

EXHIBIT A

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Ver. Date 06-03-22

PID 105734

**PARCEL 12-T1
FRA 16 8.24
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
CONSTRUCT DRIVE, COMPLETE GRADING, AND REMOVAL OF 1 TREE
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, being part of Section 2 of Township 12, Range 21 Refugee Lands and being part of a 46.848 acre tract of land in the name of Hawkes Hospital of Mt. Carmel, as described in Deed Book 589, Page 648, 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 and FRA-270-30.32 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 on 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 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 1007.73 feet, passing a monument box set at the centerline of Right of Way intersection of said S.R. 16 (East Broad Street) and McNaughten Road (R/W Varies) at centerline Station 192+01.64 at 606.36 feet, to a point of deflection at centerline Station 188+00.27, being a point in the southerly line of a 43.837 acre tract of land in the name of Mount Carmel Health System, an Ohio Nonprofit Corporation as described in IN. 200312110392742;

Thence South 82°20'12" West, with said southerly line, a distance of 1203.71 feet, to a point being the northeasterly corner of a 4.470 acre tract of land in the name of State of Ohio, as

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described in Deed Book 3229, Page 641, being 17.68 feet left of centerline Station 175+96.18 of the centerline of Right of Way of FRA-270-30.32 as shown in Plat Book 40 Page 119-A;

Thence South 09°45'32" East, with the easterly line of said 4.47 acre tract, a distance of 112.62 feet to a point at the southeasterly corner of said 4.47 acre tract in the southerly Right of Way line of said S.R. 16 (East Broad Street), being 94.95 feet right of centerline Station 175+96.15;

Thence South 82°09'00" West, with the southerly line of said 4.470 acre tract and southerly Right-of-Way line a distance of 171.25 feet to a point 89.20 feet right of centerline Station 174+25.00, and the **True Place of Beginning** for the tract of land herein being described;

Thence through said 46.848 acre tract, the following eighteen (18) courses:

1. South 09°46'23" East, a distance of 10.80 feet to a point 100.00 feet right of centerline Station 174+25.00;
2. South 80°13'37" West, a distance of 215.00 feet to a point 100.00 feet right of centerline Station 172+10.00;
3. South 87°21'07" West, a distance of 40.31 feet to a point 95.00 feet right of centerline Station 171+70.00;
4. South 19°02'15" West, a distance of 68.48 feet to a point 155.00 feet right of centerline Station 171+37.00;
5. South 03°07'08" East, a distance of 60.41 feet to a point 215.00 feet right of centerline Station 171+30.00;
6. South 82°10'46" West, a distance of 88.05 feet to a point 212.00 feet right of centerline Station 170+42.00;
7. North 02°25'15" West, a distance of 62.51 feet to a point 150.00 feet right of centerline Station 170+50.00;
8. North 30°20'57" West, a distance of 34.14 feet to a point 118.03 feet right of centerline Station 170+38.00;
9. North 82°46'08" West, a distance of 24.05 feet to a point 111.00 feet right of centerline Station 170+15.00;

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10. South 79°02'00" West, a distance of 48.01 feet to a point 112.00 feet right of centerline Station 169+67.00;
11. South 83°05'21" West, a distance of 20.02 feet to a point 111.00 feet right of centerline Station 169+47.00;
12. South 75°01'57" West, a distance of 77.32 feet to a point 118.00 feet right of centerline Station 168+70.00;
13. South 78°48'45" West, a distance of 162.05 feet to a point 122.00 feet right of centerline Station 167+08.00;
14. North 09°46'23" West, a distance of 8.00 feet to a point 114.00 feet right of centerline Station 167+08.00;
15. South 80°13'37" West, a distance of 72.00 feet to a point 114.00 feet right of centerline Station 166+36.00;
16. North 09°46'23" West, a distance of 13.00 feet to a point 101.00 feet right of centerline Station 166+36.00;
17. South 80°13'37" West, a distance of 189.00 feet to a point 101.00 feet right of centerline Station 164+47.00;
18. North 09°46'23" West, a distance of 4.79 feet to a point in said southerly Right of Way line and said southerly line, being 96.21 feet right of centerline Station 164+47.00;

Thence with said southerly Right of Way line and said southerly line, the following two (2) courses:

1. North 79°28'08" East, a distance of 851.32 feet to a point 84.95 feet right of centerline Station 172+98.25;
2. North 82°09'00" East, a distance of 126.83 feet to the **True Place of Beginning**.

The above-described area contains 0.629 acres, more or less, which is part of Franklin County Auditor's Permanent Parcel number 010-109372-00.

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Bearings for this description are based on Ohio State Plane Coordinates, South Zone, NAD 83, NSRS 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, and the FRA-270-30.32 centerline plat as recorded in Franklin County Recorder's Office in Plat Book 40 Page 119-A.

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

This description is based on an actual field survey performed from 11/2017 to 8/2020 and was created under the direction and supervision of John J. Raab, Registered Surveyor No. S-7863

John J. Raab Registered Surveyor No. S-7863 Date