

**LEGEND**

- PL Property Line
- R/W Right-of-Way
- POC Point of Commencement
- POB True Point of Beginning
- Mag Spike set (if denoted) or Iron Pin Set
- Iron Pin Found (IPF)

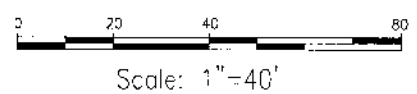
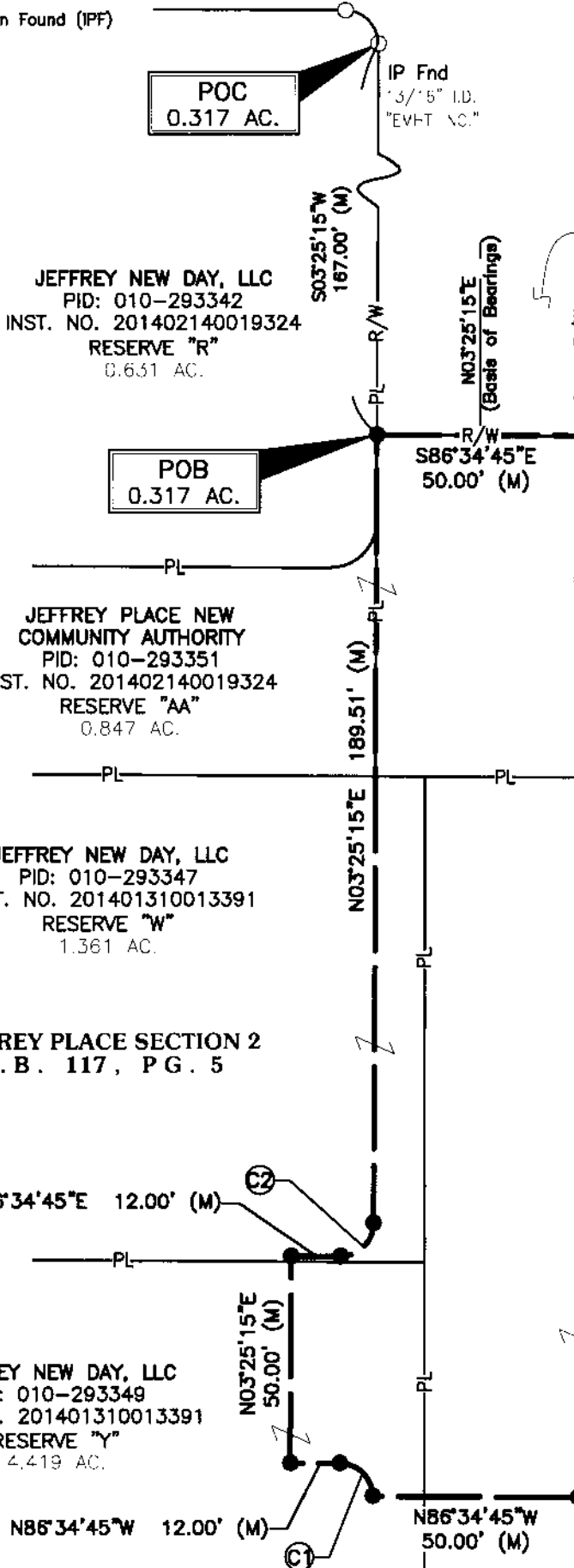
# 0.317 ACRE RIGHT-OF-WAY DEDICATION

STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS,  
SECTION 4 AND HALF SECTION 11 OF SCOFIELD'S SURVEY,  
THE REFUGEE LANDS

RECEIVED

CORNELIUS ST. (50')  
JEFFREY PLACE SECTION 1  
P.B. 109, P.G. 3

CURVE TABLE					
NO.	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	12.57'	8.00'	090°00'00"	11.31'	N41°34'38"W
C2	12.57'	8.00'	090°00'00"	11.31'	N48°25'17"E



ACREAGE BREAKDOWN	
PARCEL ID	ACREAGE
010-293351	0.094 AC.
010-293347	0.034 AC.
010-293349	0.039 AC.
010-293345	0.150 AC.
<b>TOTAL:</b>	<b>0.317 AC.</b>

All set iron pins set are 5/8" rebar, 30" in length with a yellow plastic cap with "EP FERRIS SURVEYOR 8342" inscribed on top.  
Field survey was conducted from 10-18-18 to 12-13-18.  
We hereby certify that the foregoing Boundary Survey was prepared from actual field measurements in accordance with Chapter 4733-37 Ohio Administrative

**BASIS OF BEARINGS:**  
BEARINGS REFERENCED HEREIN ARE BASED ON THE EXISTING CENTERLINE OF RIGHT-OF-WAY OF CIVITAS AVENUE AS BEING NORTH 03° 25' 15" EAST AS DETERMINED BY GPS OBSERVATIONS UTILIZING OHIO DEPARTMENT OF TRANSPORTATION'S VIRTUAL REFERENCE STATION, BASED ON OHIO STATE PLANE SOUTH ZONE (NAD 83, 2011 ADJUSTMENT).



BY: Matthew Lee Sloat 12/9/19  
Matthew Lee Sloat, P.E., P.S.  
Registered Surveyor No. 8342

**E. P. FERRIS**  
AND ASSOCIATES  
INC.  
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0.317 ACRE RIGHT-OF-WAY DEDICATION JEFFREY PHASE VIII CITY OF COLUMBUS, OHIO		JOB NO. 1005.027
		DRAWN BY: CK
		CHECKED BY: MLS
		APPROVED BY: MLS
		DATE: 12-5-19