

# 0.017 ACRE BOUNDARY SURVEY

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

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

IP Fnd (2)  
13/16" I.D.  
"EMHT INC."

POC  
0.017 AC.

JEFFREY PLACE SECTION 2  
P.B. 117, P.G. 5

## RESERVE "Q"

JEFFREY PLACE NEW COMMUNITY AUTHORITY  
Pcl. No. 010-293341  
Inst. No. 201402140019324  
1.695 AC.

JEFFREY PLACE SECTION 3  
P.B. 117, P.G. 5

## RESERVE "R"

JEFFREY NEW DAY, LLC  
Pcl. No. 010-293342  
Inst. No. 201402140019324  
0.631 AC.

0.017 Ac.  
747 Sq. Ft.

POB  
0.017 AC.

## RESERVE "AA"

JEFFREY PLACE NEW COMMUNITY AUTHORITY  
Pcl. No. 010-293351  
Inst. No. 201402140019324  
0.847 AC.

JEFFREY PLACE SECTION 2  
P.B. 117, P.G. 5

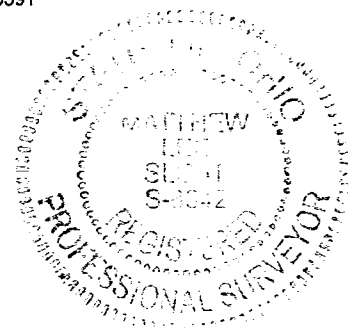
## RESERVE "W"

JEFFREY NEW DAY, LLC  
Pcl. No. 010-293347  
Inst. No. 201401310013391  
1.361 AC.

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.

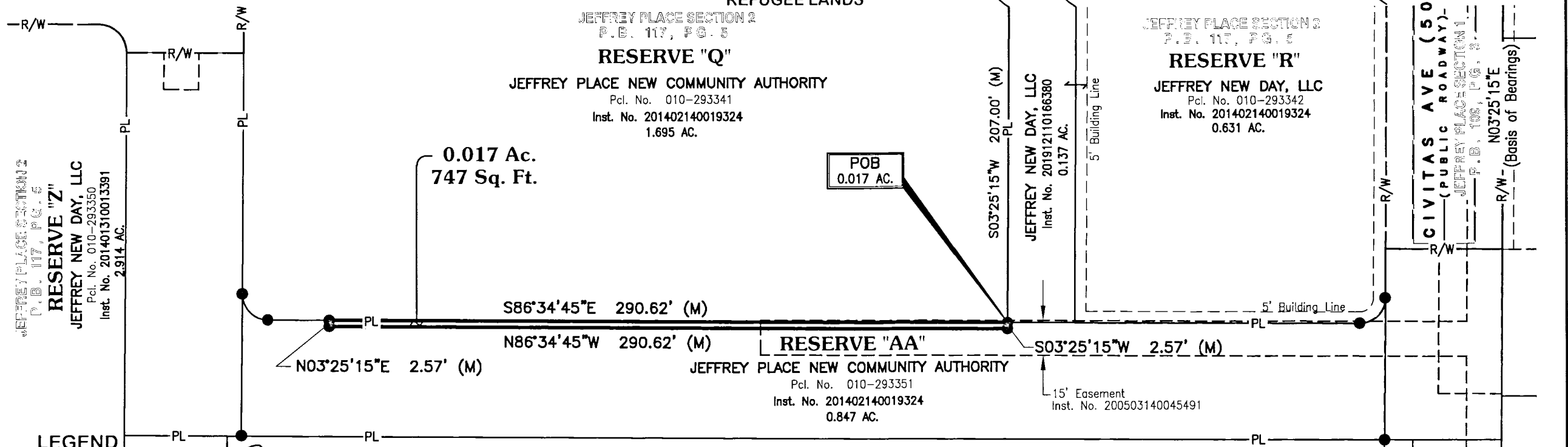
We hereby certify that the foregoing Boundary Survey was prepared from actual field measurements in accordance with Chapter 4733-37 Ohio Administrative

BY: *Matthew Lee Sloat* 12/31/19  
Matthew Lee Sloat, P.E., P.S.  
Registered Surveyor No. 8342



DRWN BY CK CHK BY MLS DATE 12-30-19

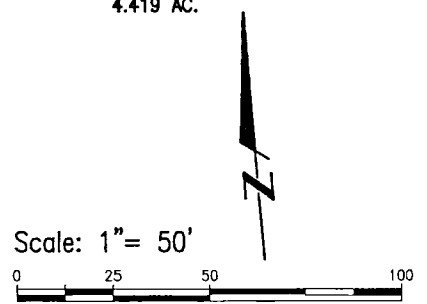
1005028



### LEGEND

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

**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).



**E. P. FERRIS**  
AND ASSOCIATES  
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