

EXHIBIT A

Page 1 of 3

RX 250 WD

Rev. 06/09

Ver. Date 04/15/13

PID 17585

**PARCEL 16-WD
FRA-C.R. 61-1.10
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, located in Farm Lot 18 of Flavel Tuller's Survey of Quarter Township 1, Township 2 North, Range 19 West, United States Military Lands, as recorded in Plat Book 3, Page 60, and being a part of that 4.494 acre tract as conveyed to the Abington Village Condominium Association by deed of record in Official Record 11834 E10, and being Common Area as shown on the plat for Abington Village Phase I, as recorded in Condominium Plat Book 35, Page 51, all records of the Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Being a parcel of land located on the left side of the Plat of the Centerline of Right-of-Way of FRA-C.R. 61-1.10, as recorded in Plat Book ____, Page ____;

Beginning for Reference at Franklin county Monument #7772 at the intersection of the existing Right-of-Way Centerline of Hard Road (County Road 61) with the existing Construction Centerline of Sawmill Road (County Road 70), being 0.00 feet left of Hard Road centerline station 99+99.90;

Thence South 87 degrees 39 minutes 05 seconds East, a distance of 1478.36 feet along the existing Right-of-Way Centerline of Hard Road to a point being 0.00 feet left of Hard Road centerline station 114+78.26;

EXHIBIT A

Page 2 of 3

RX 250 WD

Rev. 06/09

Thence North 02 degrees 20 minutes 55 seconds East, a distance of 40.00 feet perpendicular to the existing Right-of-Way Centerline of Hard Road to a 1" iron pipe found at the intersection of the westerly line of said Abington Village 4.494 acre tract with the existing northerly right-of-way line of Hard Road at the northeast corner of that 0.168 acre tract as conveyed to the City of Columbus by deed of record in Deed Book 3739, Page 216, being 40.00 feet left of Hard Road centerline station 114+78.25, and being the **Point of True Beginning**;

Thence North 02 degrees 22 minutes 50 seconds East, a distance of 15.00 feet along the westerly line of said Abington Village 4.494 acre tract, and along the easterly line of that 2.194 acre tract as conveyed to Mara Enterprises, Inc. by deed of record in Official Record 25574 G06, to an iron pin set being 55.00 feet left of Hard Road centerline station 114+78.26;

Thence South 87 degrees 39 minutes 05 seconds East, a distance of 31.74 feet across said Abington Village 4.494 acre tract to an iron pin set being 55.00 feet left of Hard Road centerline station 115+10.00;

Thence South 02 degrees 20 minutes 55 seconds West, a distance of 15.00 feet across said Abington Village 4.494 acre tract to an iron pin set at the intersection with the proposed northerly Right-of-Way line of Hard Road, being 40.00 feet left of Hard Road centerline station 115+10.00;

Thence North 87 degrees 39 minutes 05 seconds West, a distance of 31.75 feet across said Hard Road Partnership 4.494 acre tract and along the proposed northerly Right-of-Way line of Hard Road, to the **Point of True Beginning**, containing 0.011 acres, more or less;

The above described area, 0.011 acres, is contained within a Franklin County Auditor's Parcel Numbers 590-204696 through 590-204769, both inclusive.

The bearing of South 87 degrees 39 minutes 05 seconds East for the centerline of Hard Road is based upon the Ohio State Plane Coordinate System, South Zone, NAD 1983 (1986 Adjustment), as measured using G.P.S. methods through the Franklin County Engineer's stations FRANK 74, FRANK 174, FCGS 7772, FCGS 6651, FCGS 2232, and FRANK 2218 RESET.

This description was based upon an actual field survey of Hard Road by Stantec Consulting Services, Inc., in October and November of 2010, under the direction of Tim A. Baker, Registered Surveyor Number 7818.

EXHIBIT A

Page 3 of 3

RX 250 WD

Rev. 06/09

Iron Pins Set are 3/4 inches in diameter by 30 inches long with a 2 inch aluminum cap placed on top bearing the name "ODOT R/W" and "STANTEC".

Grantor Claims title by instrument of record in Official Record 11834 E10, of the Recorder's Office, Franklin County, Ohio.

STANTEC CONSULTING SERVICES, INC.

Registered Surveyor No. 7818