

**PARCEL 79A-WD
RIGHT-OF-WAY PARCEL**

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in ½ Section 30, Section 18, Township 12, Range 21, Refugee Lands, and being part of an original 8.83 acre tract described in a deed to **Harry A. Murray and Anna E. Murray**, of record in Deed Book 979, page 328, all records referenced herein are on file at the Office of the Recorder for Franklin County, Ohio, being a parcel on the left side of the proposed centerline of construction for James Road, as seen on the centerline plat for James Road, of record in Plat Book ____, page ____, said parcel being more particularly bounded and described as follows:

Commencing for reference at a railroad spike set at the intersection of the existing centerline of right-of-way for Livingston Avenue and the existing north centerline of right-of-way for James Road, being the southeast corner of said ½ Section 30, said point being 34.65 feet left of James Road proposed centerline of construction station 104+07.31;

Thence **North 04 degrees 27 minutes 26 seconds East**, along the existing north centerline of right-of-way for James Road and along the east line of said ½ Section 30, a distance of **510.12 feet** to an angle point, said point being 9.00 feet left of James Road proposed centerline of construction Station 109+09.33;

Thence **North 04 degrees 26 minutes 27 seconds East**, continuing along the existing centerline of right-of-way for James Road and continuing along the east line of said ½ Section 30, a distance of **1,922.22 feet** to a point, being the southeast corner of the grantor's land, and being the northeast corner of the James Road Subdivision No. 1, of record in Plat Book 22, page 102, said point being 8.96 feet left of James Road proposed centerline of construction Station 128+31.57, and said point being the **TRUE POINT OF BEGINNING** for the herein described right-of-way parcel;

Thence **North 85 degrees 24 minutes 33 seconds West**, along the grantor's south line and along the north line of said James Road Subdivision No. 1, a distance of **20.00 feet** to the original west right-of-way line for James Road, being the southeast corner of a 10 foot wide parcel described in a deed to the City of Columbus, of record in Deed Book 1685, page 450, said point being 28.96 feet left of James Road proposed centerline of construction Station 128+31.66;

Thence **North 04 degrees 26 minutes 27 seconds East**, along the original west right-of-way line for James Road and along the east line of said City of Columbus parcel, a distance of **200.21 feet** to a point on the existing centerline of right-of-way for Mound Street, being the north line of the grantor's land, being the northeast corner of said City of Columbus parcel, and being on the south line of a tract of land described in a deed to Main Country Corporation, of record in Deed Book 2334, page 616, said point being 27.99 feet left of James Road proposed centerline of construction Station 130+32.32;

Thence **South 85 degrees 49 minutes 48 seconds East**, along the existing centerline of right-of-way for Mound Street, along the north line of the grantor's land and along the south line of said Main Country tract, a distance of **20.00 feet** to the northeast corner of the grantor's land, being the northwest corner of Easthampton Addition, of record in Plat Book 16, page 65, being on the east line of said ½ Section 30, said point being 7.99 feet left of James Road proposed centerline of construction Station 130+32.06;


Thence **South 04 degrees 26 minutes 27 seconds West**, along the existing centerline of right-of-way for James Road, along the east line of said ½ Section 30, along the east line of the grantor's land and along the west line of said Easthampton Addition, a distance of **200.35 feet** to the **TRUE POINT OF BEGINNING** for the herein described right-of-way parcel

The above described right-of-way parcel contains a total area of **0.092 acres**, all of which lies in the present road occupied.

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 described right-of-way parcel was prepared under the direct supervision of Brian P. Bingham, Registered Professional Surveyor No. 8438 on February 3, 2014, 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



5/5/2014
Date

N-132-A
New Entry
Drop 0.092 acre
to ROW
Adj. To
(010)
88306

