

EXHIBIT A

LPA RX 851 WD

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Rev. 06/09

Ver. Date 05/23/12

PID #####

**PARCEL 12-WD
LOCKBOURNE ROAD
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, Section 27, Half Section 40, Township 5, Range 22, Refugee Lands, being a strip of land located within that 10.119-acre tract as described in a deed to D and D Group, Ltd., of record in Instrument No. 199902170039950, Recorder's Office, Franklin County, Ohio, said strip being on the LEFT side of Lockbourne Road (and north of S.R. 104) as delineated upon plans prepared for the City of Columbus and designated as 2746 DR. E, and being more particularly described as follows:

All references herein to station and offset are to the centerline of construction of Lockbourne Road.

Beginning at Franklin County Geodetic Survey Monument No. 1462 found at the centerline intersection of Lockbourne Road (width varies) and Marion Road (to the west, 5.18 feet south of the Marion Road intersection to the east), 55.00 feet wide to the west and 60.00 feet wide to the east, and at station 41+88.82;

Thence South 03°45'55" West, along the centerline of Lockbourne Road and the easterly line of said Section 27 and Half Section 40, a distance of 738.92 feet to a mag nail set at the southeasterly corner of said 10.119-acre tract and the northeasterly corner of that 1.228 acre tract as described in a deed to Ronald Nichols and Leann E. Nichols, of record in Instrument No. 200909240138557 being at station 34+49.90;

Thence North 86°49'58" West, along the southerly line of said 10.119 acre tract and the northerly line of said 1.228 acre tract, a distance of 30.00 feet to an pin set in the westerly right-of-way line of Lockborne Road, located 30.00 feet LEFT of station 34+49.59;

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Thence North $03^{\circ}45'55''$ East, along said westerly right-of-way line, a distance of 658.32 feet to an iron pin set located 30.00 feet LEFT of station 41+07.91;

Thence through said 10.119-acre tract the following courses:

1. North $20^{\circ}31'38''$ West, a distance of 32.99 feet to an iron pin set located 43.57 feet LEFT of station 41+37.97;
2. North $80^{\circ}55'22''$ West, a distance of 230.20 feet to an iron pin set located 272.78 feet LEFT of station 41+59.29;
3. North $03^{\circ}52'20''$ East, a distance of 5.04 feet to an iron pin set in the southerly right-of-way line of Marion Road (25.00 feet south of centerline) located 272.77 feet LEFT of station 41+64.33;

Thence North $86^{\circ}07'41''$ West, along said southerly right-of-way line, a distance of 268.01 feet to an iron pin found in the westerly line of said 10.119-acre tract and in the easterly line of that 12.489 acre tract as described in a deed to Jefferson Smurfit Corporation (U.S.), of record in Official Record Volume 28754, Page A14, and being located 540.77 feet LEFT of station 41+64.83;

Thence North $03^{\circ}45'37''$ East, along said easterly and westerly lines, a distance of 25.00 feet to a mag nail set in the centerline of Marion Road, located 540.78 feet LEFT of station 41+89.83;

Thence South $86^{\circ}07'41''$ East, along the centerline of Marion Road, a distance of 540.78 feet to the place of beginning.

Containing 0.8964 acre of land, of which the present road occupies 0.8022 acre leaving a net take of 0.0942 acre.

Bearings herein are based on field observations of established monuments FCGS 1462 and FCGS 8818, from the Franklin County Engineers Office, resulting in a bearing of North $03^{\circ}45'55''$ East, for the existing centerline of Lockbourne Road between Refugee Road and Marion Road.

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Iron pins set consist of a 5/8" rebar, 30" long capped with a plastic cap stamped "CITY OF COLUMBUS RIGHT-OF-WAY MARKER".

This description was prepared by M•E Companies Survey Group based on information obtained from field surveys performed in 2008 and 2009.

By _____
David L. Chiesa P.S. No. 7740 Date