

ALLEY SURVEY FOR UPGRADE
EQUITY, LLC & TAGGART TEXAS, LTD.

SITUATED IN AND BEING PART OF
THAT ALLEY LYING SOUTH OF EAST JENKINS AVENUE
AND EAST OF SOUTH 19TH STREET
AS SHOWN ON PLAT OF THE ESTATE OF WM MERION DEC'D
PLAT BOOK 17, PAGE 256
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO



OFFICES

422 North Broad Street
Lancaster, Ohio 43130
740-385-2140

1495 Old Henderson Road
Columbus, Ohio 43220
614-459-6992

507 Main Street
Zanesville, Ohio 43701
740-450-1640

NOTES

Basis of Bearings: The southerly Right of Way line
Jenkins Avenue was assigned a bearing of South
86°11'41" East, as described in Instrument Number
201904010036100, Recorder's Office, Franklin County,
Ohio.

All linear dimensions shown are in feet and decimal
parts thereof.

References to record plats and deeds are as shown
on the drawing.

All iron pipes set are 3/4 inch inside diameter by
30 inches in length with a yellow cap stamped
"Sands Decker".

*Parcel # 010-232936 declared as "Excess Right of
Way in Ord. No. 1932-95 (Or. 30109 E13).

LEGEND

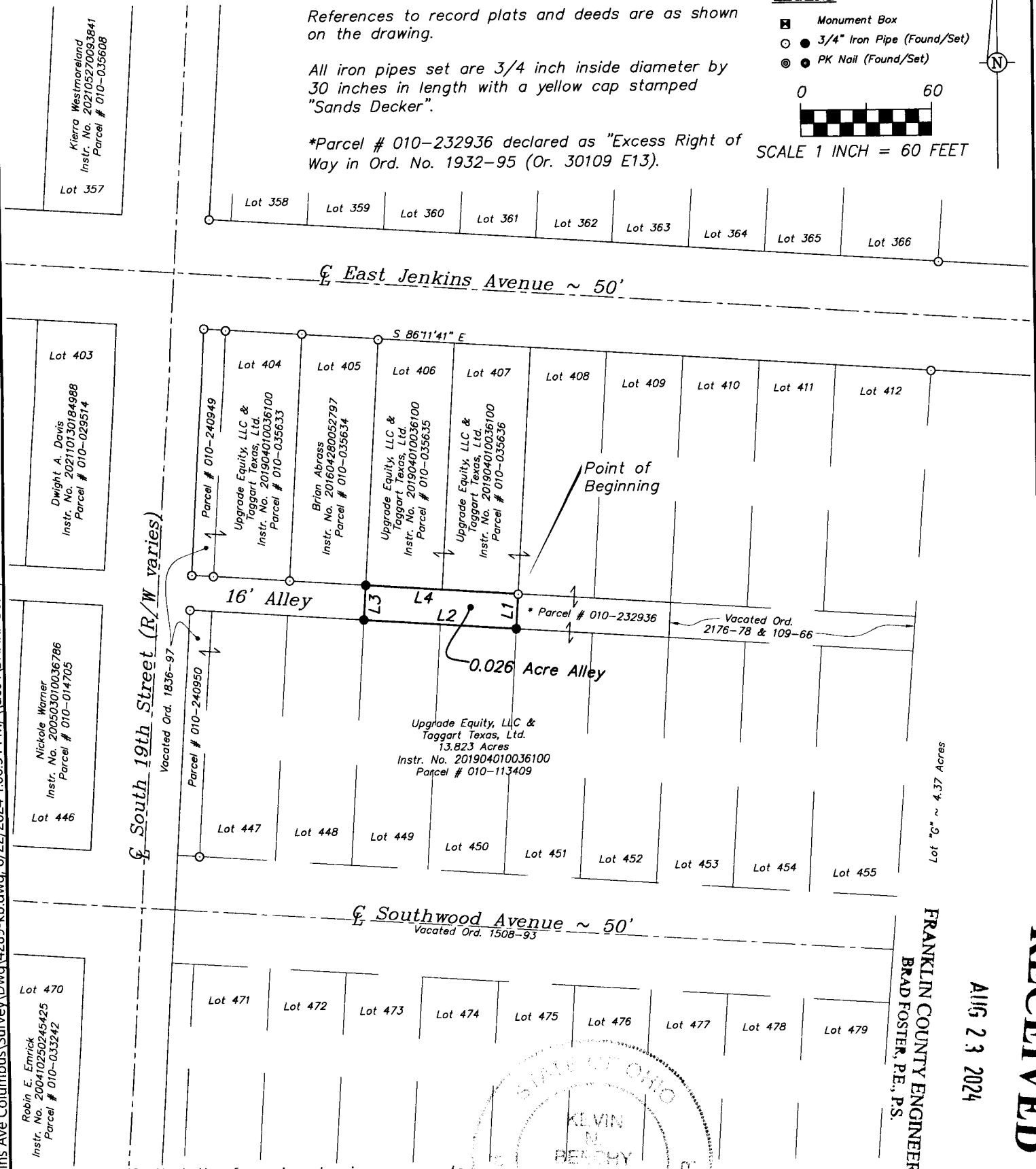
- ☒ Monument Box
- 3/4" Iron Pipe (Found/Set)
- PK Nail (Found/Set)



SCALE 1 INCH = 60 FEET



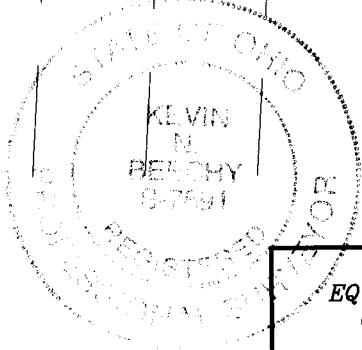
- Line Bearing & Distance
- L1 S 3°30'13" W 16.00'
 - L2 N 86°11'41" W 70.00'
 - L3 N 3°30'13" E 16.00'
 - L4 S 86°11'41" E 70.00'



\\Tech South Mgmt 4289 E. Jenkins Ave Columbus\Survey\Draw\4289-kb.dwg, 8/22/2024 1:00:51 PM, \\dc01\SHARP B&W, 1:60

I hereby certify that the foregoing drawing represents
the results of an actual field survey of the premises
performed under my responsible supervision and that
the said drawing is correct to the best of my
knowledge and belief.

Kevin Beechy 8/17/23
Kevin Beechy Date
Ohio Professional Surveyor No. 7891



ALLEY SURVEY FOR UPGRADE
EQUITY, LLC & TAGGART TEXAS, LTD.
0.026 ACRE ~ JENKINS AVENUE
CITY OF COLUMBUS
FRANKLIN COUNTY, OHIO

SCALE 1"=60'	DRAWN KB	CHECKED MA	DATE 08-17-23	SHEET 1 OF 1
-----------------	-------------	---------------	------------------	-----------------

FRANKLIN COUNTY ENGINEER
BRAD FOSTER, PE, P.S.
AUG 23 2024
RECEIVED