

EXHIBIT A

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LPA RX 851 WD

Rev. 06/09

Ver. Date 8/8/2018

PID 98557

**PARCEL 8-WD2
FRA-CR03-12.96
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 State of Ohio, County of Franklin, City of Columbus, located in Virginia Military Survey No. 7326, and being part of the 1.259 acre tract conveyed to **Campbell Oil Company** (Grantor) in Instrument Number 201101270014095, the below described parcel laying on the right side of Fisher Road as shown in the centerline of FRA-CR03-12.96, as recorded in Plat Book _____, Page _____, and being described as follows:

Being a parcel of land lying south of and adjacent to the south existing right-of-way line of Fisher Road, as described in the Ohio Department of Transportation Right-of-Way plan FRA-70-03.41 (Dated 8/15/1967) and more particularly described as follows:

Commencing at the intersection of the centerline of existing right-of-way of Hilliard & Rome Road station 84+89.70 and the centerline of existing right-of-way of Fisher Road station 25+00.00, also being the north line of V.M.S #7326, also being the centerline of existing right-of-way of Feder Road station 178+38.90, also being the north line of V.M.S #7326, said point being North 86 degrees 14 minutes 38 seconds West, a distance of 700.00 feet from centerline station 32+00.00 of Fisher Road, and the north line of V.M.S #7326, as designated by a monument at station 31+99.98, 0.05 left;

Thence South 86 degrees 14 minutes 38 seconds East, a distance of 335.00 feet along the centerline of existing right-of-way of Fisher Road and also being the north line of V.M.S. #7326 to a point, being centerline station 28+35.00;

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Thence South 03 degrees 45 minutes 22 seconds West, a perpendicular distance of 50.00 feet leaving said centerline line of Fisher Road to a pin set on the existing south right of way line as acquired by the State of Ohio in Case No. 233922, court of Common Pleas, Franklin County, Ohio,, being 50.00 feet right of centerline station 28+35.00, and being the **Point of Beginning** for the herein described parcel;

Thence South 86 degrees 14 minutes 38 seconds East, a distance of 20.54 feet along the said south right-of-way line of Fisher Road as acquired by the State of Ohio in Case No. 233922, court of Common Pleas, Franklin County, Ohio, to a point at the northwest corner of a parcel of land conveyed to LJKJ Rome Hilliard LLC (36.494%) in Instrument Number 201212190195037, Ruth Ann Hoffman (29.357%) & Roy Lee Hoffman (34.149%) in Official Record 2614J05 and 5431 H02, being 50.00 feet right of centerline station 28+55.54;

Thence South 03 degrees 45 minutes 22 seconds West, a distance of 10.00 feet along said LJKJ Rome Hilliard LLC (36.494%), Ruth Ann Hoffman (29.357%) & Roy Lee Hoffman (34.149%) west property line to a pin set, being 60.00 feet right of centerline station 28+55.54;

Thence North 86 degrees 14 minutes 38 seconds West, a distance of 20.54 feet to a pin set, being 60.00 feet right of centerline station 28+35.00;

Thence North 03 degrees 45 minutes 22 seconds East, a distance of 10.00 feet to the **Point of Beginning**.

Containing 0.005 acre, more or less, within Franklin County Auditor's Parcel Number 010-235560. Consisting of 0.000 acres of Present Roadway Occupied.

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

The basis of bearings for this description are based on the Ohio State Plane Coordinate System, South Zone and the North American Datum of 1983(NSRS 2011), as established using GPS observations processed against the Ohio CORS network, with the centerline of right of way for Feder Road at Hilliard & Rome Road being South 86 degrees 14 minutes 38 seconds East, and are used to denote angles only.

All pins set are 5/8 inch rebar, 30 inches long, with a plastic cap stamped "2LMN, INC."

All stations and offsets referred to herein are measured from the centerline of existing right-of-way of Hilliard & Rome Road as shown upon the right of way plan FRA-CR03-12.96 IMPROVEMENTS OF HILLIARD & ROME ROAD on file with the City of Columbus, Ohio.

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This description was prepared under the direction of Richard F. Mathias, Registered Professional Surveyor Number 7798, and based upon a field survey of property monumentation found, the centerline of existing roadway, and recorded deed descriptions and plats. The said survey was performed by 2LMN, Inc., and is not a complete boundary survey of properties involved in the development of the right-of-way plans known as FRA-CR03-12.96 IMPROVEMENTS OF HILLIARD & ROME ROAD.

Richard F. Mathias Date
Registered Professional Surveyor No. 7798