

TEMPORARY CONSTRUCTION EASEMENT
PARCEL 36-T
0.0283 ACRE TRACT (1233.8 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. 60 of Westfield Addition Subdivision as recorded in Plat Book 18, Page 43 and conveyed to Karen Schuman by deed recorded in Instrument No. 201007300097178 (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. 60, 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 Ogden Avenue (50' public right of way);

thence along the north line of said Lot No. 60 and the south right of way line of said Mound Street, South seventy-six degrees forty-five minutes fifty-seven seconds East (S76°45'57"E) for ten and 00/100 feet (10.00') to the **TRUE POINT OF BEGINNING** of the herein described tract of land;

thence continuing along said lines, South seventy-six degrees forty-five minutes fifty-seven seconds East (S76°45'57"E) for one hundred fifty and 62/100 feet (150.62') to the northeast corner of said Lot No. 60, 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 Burgess Avenue (20' public right of way);

thence along the east line of said Lot No. 60 and the west right of way line of said Alley, South eight degrees fourteen minutes three seconds West (S08°14'03"W) for eight and 3/100 feet (8.03');

thence leaving said lines across said Lot No. 60 for the following nine (9) courses:

1. North seventy-six degrees forty-five minutes fifty-seven seconds West (N76°45'57"W) for ninety-five and 65/100 feet (95.65');
2. North six degrees forty-two minutes thirty-eight seconds East (N06°42'38"E) for four and 92/100 feet (4.92');
3. North eighty-two degrees two minutes four seconds West (N82°02'04"W) for thirty and 24/100 feet (30.24');
4. South ten degrees zero minutes twenty-one seconds West (S10°00'21"W) for one and 7/100 feet (1.07');
5. North seventy-nine degrees fifty-four minutes four seconds West (N79°54'04"W) for six and 69/100 feet (6.69');
6. South eight degrees fifty-two minutes six seconds West (S08°52'06"W) for zero and 68/100 feet (0.68');

7. North seventy-six degrees forty-five minutes fifty-seven seconds West (N76°45'57"W) for twenty-one and 71/100 feet (21.71');
8. South eight degrees fourteen minutes three seconds West (S08°14'03"W) for eighteen and 20/100 feet (18.20');
9. North eighty-one degrees forty-five minutes fifty-seven seconds West (N81°45'57"W) for six and 00/100 feet (6.00') to the west line of said Lot No. 60 and the east right of way line of said Ogden Avenue;

thence along said lines, North eight degrees fourteen minutes three seconds East (N08°14'03"E) for sixteen and 82/100 feet (16.82');

thence leaving said lines across said Lot No. 60, North fifty-five degrees fifty-six minutes twenty-six seconds East (N55°56'26"E) for thirteen and 47/100 feet (13.47') to the **TRUE POINT OF BEGINNING**, containing 0.0283 acres (1233.8 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	