

EXHIBIT A

LPA RX 887 T

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Rev. 07/09

Ver. Date 10-5-2021

PID 110388

**PARCEL 29-T
JAMES ROAD AT EAST BROAD STREET
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
CONSTRUCT DRIVEWAY AND COMPLETE GRADING AND SEEDING
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, City of Columbus, Franklin County, Half Section 8, Section 7, Township 12 N, Range 21 W, Refugee Lands and being part of Lot 13 and 14 of Mayfair as recorded in Plat Book 19, Page 40 and conveyed to Anirusus, LLC, in Instrument 201512280180646 in the Franklin County Recorder's Office. The below described parcel laying on the right side of the centerline of existing right of way for James Road in project James Road at East Broad Street as platted by 2LMN, Inc. as recorded in Instrument 202108240151066, and being more particularly described as follows:

COMMENCING at a linch iron pin found at the grantor's southwest corner being on the easterly existing right of way for James Road, said pin being 40.00 feet right of centerline of existing right of way for James Road at station 54+97.10 and being the **TRUE POINT OF BEGINNING** for the parcel herein described:

- 1) **Thence**, along the grantor's west line and the easterly existing right of way for James Road, **North 04 degrees 04 minutes 04 seconds East, 68.00** feet to a point at the grantor's Northwest corner, said point being 40.00 feet left of the centerline of existing right of way for James Road at station 55+65.10;
- 2) **Thence**, along the grantor's north line, **South 85 degrees 56 minutes 23 seconds East, 5.00** feet to a point, said point being 45.00 feet right of the centerline of existing right of way for James Road at station 55+65.10;
- 3) **Thence**, across the grantor's tract, **South 04 degrees 04 minutes 04 seconds West, 68.00** feet to a point, said point on the grantor's south line, being 45.00 feet right of the centerline of existing right of way for James Road at station 54+97.10;
- 4) **Thence**, along the grantor's north line, **North 85 degrees 56 minutes 23 seconds West, 5.00** feet to the **TRUE POINT OF BEGINNING**, containing 0.008 acres.

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The parcel of land described contains, 0.008 acres, more or less, including the present road occupies 0.000 acres, more or less and is located in Franklin County Auditor's Parcel Number 010-093093-00.

All irons pins set are 5/8 inch x 30 inch rebar with a 1 inch plastic cap stamped "2LMN, Inc".

Description prepared from an actual field survey prepared by 2LMN, Inc. under the supervision of Richard F. Mathias, P.S. # 7798, December, 2020.

Grantor claim title by Instrument 201512280180646, as recorded in the Franklin County Recorder's Office.

All bearings shown are for project use only. The bearings shown hereon are based on the centerline of James Road as being North 04 degrees 04 minutes 04 seconds East, from an adjusted field survey using G.P.S. methods from monument CP1 and monument CP2, based on the Ohio State Plane Coordinate system, South Zone and NAD 83 (2011) Datum.

Richard F. Mathias, P.S.
Professional Land Surveyor No. 7798

Date