

**PARCEL 42-T  
TEMPORARY EASEMENT  
FOR GRADING  
JOYCE AVENUE AND 17<sup>TH</sup> AVENUE IMPROVEMENTS  
IN THE NAME AND FOR THE USE OF THE CITY OF COLUMBUS**

Situated in the State of Ohio, County of Franklin, City of Columbus and being in Quarter Township 4, Township 1, Range 18 of the United States Military Lands and being part of a 0.277 acre tract of land conveyed to JZA Realty Investments LLC by deed of record in I.N. 201301230011785 of the Recorders office, Franklin County, Ohio and being more particularly described as follows:

Beginning at a point in the proposed northerly right-of-way line of 17<sup>th</sup> Avenue (50'RW) and property conveyed to JZA Realty Investments LLC by deed of record in Instrument # 201301230011785 and the true point of beginning, said point being 25.00 feet left of station 209+53.86;

Thence north along said JZA Realty Investments LLC property N 03°47'57" E a distance of 7.00 feet to a point, said point being 32.00 feet left of station 209+53.86;

Thence crossing into JZA Realty Investments LLC property N 86°41'14" E a distance of 40.70 feet to a point, said point being 37.04 feet left of station 209+94.25;

Thence continuing through said JZA Realty Investments LLC property N 50°47'42" E a distance of 16.07 feet to a point, said point being 48.00 feet left of station 210+06.00;

Thence continuing through said JZA Realty Investments LLC property N 18°34'38" E a distance of 13.75 feet to a point, said point being 61.30 feet left of station 210+09.51;

Thence continuing through said JZA Realty Investments LLC property N 25°37'37" W a distance of 14.21 feet to a point, said point being 73.68 feet left of station 210+02.52;

Thence continuing through said JZA Realty Investments LLC property N 13°39'45" E a distance of 23.00 feet to a point, said point being 96.34 feet left of station 210+06.46;

Thence continuing through said JZA Realty Investments LLC property N 21°19'31" E a distance of 42.38 feet to a point being 136.75 feet left of station 210+19.23;

Thence continuing through said JZA Realty Investments LLC property, S 76°20'15" E a distance of 19.85 feet to a point, said point being 133.35 feet left of station 210+38.78;

Thence crossing through said JZA Realty Investments LLC property S 13°39'45" W a distance of 65.00 feet to a point, said point being 69.31 feet left of station 210+27.65;

Thence continuing through said JZA Realty Investments LLC property N 76°20'15" W a distance of 8.00 feet to a point, said point being 70.68 feet left of station 210+19.77;

Thence continuing through said JZA Realty Investments LLC property S 13°39'45" W a distance of 18.78 feet to a point, said point being 52.18 feet left of station 210+16.55;

Thence continuing through said JZA Realty Investments LLC property along an arc of a curve to the right having a radius of 26.50 feet, an internal angle of 98°57'43", an arc length of 26.02 feet and a chord that bears S 41°47'39" W, a chord distance of 24.99 feet to a point, said point being 32.49 feet left of station 210+01.17;

Thence continuing through said JZA Realty Investments LLC property N 83°10'23" W a distance of 21.11 feet to a point, said point being 33.60 feet left of station 209+80.09;

Thence continuing through said JZA Realty Investments LLC property S 06°49'37" W a distance of 5.07 feet to a point, said point being 28.54 feet left of station 209+79.82;

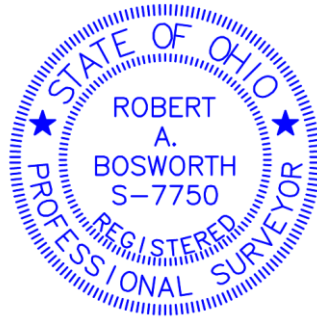
Thence continuing through said JZA Realty Investments LLC S 86°01'52" W a distance of 26.20 feet to the point of beginning;

The above described area is contained within the Franklin County Auditor's Parcel Numbers 010-033732 and 010-033733. Within said boundary is 0.051 acres, more or less,

This description and survey were prepared and reviewed on September 19, 2013 by Robert A. Bosworth, Registered Surveyor #7750.

The basis of bearings in this description is based on GPS observations using the Ohio CORS Network (Ohio South Zone) to determine a grid bearing in the NAD83 (96CORS adjustment) state plane coordinate system. The Columbus, Mount Vernon, and McConnelville CORS stations were used in determining the grid bearing, and establishing a bearing along the centerline of Joyce Avenue to be S 86°12'13"E (north of 17<sup>th</sup> Avenue).

All stations and offsets are referenced to the centerline of right-of-way and construction as filed with the City of Columbus and designated as "2768-DR E".



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Robert A. Bosworth, P.S.  
Reg. Surveyor No. 7750

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Date