

**PARCEL 89-T**  
**TEMPORARY EASEMENT**

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in ½ Section 29, Section 18, Township 12, Range 21, Refugee Lands, and being part of Lot 16 and part of Lot 17 of Caldwell Main Street Addition, as recorded in Plat Book 8, Page 1B, also being part of the south one-half of McAllister Avenue, said street being vacated by Ordinance Number 910-51 of the City of Columbus, said Lot 16, Lot 17 and said vacated portion of McAllister Avenue being described in a deed to **Craig A. Longstreth**, of record in Official Record 27317 H16, all records referenced herein are on file at the Office of the Recorder for Franklin County, Ohio, being a parcel on the right side of the proposed centerline of construction for James Road, as seen on the centerline plat for James Road, of record in Plat Book 121, Page 97, said parcel being more particularly bounded and described as follows:

**BEGINNING** at a point on the existing east right-of-way line for James Road, as established by said Caldwell Main Street Addition, being the southwest corner of the grantor's land, being the northwest corner of that tract of land out of said Lot 17 described in a deed to Javonna D. Green, of record in Official Record 31980 A19, said point being 30.00 feet right of James Road proposed centerline of construction Station 140+10.28;

Thence **North 04 degrees 02 minutes 28 seconds East**, along the existing east right-of-way line for said James Road and along the west line of the grantor's land, a distance of **75.01 feet** (passing at a distance of 20.00 feet the northwest corner of said Lot 17, being the southwest corner of said Lot 16, and passing at a distance of 60.00 feet the northwest corner of said Lot 16, being the southwest corner of said vacated portion of said McAllister Avenue) to a point, said point being 30.00 feet right of James Road proposed centerline of construction Station 140+85.29;

Thence across the grantor's land along the following four (4) described courses:

1. **South 87 degrees 55 minutes 42 seconds East**, a distance of **12.01 feet** to a point, said point being 42.00 feet right of James Road proposed centerline of construction Station 140+85.70;
2. **South 04 degrees 02 minutes 28 seconds West**, a distance of **15.01 feet** to a point on the south line of said vacated portion of said McAllister Avenue, being on the north line of said Lot 16, said point being 42.00 feet right of James Road proposed centerline of construction Station 140+70.69;

3. **North 87 degrees 55 minutes 42 seconds West**, along the south line of said vacated portion of said McAllister Avenue and along the north line of said Lot 16, a distance of **7.00 feet** to a point, said point being 35.00 feet right of James Road proposed centerline of construction Station 140+70.45;
4. **South 04 degrees 02 minutes 28 seconds West**, a distance of **60.00 feet** (passing at a distance of 40.00 feet the south line of said Lot 16, being the north line of said Lot 17) to a point on the south line of the grantor's land, being on the north line of said Green tract, said point being 35.00 feet right of James Road proposed centerline of construction Station 140+10.45;


Thence **North 87 degrees 55 minutes 03 seconds West**, along the south line of the grantor's land and along the north line of said Green tract, a distance of **5.00 feet** to the **POINT OF BEGINNING** for this description.

The above described temporary easement contains a total area of **0.011 acres**, of which 0.002 acres is located within Franklin County Auditor's parcel number 010-088767 and 0.009 acres is located within Franklin County Auditor's parcel number 010-088766.

The bearings described herein are based on Grid North (reference South 85 degrees 47 minutes 50 seconds East for Livingston Avenue east of James Road) as referenced to the Ohio State Plane Coordinate System (South Zone) and the North American Datum of 1983 (CORS '96). As established utilizing a GPS survey referencing ODOT CORS stations "COLB", "OHLI" and "OHMD".

The above description was prepared under the direct supervision of Brian P. Bingham, Registered Professional Surveyor No. 8438 on December 7, 2016, is based on an actual survey performed by Dynotec, Inc., and is true and correct to the best of my knowledge and belief.

American Structurepoint, Inc.

  
Brian P. Bingham, PS  
Registered Professional Surveyor No. 8438



1/9/2017  
Date