

EXHIBIT A

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RX 250 WD

Rev. 06/09

Ver. Date 04/15/13

PID 17585

**PARCEL 17-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 17 and 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 10.034 acre remainder as conveyed to the Hard Road Partnership by deed of record in Official Record 8242 I12, and 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 #2232 at the intersection of the centerline of right-of-way of Hard Road (County Road 61) with the easterly line of said Lot 17 of Tuller's Survey at the southeast corner of the Walden View Subdivision as recorded in Plat Book 97, Page 95, and being 0.00 feet left of Hard Road Centerline Station 144+14.25;

Thence North 87 degrees 39 minutes 05 seconds West, a distance of 1796.30 feet along the existing centerline of Right-of-Way of Hard Road to the southeast corner of said Hard Road Partnership 10.034 acre remainder, at the southwest corner of the Olde Sawmill Section Nine Subdivision as recorded in Plat Book 60, Page 64, being 0.00 feet left of Hard Road Centerline Station 126+17.96, and being the **Point of True Beginning**;

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Thence continuing North 87 degrees 39 minutes 05 seconds West, a distance of 426.75 feet along the existing centerline of Right-of-Way of Hard Road, along a southerly line of said Hard Road Partnership 10.034 acre remainder, and along the northerly line of the Summerwood Section No. 4 Part Three Subdivision as recorded in Plat Book 60, Page 63, to the northwest corner of said Summerwood Subdivision, being 0.00 feet left of Hard Road Centerline Station 121+91.20;

Thence North 01 degrees 52 minutes 51 seconds East, a distance of 20.00 feet along a westerly line of said Hard Road Partnership 10.034 acre remainder, and along the easterly line of that 0.616 acre tract as conveyed to the City of Columbus by deed of record in Official Record 5381 E13, to the intersection with the existing northerly Right-of-Way line of Hard Road and with the common line between said Farm Lot 17 and Farm Lot 18 of Tuller's Survey at the northeast corner of said Columbus 0.616 acre tract, being 20.00 feet left of Hard Road Centerline Station 121+91.04;

Thence North 87 degrees 39 minutes 05 seconds West, a distance of 712.80 feet along a southerly line of said Hard Road Partnership 10.034 acre remainder, along the existing northerly Right-of-Way line of Hard Road, along the common line between said Farm Lot 17 and Farm Lot 18 of Tuller's Survey, along the northerly line of said Columbus 0.616 acre tract, and along a portion of the northerly line of that 1.231 acre tract as conveyed to the City of Columbus by deed of record in Official Record 5069 J03, to the southeast 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 20.00 feet left of Hard Road Centerline Station 114+78.24;

Thence North 02 degrees 22 minutes 50 seconds East, a distance of 20.00 feet along a westerly line of said Hard Road Partnership 10.034 acre remainder, and along the easterly line of said Columbus 0.168 acre tract, to a 1" iron pipe found marking the southeast corner of Millrun Condominium as recorded in Condominium Plat Book 32, Page 33, being 40.00 feet left of Hard Road Centerline Station 114+78.25;

Thence South 87 degrees 39 minutes 05 seconds East, a distance of 1139.70 feet along a northerly line of said Hard Road Partnership 10.034 acre remainder, along the proposed northerly Right-of-Way line of Hard Road, along the southerly line of that 4.494 acre tract as conveyed to the Hard Road Partnership by deed of record in Official Record 11834 E10 as established in the Declaration for Abington Village Condominium by deed of record in Official Record 7618 A01, and across said Hard Road Partnership 10.034 acre remainder, to a 1" iron pipe found marking the southwest corner of Lot 956 of said Olde Sawmill Section Nine Subdivision, being 40.00 feet left of Hard Road Centerline Station 126+17.96;

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Thence South 02 degrees 20 minutes 55 seconds West, a distance of 40.00 feet along the easterly line of said Hard Road Partnership 10.034 acre remainder, and along the westerly line of said Olde Sawmill Section Nine Subdivision to the **Point of True Beginning**, containing 0.719 acres, more or less, of which 0.196 acres, more or less, lies within the present road occupied;

Of the above described area, 0.719 acres is contained within the Franklin County Auditor's Parcel 590-200874.

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.

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 8242 I12, of the Recorder's Office, Franklin County, Ohio.

STANTEC CONSULTING SERVICES, INC.

Registered Surveyor No. 7818