

LEGEND

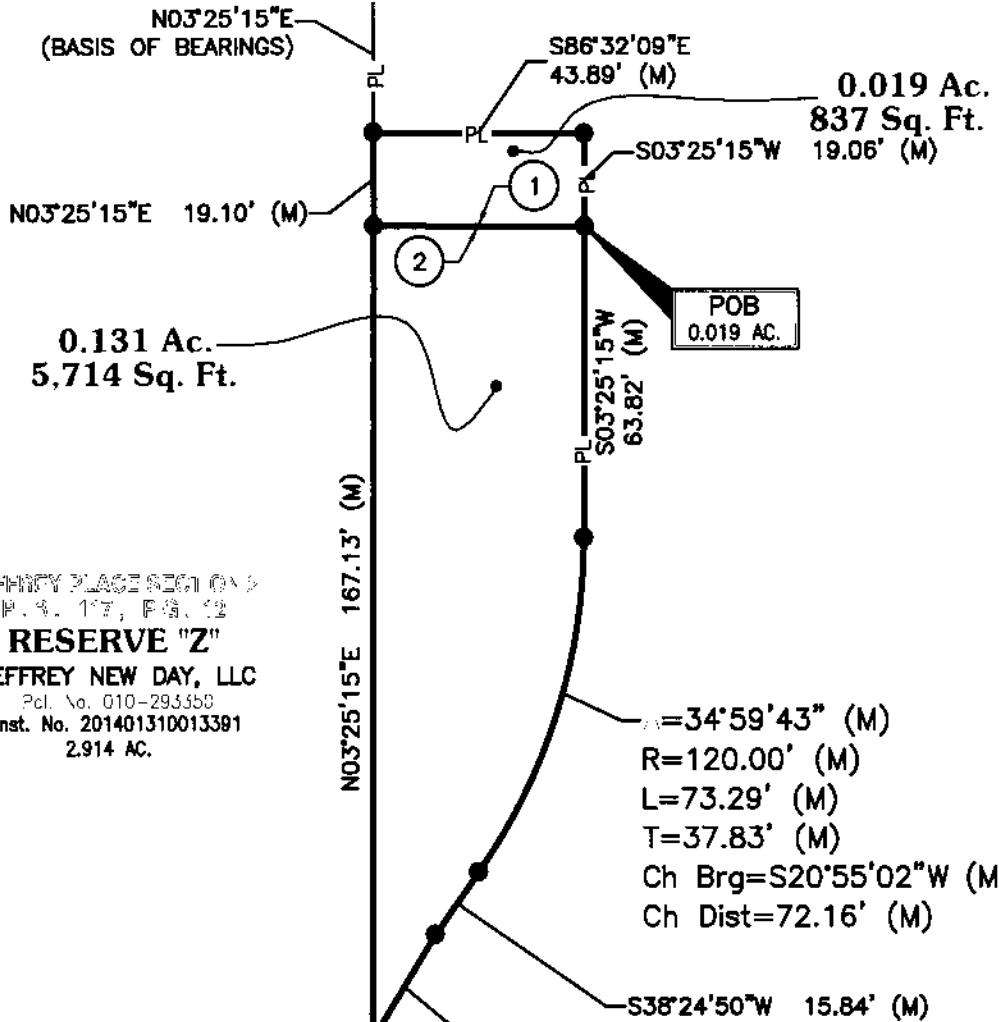
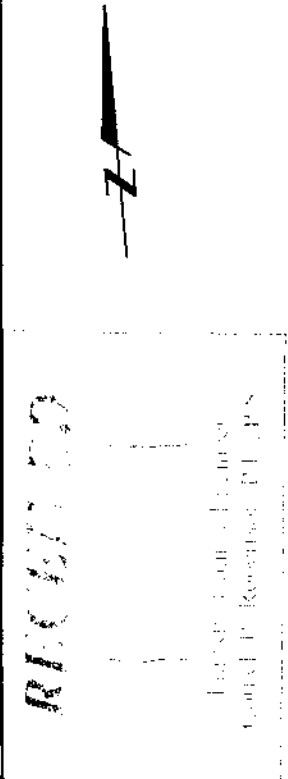
- PL Property Line
- R/W Right-of-Way
- POC Point of Commencement
- POB True Point of Beginning
- Mag Spike set (if denoted) or Iron Pin Set
- Iron Pin Found (IPF)

