

EXHIBIT A

**PARCEL 37-T
0.011 ACRE (OR 470.40 SQUARE FEET)
TEMPORARY CONSTRUCTION EASEMENT
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY TO
TO CONSTRUCT ONE DRIVEWAY AND TO GRADE
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
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, Clinton Township, being in Quarter Township 4, Township 1, Range 18 West of the United States Military Lands, being a portion of Lots 2 & 3 of Almada as recorded in Plat Book volume 8, page 4-B (all document references are to the records of Franklin County unless otherwise stated), and being a **0.011 acre** parcel out of that tract known as Franklin County Auditor's **Parcel Number 010-073088** as conveyed to **766 East Hudson St. LLC** (hereafter referred to as "Grantor") by the instrument filed as **Instrument Number 201005210063318**, and being more particularly described as follows:

Being a parcel of land lying on the left side of the existing centerline of right-of-way of Hudson Street (60' R/W – Public) and being more particularly described as follows:

BEGINNING at a point at the Grantor's southwest corner, being on the existing northerly right-of-way line of Hudson Street (R/W varies – Public), being the southeast corner of that tract as conveyed to Nizar H. Al Kamhawi and Rihab R. Al Kamhawi by the instrument filed as Instrument Number 199806030134946, and being on the southerly line of the said Lot 2, said point being 30.00 feet left of the centerline of right-of-way of Hudson Street station 28+84.69 and being the **TRUE POINT OF BEGINNING** of the parcel herein described;

Thence along the Grantor's westerly line, the easterly line of the said Kamhawi tract, and through the said Lot 2, **North 03 degrees 05 minutes 30 seconds East for a distance of 9.00 feet** to a point being 39.00 feet left of the centerline of right-of-way of Hudson Street station 28+84.60;

Thence crossing through the lands of the Grantor, the said Lot 2, and the said Lot 3, **South 86 degrees 22 minutes 37 seconds East for a distance of 34.42 feet** to a point being 39.00 feet left of the centerline of right-of-way of Hudson Street station 29+19.03;

Thence continuing through the lands of the Grantor and through the said Lot 3, **North 31 degrees 00 minutes 19 seconds East for a distance of 20.45 feet** to a point on the Grantor's easterly line, the easterly line of the said Lot 3, and on the westerly right-of-way line of Osceola Avenue (50' R/W – Public), said point being 57.16 feet left of the centerline of right-of-way of Hudson Street station 29+28.43;

Thence along the said easterly line of the Grantor, along the said easterly line of Lot 3, and the existing westerly right-of-way line of Osceola Avenue (50' R/W – Public), **South 03 degrees 05 minutes 30 seconds West for a distance of 22.16 feet** to a point at the intersection of the said existing westerly right-of-way line of Osceola Avenue and a proposed Permanent easement, said point being 35.00 feet left of the centerline of right-of-way of Hudson Street station 29+28.64;

Thence crossing through the lands of the Grantor, through the said Lot 3, and along the said proposed Permanent easement line, **South 48 degrees 21 minutes 26 seconds West for a distance of 7.04 feet** to a point on the Grantor's southerly line, the southerly line of the said Lot 3, and at the intersection of the said existing northerly right-of-way line of Hudson Street and the said proposed Permanent easement, said point being 30.00 feet left of the centerline of right-of-way of Hudson Street station 29+23.68;

Thence along the Grantor's southerly line, the existing northerly right-of-way line of Hudson Street, and the southerly line of the said Lots 2 & 3, **North 86 degrees 22 minutes 37 seconds West for a distance of 39.00 feet** to the **TRUE POINT OF BEGINNING** of the parcel herein described.

The above description contains a total area of **0.011 acres (0.000 acres** are located within the Present Road Occupied resulting in a net take of **0.011 acres**), all of which are located within Franklin County Auditor's **Parcel Number 010-073088**.

Prior instrument of record as of this writing recorded in **Instrument Number 201005210063318** in the records of Franklin County.

This description was prepared by Andrew T. Jordan, Ohio Registered Professional Surveyor number 8759, and is based on an actual field survey conducted by American Structurepoint Inc., and is true and correct to the best of my knowledge and belief.

The bearing for this description are based on Grid North as referenced to South 86 degrees 18 minutes 11 seconds East for the centerline of right-of-way of Hudson Street east of Interstate Route 71 (FRA-1-25.33) as referenced to the Ohio State Plane coordinate system (South Zone) and the North American Datum of 1983, as established utilizing a GPS survey and NGS OPUS solution.

The stations referenced herein are from the plans known as Hudson Street on file with City of Columbus, Ohio having "E" plan number 3575.

American Structurepoint, Inc.

Andrew T. Jordan
Registered Professional Surveyor No. 8759

Date

