

EXHIBIT A

COC TEMP

Rev. 1-24-23

Date 1/23/24

Plan No. 3925-E

**PARCEL 71-T
0.0295 ACRES**

**TEMPORARY EASEMENT
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR
CONSTRUCTION OF PLAN 3925-E AND TO GRADE
FOR 24 MONTHS FROM DATE OF ENTRY
IN THE NAME AND FOR THE USE OF
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, Franklin County, City of Columbus, U.S. Military Lands, Quarter Township 3, Township 1, Range 17, being a 1.848 acre tract as conveyed to The Ark, an Ohio Corporation Not For Profit. Prior instrument reference as of the date this survey was prepared: Deed Book 3744, Page 207, of the Recorder's Office, Franklin County, Ohio. Being bounded and described as follows:

Commencing at an angle point on the southerly standard highway easement line of Mock Road (60' wide) as established and accepted by the Commissioners of Franklin County in Road Record 7, Page 82, being referenced by an 3/4" iron pin found 30.39' right of the Mock Road centerline station 72+27.92, said point also being 30.00' right of the Mock Road centerline station 72+28.43;

Thence N 75°55'30" W a distance of 131.10' along the southerly standard highway easement line of said Mock Road to a point on the easterly property line of a 0.529 acre tract as conveyed to Sherri F. White Young in Instrument Numbers 201706300089047 and 199811100288948, said point also being on the westerly property line of said 1.848 acre tract, being 30.00' right of the Mock Road centerline station 70+97.33;

Thence S 25°48'30" W a distance of 2.59' leaving said southerly standard highway easement line of said Mock Road and along the easterly property line of said Sherri F. White Young tract to a point, being 32.54' right of the Mock Road centerline station 70+96.81;

Thence S 73°16'02" E a distance of 117.69' leaving the easterly property line of said Sherri F. White Young tract and through said The Ark, an Ohio Corporation Not For Profit tract to a point,

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being 38.00' right of the Mock Road centerline station 72+14.37 and being the **True Point of Beginning**;

Thence continuing through said The Ark, an Ohio Corporation Not For Profit tract the following three (3) courses;

- 1.) S 73°16'02" E a distance of 22.93' to a point, being 34.07' right of the Mock Road centerline station 72+54.79;
- 2.) With a curve to the right having an arc length of 19.50', a radius of 46.03', a delta of 24°16'32", a chord bearing of S 61°07'46" E, a chord length of 19.35' to a point, being 30.00' right of the Mock Road centerline station 72+73.71;
- 3.) With a curve to the right having an arc length of 55.37', a radius of 80.00', a delta of 39°39'15", a chord bearing of S 29°09'53" E, a chord length of 54.27' to a point on the westerly standard highway easement line of said Sunbury Road, being 48.41' right of the Mock Road centerline station 73+24.76;

Thence S 09°20'16" E a distance of 49.51' along the westerly standard highway easement line of Sunbury Road to a point, being 80.00' right of the Mock Road centerline station 73+62.88;

Thence leaving said westerly standard highway easement line of Sunbury Road and through said The Ark, an Ohio Corporation Not For Profit tract the following five (5) courses;

- 4.) N 76°17'30" W a distance of 13.62' to a point, being 86.25' right of the Mock Road centerline station 73+50.78;
- 5.) N 00°17'19" E a distance of 27.24' to a point, being 65.60' right of the Mock Road centerline station 73+33.00;
- 6.) N 17°07'38" W a distance of 33.35' to a point, being 48.00' right of the Mock Road centerline station 73+04.68;
- 7.) N 33°43'42" W a distance of 33.44' to a point, being 39.19' right of the Mock Road centerline station 72+72.42;

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8.) N 55°21'46" W a distance of 38.78' to the **True Point of Beginning;**

The above described area contains 0.0295 acres of land, more or less, of which the present road occupies 0.000 acres of land, being part of Franklin County Auditor's Parcel Number 010-166712.

All references here in are to records in the Recorders Office, Franklin County, Ohio.

Grantor claims title by Volume 3744, Page 207.

The basis of bearings for this description are based Geodetic North of the Ohio State Plane Coordinate System, South zone, NAD83 (2011) as determined from GPS observations utilizing the ODOT RTN with the centerline of Right-of-Way of Mock Road being S 86°17'30" E.

All stations and offsets here in are referenced to the centerline of existing right-of-way of Mock Road as shown upon the right-of-way plan "Improvements of Alum Creek Trail Mock Road Connector from E. Hudson Street and Parkwood Avenue to Existing Alum Creek Trail at Sunbury Road and Mock Road "on file with the City of Columbus, Ohio.

This description is based on a field survey in May, 2022 prepared under the direct supervision of Charles W. Price Jr., Registered Professional Surveyor, No. 7825.

Charles W. Price, Jr., P.S. No. 7825

Date