

EXHIBIT 'A'

Excess Land South of relocated Mooberry Street & east of Parsons Avenue

Situated in the City of Columbus, County of Franklin, State of Ohio, located in Section 15, Half Section 24, Township 5N, Range 22W of the Refugee Lands and being part of Lots 12-16, part of Lots 21-29 and part of a 14 foot unnamed alley as shown in The Heirs of Jeremiah Armstrong, decd, Addition to Columbus in Plat Book 1 page 284, part of a 14 foot unnamed alley as shown in Livingston Park Addition and part of Parcel 5, 6 and 12 as shown in Children's Hospital Urban Renewal Plat A in Plat Book 43, page 17 in Plat Book 4 page 300, all records on file at the Recorder's Office Franklin County, Ohio, and being more particularly described as follows:

**Beginning** at the southeasterly corner of said Lot 28 of said Armstrong Addition;

Thence North  $86^{\circ} 22' 32''$  West, following the southerly lines of said Lots 28-24, for a distance of 126.53 feet to an iron pin set on the northerly line of Parcel 5 as shown in Children's Hospital Urban Renewal Area Plat A in Plat Book 43 page 17;

Thence following the northerly line of said Parcel 5 for the following five (5) courses and distances;

1. Along the arc of a curve to the left, having a radius of 2,266.83 feet, a delta of  $00^{\circ} 29' 28''$ , a chord bearing of South  $84^{\circ} 11' 32''$  West, a chord distance of 19.43 feet, for an arc length of 19.43 feet to an iron pin set;
2. South  $83^{\circ} 56' 48''$  West, for a distance of 103.74 feet to an iron pin set;
3. South  $81^{\circ} 16' 50''$  West, for a distance of 20.47 feet to an iron pin set;
4. South  $83^{\circ} 23' 50''$  West, for a distance of 84.24 feet to an iron pin set;
5. South  $47^{\circ} 14' 50''$  West, for a distance of 23.14 feet to an iron pin set at the intersection of the northwesterly corner of said Parcel 5 with the easterly line of Parsons Avenue;

Thence North  $03^{\circ} 31' 41''$  East, passing through said Lots 16-12 of said Armstrong Addition along the extension of the easterly line of Parsons Avenue, for a distance of 122.44 feet to an iron pin set;

Thence passing through said Lot 12 and Lots 21-28 of said Armstrong Addition for the following nine (9) courses and distances;

1. North  $50^{\circ} 41' 08''$  East, for a distance of 55.97 feet to an iron pin set;
2. South  $89^{\circ} 40' 14''$  East, for a distance of 99.63 feet to an iron pin set;
3. South  $48^{\circ} 26' 30''$  East, for a distance of 19.49 feet to an iron pin set;
4. South  $80^{\circ} 53' 28''$  East, for a distance of 65.34 feet to an iron pin set;
5. North  $66^{\circ} 34' 00''$  East, for a distance of 21.23 feet to an iron pin set;

6. South 74° 04' 28" East, for a distance of 118.64 feet to an iron pin set;
7. South 37° 44' 26" East, for a distance of 16.98 feet to an iron pin set;
8. South 73° 52' 08" East, for a distance of 14.46 feet to an iron pin set;
9. South 03° 33' 23" West, for a distance of 41.61 to an iron pin set on the northerly line of said Children's Hospital Urban Renewal Area Plat A;

Thence following the northerly line of said Children's Hospital Urban Renewal Area Plat A along the arc of a curve to the right, having a radius of 2266.83 feet, a delta of 03° 39' 47", a chord bearing of North 89° 51' 08" East, a chord distance of 144.89 feet, for an arc length of 144.92 feet to an iron pin set;

Thence South 88° 15' 01" East, continuing along the northerly line of said Children's Hospital Urban Renewal Area Plat A, for a distance of 14.95 feet to an iron pin set;

Thence passing through said Children's Plat A for the following three (3) courses and distances;

1. South 35° 12' 42" West, for a distance of 30.77 feet to a point;
2. North 86° 23' 54" West, for a distance of 143.44 feet to a point;
3. South 85° 31' 22" West, for a distance of 14.14 feet to the **Beginning**, and containing 44,013 square feet or 1.010 acres of land, more or less

Description Acreage Breakdown:

0.802 acres within City of Columbus fee ownership (not dedicated/deeded ROW)

0.101 acres within dedicated/deeded right of way

0.107 acres within Nationwide Children's Hospital ownership

Nationwide Children's Hospital Acreage Breakdown:

0.022 acres in 010-082626 and 0.085 acres in 010-082628

The bearings for this description are based on Grid North, Ohio State Plane, South Zone and referenced to the North American Datum of 1983 (1986 Adjustment) determined by GPS Observations between Franklin County Control Monuments "Frank 143" and "COC 5-83" as being North 77° 09' 24" West.

All iron pin set are 5/8"x30" rebar with a 'MS CONS INC.' identifying cap.

Fee Ownership as follows:

The Heirs of Jeremiah Armstrong, decd, Addition to Columbus

|             |   |                    |
|-------------|---|--------------------|
| Lot 12:     | CITY OF COLUMBUS, OHIO, a municipal corporation | D.B. 2443 page 545 |
| Lots 13-14: | CITY OF COLUMBUS, OHIO, a municipal corporation | D.B. 3150 page 529 |
| Lots 15-16: | CITY OF COLUMBUS, OHIO, a municipal corporation | D.B. 2569 page 117 |
| Lots 21-22: | CITY OF COLUMBUS, OHIO, a municipal corporation | D.B. 3150 page 531 |
| Lots 23-24: | CITY OF COLUMBUS, OHIO, a municipal corporation | D.B. 3150 page 527 |
| Lot 25:     | City of Columbus                                | D.B. 3093 page 303 |
| Lot 26:     | City of Columbus, Ohio                          | D.B. 2432 page 541 |
| Lot 27:     | City of Columbus, a municipal Corporation       | D.B. 2379 page 667 |
| Lot 28:     | The City of Columbus, a Municipal Corporation   | D.B. 2379 page 669 |

Children's Hospital Urban Renewal Plat A

Parcel 5, 6 & 12: Nationwide Children's Hospital      Instrument No.: 200807140107795

The above description was prepared under the direction and supervision of Chad S. Snow, Registered Professional Surveyor No. 8559 and is based on an actual field survey performed in October, 2021.

 3/2/22

