 acres, and at a corner of a 14.533 acre tract described in deed to Bethel Ruben Center, LLC, of record in Instrument 201506050074705, in the south right of way line of Slade Avenue (60 feet wide);

Thence South 58°27'23" East, a distance of 134.21 feet, with the north line of said 4.070 acres and south right of way line of said Slade Avenue, to a point;

Thence with the north line of said 4.070 acres and south right of way line of said Slade Avenue, and with the arc of a curve to the left having a radius of 1030.00 feet, a delta angle of 03°02'13", an arc length of 54.59 feet, a chord bearing of South 59°58'20" East, a chord distance of 54.59 feet, to the northwest corner of said 20 feet wide easement, and being the **Point of True Beginning**;

Thence with the common line of said 4.070 acres and said 20 feet wide easement and the arc of a curve to the left having a radius of 1030.00 feet, a delta angle of 01°45'36", an arc length of 31.64 feet, a chord bearing of South 62°22'15" East, and a chord distance of 31.64 feet, to a corner of said 20 feet easement;

Thence through said 4.070 acres and along the east lines of said 20 feet wide easement, the following courses:

South 78°24'51" West, a distance of 5.81 feet, to a point;

South 11°35'08" East, a distance of 20.00 feet, to a point;

South 78°24'51" West, a distance of 20.00 feet, to a point;

North 11°35'08" West, a distance of 20.00 feet, to a point;

South 78°24'51" West, a distance of 271.10 feet, to a point;

Thence North 31°30'01" East, a distance of 27.38 feet, crossing said 4.070 acres and said 20 feet wide easement, to a point in the north line of said 20 feet wide easement;

Thence North 78°24'51" East, a distance of 253.69 feet, through said 4.070 acres and with the north line of said 20 feet wide easement, to the **Point of True Beginning**, containing 0.136 acres, more or less.

The bearings shown on this survey are based on the bearing of North 02°36'44" West, for the centerline of Slade Road, as determined by GPS observations and post processed utilizing NGS OUPS solutions.



CIVIL & ENVIRONMENTAL CONSULTANTS, INC.

Mark Alan Smith 2/02/2016 Date

Mark Alan Smith, P.S.
Registered Surveyor No. 8232