
**PARCEL 1-T
0.005 ACRE (OR 219.4 SQUARE FEET)
TEMPORARY CONSTRUCTION EASEMENT
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY TO
TO CONSTRUCT ONE DRIVEWAY AND TO GRADE AND SEED
FOR 18 MONTHS FROM DATE OF ENTRY BY THE
THE CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Being a parcel of land lying on the left side of the centerline of right-of-way of Medina Avenue as shown on the plat "Centerline Plat – Medina Avenue" as recorded in Plat Book 126, Pages 41 & 42 of the records of the Franklin County Recorder, and being further described as follows:

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in the Fourth Quarter, Town 1E, Range 18W of the United States Military District and being part of Lot No. 21 of the Highway Park Subdivision in Plat Book 14, Page 9. Also being part of a tract conveyed to 1320 East Hudson Inc., an Ohio Corporation by a deed recorded in Instrument Imaging Number 201902220020547 (all references refer to Franklin County Recorder's Office), more fully bounded and described as follows:

Beginning at the centerline intersection of Medina Avenue and East Hudson Street (CR-93), being at Station 380+80.87 on the centerline of Medina Avenue and Station 343+18.00 on the centerline of East Hudson Street (CR-93), plan number 3570-E.

Thence N 03°33'54" E, along the centerline of Medina Avenue, a distance of 119.13 feet to Station 382+00.00;

Thence N 86°26'06" W, a distance of 25.00 feet to a point on the westerly right of way line of Medina Avenue, and being 25.00 feet left of Station 382+00.00, the **TRUE PLACE OF BEGINNING** for the tract of land herein described;

Thence N 86°26'06" W, a distance of 5.00 feet to a point;

Thence N 03°33'54" E, a distance of 43.88 feet to a point in the southerly right of way line of an unnamed 15-foot wide alley;

Thence S 86°36'45" E, along said right of way line, a distance of 5.00 feet to a point at the intersection of the westerly right-of-way line of Medina Avenue;

Thence S 03°33'54" W, along said westerly right of way line, a distance of 43.88 feet to the **TRUE PLACE OF BEGINNING** and containing 0.005 acre (or 219.4 square feet) of land.

The above described area is contained within the Franklin County Auditor's Parcel Identification Number 010-074474-00.

The Basis of Bearings were established by GPS observations of selected stations in the Ohio Department of Transportation (ODOT) Virtual Reference System (VRS). Franklin County Geodetic Survey Monuments Frank 64 and Frank 164 were used to establish a Basis of Bearing of N 03°33'54" E for the portion of centerline of Medina Avenue north of East Hudson Street and south of Briarwood Avenue.

This description was prepared by IBI Group (Columbus, OH), based upon a field survey performed by IBI Group in February 2019.

Ryan M. Hutson P.S. #8586
IBI Group

Date