Scale: 1" = 40'



0.019 ACRE, 0.131 ACRE, & 0.024 ACRE RIGHT-OF-WAY DEDICATION

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



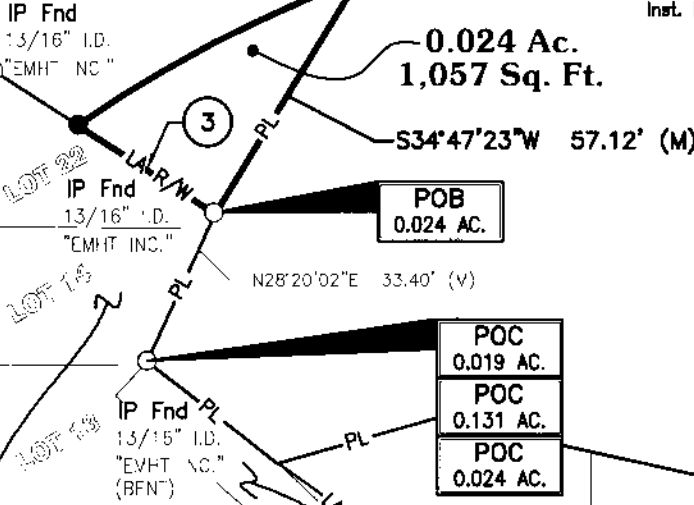
JEFFREY PHASE SECTION 4
P. 3, 17, P. 8, 12
RESERVE "Z"
JEFFREY NEW DAY, LLC
Pct. No. 010-293358
Inst. No. 201401310013391
2.914 AC.

A=14°28'36" (M)
R=261.17' (M)
L=65.99' (M)
T=33.17' (M)
Ch Brg=N65°41'14"E (M)
Ch Dist=65.81' (M)

RESERVE "Y"
JEFFREY NEW DAY, LLC
Pct. No. 010-293349
Inst. No. 201401310013391
4.419 AC.

GEORGE W. RICH'S SUBDIVISION
 OF LOTS 22-24 OF LAZELLS NORTH
 ADDITION TO COLUMBUS
 P.B. 2, PG. 50 (DESTROYED BY FIRE)

KENNY ALLEY
 LA R/W PL
 LOT 22
 LOT 15
 LOT 13



LINE TABLE		
LINE	LENGTH	BEARING
1	43.89'	N86°34'45"W
2	43.89'	S86°34'45"E
3	33.80'	N54°07'12"W

STATE OF OHIO
HIGHWAY EASEMENT
PARCEL 19-LA
D.B. 2297 PG. 328
(FRA-3-16.69)

DRESSER INDUSTRIES, INC.
(FEE)
Pct. No. 010-293349
D.B. 3414 PG. 31

STATE OF OHIO
HIGHWAY EASEMENT
PARCEL 19
D.B. 2297 PG. 331
(FRA-3-16.69)

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 3-18-19 to 11-13-19.

BASIS OF BEARINGS:
BEARINGS REFERENCED HEREIN ARE BASED ON A PORTION OF EASTERLY LINE OF RESERVE "Z" 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* 12/19/19
Matthew Lee Sloat, P.E., P.S.
Registered Surveyor No. 8342

E. P. FERRIS
AND ASSOCIATES
INC.
Consulting Civil Engineers and Surveyors

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0.019 ACRE, 0.131 ACRE,
& 0.024 ACRE
RIGHT-OF-WAY DEDICATION
JEFFREY PHASE IX
CITY OF COLUMBUS, OHIO

JOB NO.	1005.031
DRAWN BY:	CK
CHECKED BY:	MLS
APPROVED BY:	MLS

DATE: 12-17-19