

**EXHIBIT A**

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LPA RX 871 SH

Rev. 06/09

Ver. Date 10/02/2014

PID 85017

**PARCEL 7-SH1  
FRA-CR122-6.22  
PERPETUAL EASEMENT FOR HIGHWAY PURPOSES  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS  
IN THE NAME AND FOR THE USE OF THE  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

An exclusive perpetual easement for public highway and road purposes, including, but not limited to any utility construction, relocation and/or utility maintenance work deemed appropriate by the City Of Columbus, Franklin County, Ohio, its successors and assigns forever.

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

**[Surveyor's description of the premises follows]**

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Situated in the City of Columbus, County of Franklin, State of Ohio, and in Section 25, Township 5 North, Range 22 West, Refugee Lands, being part of a tract in the name of Pennsylvania Lines, LLC, a Delaware Limited Liability Company (hereinafter known as the "Grantor") as recorded in Instrument Number 200212180325195 and Court Record 3714, Page 214 of said county records.

Being a parcel of land lying on the left side of the centerline of right of way of Alum Creek Drive as shown on the centerline plat of FRA-CR122-6.22 as recorded in Plat Book \_\_\_\_\_, Page \_\_\_\_\_ of the records of Franklin County and being further described as follows:

Commencing, for reference, at a railroad spike (set) at the southeasterly corner of dedicated Alum Creek Drive, as shown on Dedication of Alum Creek Drive and Winslow Drive, as recorded in Plat Book 25, Page 114, said corner being on the centerline of Alum Creek Drive at a station equation with a back station of 62+84.90 and an ahead station of 214+36.06, said corner also having a latitude value of 39 degrees 55 minutes 28 seconds North, a longitude value of 82 degrees 56 minutes 04 seconds West, a state plane grid coordinate northing value of 701192.6651 and a state plane grid coordinate easting value of 1846637.4785;

Thence, South 35 degrees 31 minutes 32 seconds East, along the centerline of Alum Creek Drive, a distance of 56.30 feet to the northerly existing railroad right of way line at Alum Creek Drive station 62+28.60;

Thence, South 71 degrees 49 minutes 06 seconds West, along said existing railroad right of way line, a distance of 31.43 feet to a point 30.00 feet left of Alum Creek Drive station 62+37.96 and 50.00 feet left of Norfolk Southern Railroad station 453+12.96, said point also being the **Point of Beginning** of the easement herein described and having a latitude value of 39 degrees 55 minutes 27 seconds North, a longitude value of 82 degrees 56 minutes 04 seconds West, a state plane grid coordinate northing value of 701137.0379 and a state plane grid coordinate easting value of 1846640.3333;

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Thence, South 35 degrees 31 minutes 32 seconds East, across the grantor's tract, a distance of 104.76 feet to a point on the southerly existing railroad right of way line, 30.00 feet left of Alum Creek Drive station 61+33.20 and 50.00 feet right of Norfolk Southern Railroad station 453+44.19;

Thence, South 71 degrees 49 minutes 06 seconds West, along said existing railroad right of way line, a distance of 20.95 feet to an iron pin (set) 50.00 feet left of Alum Creek Drive station 61+39.45 and 50.00 feet right of Norfolk Southern Railroad station 453+23.23, said pin (set) being the most furthest point from the point of beginning, having a latitude value of 39 degrees 55 minutes 26 seconds North, a longitude value of 82 degrees 56 minutes 04 seconds West, a state plane grid coordinate northing value of 701045.2377 and a state plane grid coordinate easting value of 1846681.3010;

Thence, leaving said railroad right of way line, through the grantor's tract, North 35 degrees 31 minutes 32 seconds West, a distance of 104.76 feet to an iron pin (set) on the northerly existing railroad right of way line, 50.00 feet left of Alum Creek Drive station 62+44.21 and 50.00 feet left of Norfolk Southern Railroad station 452+92.00;

Thence, North 71 degrees 49 minutes 06 seconds East, along said existing railroad right of way line, a distance of 20.95 feet to the **Point of Beginning**.

The above described area contains 0.0481 acres, of which the present road occupies 0.0000 acres, and is contained within Franklin County Auditor's Permanent Parcel No. 010-116139.

The bearings for this description are based on the bearing between Franklin County Engineer's Stations "FRANK33" and "FRANK43" being South 26 degrees 38 minutes 00 seconds East, as measured using GPS methods and the Ohio State Plane Coordinate System, South Zone, NAD83 (2007 Adjustment).

The coordinate values listed in this description are grid values as measured using GPS methods and the Ohio State Plane Coordinate System, South Zone, NAD83 (2007 Adjustment).

All iron pins set are 5/8" x 30" rebar with cap stamped "GPD GROUP".

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from a survey conducted for the City of Columbus, Ohio in June, 2012.

Glaus, Pyle, Schomer, Burns & DeHaven, Inc.  
dba GPD Group

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Steven L. Mullaney, P.S.  
Professional Surveyor No. 7900

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Date