

EXHIBIT A

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LPA RX 851 WD

Rev. 06/09

Ver. Date 03/17/14

PID 90382

**PARCEL 11-WD
FRA-SCIOTO TRAIL/FIFTH AVENUE CONNECTOR
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

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 City of Columbus, County of Franklin, State of Ohio, located in Virginia Military Survey 530, being part of Lot 5 of Scioto Park (Plat Book 43, Page 108), and also being part of lands conveyed to Stantec Consulting Services Inc. (hereinafter known as the "Grantor") by Inst. #200808070120554 of said county records:

Being a parcel of land lying on the right side of the centerline of right of way of West Fifth Avenue as part of the FRA-Scioto Trail/Fifth Avenue Connector Centerline Plat recorded in Plat Book _____, Page _____ of the records of Franklin County and being bounded and described as follows:

Beginning at a mag nail set at the proposed location of a 1 inch rebar in a monument box to be set during construction marking the intersection of the centerline of right of way of West Fifth Ave. with the centerline of right of way of Lake Shore Drive, said mag nail set being at Sta. 20+15.10 of the centerline of right of way of West Fifth Ave. and Sta. 2+07.18 of the centerline of right of way of Lake Shore Dr.; thence North 48 Degrees 55 Minutes 06 Seconds East, along said centerline of right of way, a distance of 55.02 feet to a 1 inch rebar in a monument box set at a point of curvature being at Sta. 20+70.12 of the centerline of right of way of West Fifth Ave.; thence along said centerline of right of way and with a tangential curve to the left having a radius of 1354.62 feet, a central angle of 07 Degrees 32 Minutes 47 Seconds, a chord bearing North 45 Degrees 08 Minutes 42 Seconds East, a chord distance of 178.29 feet, an arc length of 178.42 feet to a 1 inch rebar in a monument box set at a point of tangency being at Sta. 22+48.54 of the centerline of right of way of West Fifth Ave.; thence North 41 Degrees 22 Minutes 18 Seconds East, along said centerline of right of way, a distance of 203.06 feet to a 1 inch rebar in a monument box set at a point of curvature being at Sta. 24+51.60 of the centerline of right of way

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of West Fifth Ave.; thence continuing along said centerline of right of way and with a tangential curve to the right having a radius of 216.51 feet, a central angle of 21 Degrees 55 Minutes 28 Seconds, a chord bearing North 52 Degrees 20 Minutes 02 Seconds East, a chord distance of 82.34 feet, an arc length of 82.85 feet to a 1 inch rebar in a monument box set at a point of tangency being at Sta. 25+34.45 of the centerline of right of way of West Fifth Ave.; thence North 63 Degrees 17 Minutes 46 Seconds East along said centerline of right of way, a distance of 9.88 feet to a point being at Sta. 25+44.33 of the centerline of right of way of West Fifth Ave.; thence South 26 Degrees 42 Minutes 14 Seconds East, a distance of 40.00 feet to the southeasterly right of way line of said West Fifth Ave., at the Grantor's northwest corner, and the northeast corner of a parcel conveyed to 2323 Realty Group, LLC. (Inst. #200808080121402); said rebar set being 40.00 feet right of Sta. 25+44.33 of the centerline of right of way of said West Fifth Ave. and also being the **TRUE PLACE OF BEGINNING** for the parcel hereinafter described, thence clockwise along the following four (4) courses and distances;

1. Thence **North 63 Degrees 17 Minutes 46 Seconds East** along the Grantor's northwesterly line and the southeasterly right of way line of said West Fifth Ave., a distance of **113.08 feet** to a 5/8 inch by 30 inch rebar with cap "GPD" set at the Grantor's northeast corner and on the west line of the Scioto River, said rebar set being 40.00 feet right of Sta. 26+57.41 of the centerline of right of way of West Fifth Ave.;
2. Thence **South 16 Degrees 32 Minutes 18 Seconds East** along the Grantor's east line and the west line of the Scioto River, a distance of **15.24 feet** to a 5/8 inch by 30 inch rebar with cap "GPD" set being 55.00 feet right of Sta. 26+54.72 of the centerline of right of way of West Fifth Ave.;
3. Thence **South 63 Degrees 17 Minutes 46 Seconds West**, a distance of **113.11 feet** to a 5/8 inch by 30 inch rebar with cap "GPD" set on the Grantor's west line and the east line of said 2323 Realty Group, LLC. parcel, said rebar set being 55.00 feet right of Sta. 25+41.61 of the centerline of right of way of West Fifth Ave.;
4. Thence **North 16 Degrees 26 Minutes 34 Seconds West** along said line, a distance of **15.24 feet** to the **TRUE PLACE OF BEGINNING**,

The above described tract contains 0.0389 acres (1,696.4 Sq. Ft.), more or less, and subject to all easements, restrictions and covenants of record.

The above described area is contained within Franklin County Parcel Number 010-105157.

Bearings are based on the centerline of Fifth Avenue, east of Riverside Drive, being South 86 degrees 46 minutes 08 seconds East, as derived from Grid North, Ohio State Plane Coordinate

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System, South Zone, NAD83(CORS96) as resolved by GPS Observations using the Ohio Department of Transportation's VRS Network.

The stationing for West Fifth Avenue is based on City of Columbus Plan D-2519 (West Fifth Avenue Extension), on file with Division of Design & Construction, Department of Public Service, City of Columbus.

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from a survey completed in July 2012.

Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

Steven L. Mullaney, P.S.
Professional Surveyor No. 7900