

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 01/23/2017

PID 95570

**PARCEL 32-T  
FRA-SR317-10.63  
TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
GRADING  
FOR 36 MONTHS FROM DATE OF ENTRY BY THE  
THE CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

**[Surveyor's description of the premises follows]**

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Situated in south half of section 49, Sections 28, Township 12, Range 21 Refugee lands within the city of Columbus, County of Franklin, and the State of Ohio and being part of a 0.889 acre tract as described to BURGER KING CORPORATION, a Florida corporation in Instrument number 200206040138613 (all records are on file at the Recorder's Office, Franklin County, Ohio), said parcel being more fully described as follows:

Commencing at a standard highway monument set at the intersection of the centerline of survey of State Route 317 (Hamilton Road) and centerline of survey of Refugee Road (County Route 14), said monument being the southeasterly corner of Half Section 50, Section 28, Township 12, Range 21, Refugee lands. Also being the southwesterly corner of Half Section 49, Section 28, Township 12, Range 21, Refugee lands. Also being on the northerly line of the northwest quarter of Section 4, Township 11 Range 21, Congress Lands East of the Scioto. Also being on the northerly line of Madison Township and the southerly line of Truro Township. Said Monument having a station of 210+00.00 back 10+00.00 ahead as shown in FRA-SR317-10.63 Right of way plans prepared by ms consultants, inc. for the city of Columbus, Franklin County, Ohio;

Thence North 4° 22' 11" East, following the centerline of survey for S.R. 317 (Hamilton Rd.) for a distance of 2270.27 feet to station 32+70.30;

Thence South 85° 37' 49" East leaving the centerline of S.R. 317(Hamilton Rd.) 102.98 feet to a point in the Easterly Right of way line of said S.R. 317, said point being the northwesterly corner of said 0.889 acre BURGER KING CORPORATION tract, and the southwesterly corner of a 13.689 acre tract as described to S & S SHOPPING CENTERS LTD in instrument 201007230093826, and being the **True Place of Beginning** of the parcel here in described;

Thence South 85° 34' 52" East along the northerly line of said 0.889 acre BURGER KING CORPORATION tract, and the southerly line of said 13.689 acre S & S SHOPPING CENTERS LTD tract, a distance of 9.35 feet to a point;

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Thence South 3° 51' 12" West across the said 0.889 acre BURGER KING CORPORATION tract, for a distance of 32.12 feet to a point in the easterly Right of Way line of said S.R. 317 and a westerly line of said 0.889 acre BURGER KING CORPORATION tract;

Thence North 12° 20' 07" West along the easterly Right of Way line of said S.R. 317 and a westerly line of said 0.889 acre BURGER KING CORPORATION tract, a distance of 33.55 feet to the **True Point of Beginning**, and containing within said bounds 150 square feet or 0.0034 acres of land, more or less in Franklin County Auditor Parcel Number 010-020352-00.

All iron pin(s) set in the description above are 5/8" x 30" rebar with a yellow plastic cap stamped "MS CONS INC".

The bearings for this description are based on the Ohio State Plane Coordinate System, South Zone, North American Datum 1983 (2011). With an established bearing of N 4° 22' 11" E between a monument set at the intersection of Refugee Rd. (C.R. 14) and Hamilton Rd. (S.R. 317) at Sta. 10+00.00 as shown in FRA-SR317-10.63 right of way plans prepared by ms consultants, inc. for the City of Columbus, Franklin County, Ohio and a monument set at the intersection of Groves Rd. and Hamilton Rd. (S.R. 317) Sta. 63+52.59 as shown in said right of way plans with a distance of 5352.59' between them. The above description was prepared by ms consultants, inc. from an actual field survey (2014-2017) and existing records.

JAMES P. VILLACRES  
Professional Surveyor No. 7912