

EXHIBIT A

Page 1 of 2

LPA RX 887 T

Rev. 07/09

Ver. Date 03/19/24

PID 106095

**PARCEL 14-T
FRA-23-15.30
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
RECONSTRUCT DRIVEWAY
FOR 18 MONTHS FROM DATE OF ENTRY BY THE
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situate in the State of Ohio, County of Franklin, City of Columbus in the Quarter Township 2 of Township 1, Range 18, United States Military Lands, and being part of Lot 147 of Walhalla Park Place as recorded in Plat Book 9, page 16 of the Franklin County Recorder's Office, also known as being part of the property conveyed to Ila Nagar and Scott S. Lawski by Instrument Number 201403130030911 of the Franklin County Recorder's Office, (Franklin County Auditor's Parcel Number 010-047289-00), being Parcel 14-T on the left side of the existing centerline of Right-of-Way of Indianola Avenue (Right-of -Way 60') as shown on the City of Columbus Right-of-Way Plans for Indianola Avenue (1908-A) and being more particularly described as follows:

Beginning at a point in the southerly line of said Lot 147, said point being in the proposed Westerly Right-of-Way line of said Indianola Avenue, said point also being 31.00 feet left of Station 143+23.93 of said centerline of Right-of-Way of Indianola Avenue and the **True Point of Beginning** for the parcel herein described;

Thence along the common line of said Lot 147 and Lot 49 of Woodbine Place as recorded in Plat Book 18, Page 42 of the Franklin County Recorder's Office, **North 86 degrees 07 minutes 23 seconds West, 10.00 feet** to a point in said common line, said point being 41.00 feet left of Station 143+23.93 of said centerline of Right-of-Way of Indianola Avenue;

Thence across said Lot 147, the following two (2) courses:

North 03 degrees 52 minutes 37 seconds East, 12.48 feet to a point in Lot 147, said point being 41.00 feet left of Station 143+36.41 of said centerline of Right-of-Way of Indianola Avenue;

North 73 degrees 15 minutes 51 seconds East, 10.68 feet to a point in the proposed Right-of-Way line of said Indianola Avenue, said point being 31.00 feet left of Station 143+40.17 of said centerline of Right-of-Way of Indianola Avenue;

EXHIBIT A

Page 2 of 2

LPA RX 887 T

Rev. 07/09

Thence along the proposed westerly Right-of-Way line of said Indianola Avenue, **South 03 degrees 52 minutes 37 seconds West, 16.24 feet** to the **Point of Beginning**, containing 0.003 acre (143.6 sq. ft) more or less, all of which is in Franklin County Auditor's Parcel Number 010-047289-00.

Subject to all, legal, easements, rights-of-way, conditions and restrictions.

The Gross Take from Franklin County Auditor's Parcel Number 010-047289-00 is 0.003 acre.

The P.R.O. in Take for Franklin County Auditor's Parcel Number 010-047289-00 is 0.00 acres.

All bearings shown are for project use only and are based on the Ohio State Plane Coordinate System, South Zone, NAD83(2011). A bearing of North 03 degrees 52 minutes 37seconds East was held as the bearing of the centerline of Indianola Avenue from E. Weber Road to Clinton Heights Avenue.

Address: 469 Midgard Avenue, Columbus, Ohio 43202.

The ownership and recording information from the Franklin County Recorder and Auditor's Offices is current as of the date of description.

This description was prepared in March 2024 by Smart Services, Inc. under the direct supervision of John C. Dodgion, P.S. 8069 and is based on actual field measurements performed by the same in August and September of 2022 and March of 2023.

JOHN C. DODGION
REG. SURVEYOR NO. 8069