

EXHIBIT A

LPA RX 887 T

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Rev. 07/09

Ver. Date 09/12/22

PID 3658-E

**PARCEL 10-T
SINCLAIR ROAD
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
CONSTRUCTION DRIVE APRON
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 Farm Lot 90 in Quarter Section 3, Township 2, Range 18 of the United States Military Lands as described by Plat Book A, Page 194 (Destroyed by fire) and being 462 square feet (0.011 acres) within a 2.017 acre parcel conveyed to Shree Sainath Columbus, LLC as described in Instrument 202201100006276 and being more particularly described as follows:

Being a parcel of land lying on the left side of the centerline of a survey made for the PED Safety Improvement Sinclair Road project in plan 3658-E for the City of Columbus, and being located within the following described points in the boundary thereof:

Commencing at a point found on the existing northerly right of way line of Morse Road (fka: Rathbone Road), and westerly right of way line of Sinclair Road (fka: Bronson Road and Indianola Avenue). Point being referenced 0.04 feet west and 0.35 feet south of an iron pin found being 92.50 feet left of Sinclair Road centerline of right of way Station 501+01.60;

Thence along the said westerly right of way line bearing **North 07 degrees 11 minutes 01 second East**, a distance of **338.85** feet to a point being 70.18 feet left of Sinclair Road centerline of right of way Station 504+39.71;

Thence continuing along said westerly right of way line bearing **South 86 degrees 41 minutes 47 seconds East** a distance of **16.16** feet to a point, converging with the limited access right of way for the State of Ohio 32.585 acre parcel 208-LA from plan FRA 1-25.33, being 54.02 feet left of Sinclair Road centerline of right of way Station 504+39.74;

Thence continuing along westerly limited access right of way line bearing, North 07 degrees 13 minutes 12 seconds East a distance of 118.89 feet to the **Point of Beginning**;

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Beginning at a point on the existing westerly limited access right of way line of Sinclair Road being 46.11 feet left of Sinclair Road centerline of right of way Station 505+58.36;

Thence leaving the existing westerly limited access right of way line of Sinclair Road with a perpendicular bearing **North 86 degrees 40 minutes 34 seconds West**, a distance of **11.89** feet to a point being 58.00 feet left of Sinclair Road centerline of right of way Station 505+58.35;

Thence parallel to the centerline of Sinclair Road line bearing **North 03 degrees 24 minutes 21 seconds East** a distance of **33.98** feet to a point being 58.00 feet left of Sinclair Road centerline of right of way Station 505+92.33;

Thence bearing **North 82 degrees 16 minutes 41 seconds East** a distance of **14.62** feet to a point on the limited access right of way for Sinclair Road being 43.66 feet left of Sinclair Road centerline of right of way Station 505+95.15;

Thence along the westerly limited access right of way of Sinclair Road bearing **South 07 degrees 13 minutes 12 seconds West** a distance of **36.87** feet to the **Point of Beginning**.

The above described parcel contains 0.011 acres (462 square feet) more or less, in Auditors Permanent Parcel Number 010-009359.

Subject to all legal rights-of-way and/or easements, if any, of previous record.

Grantor claims title by Instrument Number 202201100006276 in the Franklin County Recorder's Office.

This description was prepared and reviewed on September 12, 2022 by Christopher M. Cook, Registered Surveyor #8424.

The basis of bearings shown are based on the State Plane Coordinate System, Ohio South, as per NAD 83 (2011) established by Dynotec, Inc. using GPS procedures and equipment, which sets the centerline of Sinclair Road North 03 degrees 24 minutes 21 seconds East.

This description is based upon a field survey performed by Dynotec, Inc. in the years 2018-2022.

The stations referred to herein are from the centerline of construction of Sinclair Road as found on plan 3531-E on file in drawer E with the City of Columbus, Franklin County, State of Ohio.

Christopher Cook, PS
Reg. Surveyor No. 8424

Date