

EXHIBIT A

Page 1 of 3

LPA RX 887 T

Rev. 07/09

Ver. Date 06/30/2016

PID 95549

**PARCEL 6-T
ARTERIAL STREET REHABILITATION - POLARIS PARKWAY
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
COMPLETE GRADING AND DRIVEWAY WORK
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF COLUMBUS, DELAWARE COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the City of Columbus, County of Delaware, and State of Ohio, being in Farm Lot 18, Quarter Township 4, Township 3 North, Range 18 West of the United States Military District, and being a part of that 8.920 acre tract conveyed to Polaris 2004, LLC, an Ohio Limited Liability Company, by Official Record 551, Page 1672, all references being to the Delaware County Recorder's Office, Delaware County, Ohio, and being bounded and more particularly described as follows:

Being a parcel of land lying on the south side of the centerline of existing right-of-way of Polaris Parkway, as shown and delineated upon the centerline plat with the right-of-way plans designated as Arterial Street Rehabilitation – Polaris Parkway prepared for the City of Columbus, Department of Public Services, by Carpenter Marty Transportation Inc., as recorded in Official Record Volume 1450, Page 927 (made a part hereof by reference), and being more particularly described as follows:

Beginning, for reference, at a 1" iron pipe found with a yellow cap stamped "CIVIL ENGR ASSOC." at a point of tangency in said centerline, said pin being Station 169+55.73 in said centerline;

Thence along said centerline North 46° 10' 37" East a distance of 169.20 feet to Station 171+24.93 in said centerline;

EXHIBIT A

Thence South $43^{\circ} 49' 23''$ East a distance of 50.00 feet the existing southerly right-of-way line of said Polaris Parkway, said point being 50.00 feet right of Station 171+24.93 in said centerline;

Thence along said southerly line South $43^{\circ} 48' 05''$ East a distance of 20.00 feet to an iron pin set at the Grantor's northeasterly corner, said pin being 70.00 feet right of Station 171+24.92 in said centerline, said pin also being the TRUE POINT OF BEGINNING of the parcel herein conveyed;

Thence along the Grantor's easterly line South $43^{\circ} 48' 05''$ East a distance of 15.50 feet to a point 85.50 feet right of Station 171+24.92 in said centerline;

Thence across said 8.920 acre tract along the proposed temporary southerly right-of-way line the following three courses:

- 1) South $43^{\circ} 30' 08''$ West a distance of 75.00 feet to a point 89.00 feet right of Station 170+50.00 in said centerline;
- 2) South $46^{\circ} 10' 37''$ West a distance of 50.00 feet to a point 89.00 feet right of Station 170+00.00 in said centerline;
- 3) South $50^{\circ} 15' 31''$ West a distance of 295.19 feet to the Grantor's westerly line, said point being 85.00 feet right of Station 167+16.33 in said centerline;

Thence along said westerly line North $16^{\circ} 32' 42''$ West a distance of 15.92 feet to an iron pin set at the Grantor's northwesterly corner, said pin being 70.00 feet right of Station 167+21.44 in said centerline;

Thence along the existing southerly right-of-way line of said Polaris Parkway, also being the Grantor's northerly line, the following two courses:

EXHIBIT A

Page 3 of 3

LPA RX 887 T

Rev. 07/09

- 1) With a curve to the left having a radius of 1832.95 feet, a central angle of $7^{\circ} 36' 52''$, an arc length of 243.59 feet, a chord bearing North $49^{\circ} 59' 02''$ East, and a chord distance of 243.42 feet to a point 70.00 feet right of Station 169+55.73 in said centerline;

- 2) North $46^{\circ} 10' 37''$ East a distance of 169.20 feet to the TRUE POINT OF BEGINNING, containing 0.140 acres, of which the present road occupies 0.000 acres.

The above described tract is located in Auditor's Parcel Number 318-443-02-003-000.

Grantor claims title by Official Record 551, Page 1672, Delaware County Recorder's Office.

This description is based on a survey performed for the City of Columbus in June of 2015 by Carpenter Marty Transportation Inc. This description was prepared and reviewed on June 30, 2016 by Kevin P. Carpenter, Registered Surveyor Number 8124.

The bearings found herein are based on the Ohio State Plane Coordinate System, North Zone, NAD 83 (2011). Bearings shown hereon are based on true north observed by Carpenter Marty Transportation, using a Leica GNSS Viva CS15/GS15 receiver. Based on this the bearing of Interstate 71 is North $3^{\circ} 32' 22''$ East.

Monuments referred to as iron pins set are $\frac{3}{4}''$ x 30'' topped by a 2'' diameter aluminum cap stamped "CITY OF COLUMBUS R/W, P.S. 8124". Right of way monuments called for as set herein shall be set upon completion of the acquisition process.