

EXHIBIT A

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Ver. Date 06-03-22

PID 105734

**PARCEL 22-T1
FRA 16 8.24
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
CONSTRUCT DRIVE AND COMPLETE GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, part of Quarter Township 3, Township 1, Range 16, United States Military Lands and being part of a 0.852 acre tract of land in the name of HR McNAUGHTEN SPE, LLC, a Delaware limited liability company, as described in IN. 202201060003673, all records are on file in the Franklin County Recorder's Office, and being a tract of land lying on the right side of the centerline of Right of Way of State Route 16 East Broad Street), hereafter referred to as S.R. 16, as shown on the FRA-16-7.79 plans made by the Ohio Department of Transportation, and is more particularly described as follows:

Beginning for Reference at a concrete monument found in the southerly Right of Way line of said S.R. 16 (East Broad Street), being 33.00 feet right of centerline Station 205+00.00 as delineated in the FRA-16-7.79 centerline plat as recorded in Plat Book 29, Page 4;

Thence North 08°08'48" West, perpendicular to and leaving said southerly Right of Way line a distance of 33.00 feet to a point in said centerline, being centerline Station 205+00.00;

Thence with said FRA-16-7.79 centerline, the following two (2) courses:

1. South 81°51'12" West, a distance of 692.00 feet to a monument box set at a point of deflection at centerline Station 198+08.00;
2. South 82°20'12" West, a distance of 251.87 feet to the northeast corner of said 0.852 acre tract, at centerline Station 195+56.13;

Thence South 01°35'21" West, a distance of 33.43 feet with the westerly line of a 1.170 acre tract of land in the name of HR McNAUGHTEN SPE, LLC, a Delaware limited liability company, as described in IN. 202201060003673, to a point in the southerly Right of Way line of said S.R. 16 (East Broad Street) and said westerly line, being 33.00 feet right of centerline Station 195+50.76;

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Thence South 82°20'12" West, with said southerly Right of Way line, a distance of 5.76 feet to a point 33.00 feet right of centerline Station 195+45.00, and the **True Place of Beginning** for the tract of land herein being described;

Thence through said 0.852 acre tract, the following two (2) courses:

1. South 07°47'52" West, a distance of 48.76 feet to a point 80.00 feet right of centerline Station 195+32.00;
2. South 82°20'12" West, a distance of 63.74 feet to a point in the easterly line of a 0.979 acre tract of land in the name of Wellesley-Broad, LLC, an Ohio Limited Liability Company, as described in IN. 201109140116243, being 80.00 feet right of centerline Station 194+68.26;

Thence North 01°32'26" East, with said easterly line and the westerly line of said 0.852 acre tract, a distance of 47.61 feet to a point in said southerly Right of Way line, being 33.00 feet right of centerline Station 194+75.87;

Thence North 82°20'12" East, with said Right of Way line, a distance of 69.13 feet to the **True Place of Beginning**.

The above described area contains 0.072 acres, more or less, which is part of Franklin County Auditor's Permanent Parcel number 520-121076-00.

Bearings for this description are based on Ohio State Plane Coordinates, South Zone, NAD 83 (2007) Datum as established utilizing a GPS survey performed in November 2017, holding North 82°20'12" East for the centerline of East Broad Street (State Route 16).

The stations referred to in this description are from the centerline of Right-of-Way of State Route 16, as found on the FRA-16-7.79 centerline plat as recorded in Franklin County Recorder's Office in Plat Book 29 Page 4.

The stations are shown on the FRA SR 16 8.24 centerline plat, as recorded in Franklin County Recorder's Office in Plat Book 132 Page 106-109.

