

EXHIBIT A

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LPA RX 887 T

Rev. 01/21

Ver. Date 03/24/2021

PID 110376

**PARCEL 16-T
FRA-161-12.83
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF COLUMBUS, OHIO, A MUNICIPAL CORPORATION**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in southeast Quarter Township 4, Township 2 North, Range 18 West, of the United-States Military Lands, part of Lot 2 of the Scioto Land Company Partition as recorded in Deed Book A, Page 194 (destroyed by fire) and re-recorded in Deed Book A, Page 21, part of Lots 9 and 49 of Sharon Acres as recorded in Plat Book 20, Page 1, and being part of a 1.430 acre tract conveyed to Lukie Arkansas Ohio, LLC, a Delaware limited liability company (hereinafter referred to as "Grantor") by deed of record in Instrument Number 201910040131677 (Franklin County Parcel Number 010-147408-00) (all documents referenced herein are from the Franklin County Recorder's Office), and being more particularly described as follows:

BEGIN FOR REFERENCE at the centerline right-of-way intersection of East Dublin Granville Road (SR 161), (Station 679+77.56) and Maple Canyon Avenue (Station 50+00.00), being referenced by a found iron pin in concrete at centerline Station 685+80.83, (East Dublin Granville Road (SR 161)), 8.31 feet left, which bears South 85° 26' 09" East a distance of 603.59 feet;

Thence North 03° 38' 29" East a distance of 150.02 feet along centerline of Maple Canyon Avenue (width varies) to a point at centerline Station 51+50.02;

Thence North 86° 21' 31" West a distance of 25 feet, leaving the centerline across Maple Canyon Avenue to a 5/8" iron pin found at the Grantor's southeast corner and the intersection of the northerly right-of-way line of East Dublin Granville Road (SR 161) (width varies), and the westerly right-of-way line of Maple Canyon Avenue (width varies), 25.00 feet left of centerline station 51+50.02;

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Thence South 89° 51' 35" West a distance of 20.16 feet along the northerly right-of-way line of East Dublin Granville Road, acquired by the State of Ohio by deed of record in Deed Book 3044, Page 127 and the Grantor's southerly line to an iron pin set 45.12 feet left of centerline station 51+48.69 and being the **TRUE POINT OF BEGINNING** for the Temporary Easement herein described;

Thence South 89° 51' 35" West a distance of 6.27 feet along the northerly right-of-way line of East Dublin Granville Road and the Grantor's southerly line to a point 51.38 feet left of centerline station 51+48.28;

Thence leaving the northerly right-of-way line of East Dublin Granville Road and the Grantor's southerly line on the following five (5) courses across the Grantor's 1.368 acre tract;

1. North 36° 58' 52" East a distance of 20.70 feet to a point 40.00 feet left of centerline station 51+65.57;
2. North 03° 38' 29" East a distance of 21.43 feet to a point, 40.00 feet left of centerline station 51+87.00;
3. South 86° 21' 31" East a distance of 5.00 feet to a point 35.00 feet left of centerline station 51+87.00;
4. South 03° 38' 29" West a distance of 22.93 feet to an iron pin set 35.00 feet left of centerline station 51+64.07;
5. South 36° 58' 52" West a distance of 18.41 feet to the **TRUE POINT OF BEGINNING**, containing 0.005 acres, more or less, being subject to all easements, restrictions, and right-of-way of record.

This description was prepared by Robert J. Sands, Ohio Professional Survey Number 8053, and is based on a survey conducted by DLZ Ohio, Inc. in 2020 under his direct supervision.

The bearings for this description are based on the Ohio State Plane Coordinate System, South Zone, and reference the North American Datum of 1983 and the 2007 adjustment (NAD83(2007)), with the bearing of Maple Canyon Avenue being North 3° 38' 29" E.

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Where described, iron pins set are 5/8 inch rebar, 30 inches long, with yellow caps stamped “DLZ OHIO INC.”

All station and offsets referenced in this description are from the right-of-way centerline of Maple Canyon Avenue as described in the plan known as “IMPROVEMENTS OF SR 161/I71” on file with the Ohio Department of Transportation and the City of Columbus.

Robert J. Sands, S-8053
Professional Surveyor No. 8053

Date