

**EXHIBIT A**

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Ver. Date 01/17/2019

PID 77372

**PARCEL 6-UV  
FRA-70-12.68  
PERPETUAL EASEMENT FOR UTILITY PURPOSES  
IN THE NAME AND FOR THE USE OF THE  
THE CITY OF COLUMBUS, OHIO**

This easement is for the installation and maintenance of utilities as granted permission by the City of Columbus

[Surveyor's description of the premises follows]

Situated in the City of Columbus, County of Franklin, State of Ohio and being located in Half Section 27, Township 5 North, Range 22 West of the Refugee Lands, and being part of lands conveyed to City of Columbus, Ohio (hereinafter known as the "Grantor") by Vol. 3103, Pg. 225; Official Record 26749, Page A01; Probate Court Case No. 20678; Council Ordinance 24488 and Inst. #199906170154763 of said county records:

Being a parcel of land lying on the right side of the centerline of Road "CD" as part of the FRA-70-12.68 Centerline Plat recorded in Plat Book \_\_\_\_\_, Page \_\_\_\_\_ of the records of Franklin County and being bounded and described as follows:

Beginning at the northwest corner of the Grantor's parcel and an easterly corner of a parcel conveyed to the Chesapeake and Ohio Railway Co. as conveyed from the Hocking Valley Railway Co. by deed recorded in Deed Book 924, Page 338, now known as CSX Transportation Inc., successor by merger, whose merger documents have been summarized and recorded as Official Record 13276, Page A16 and subsequently re-recorded as Official Record 13283, Page G13, as originally partitioned in Deed Book 110, Page 191, said corner being witnessed by a 1 inch iron pipe found bearing North 34 Degrees 17 Minutes 08 Seconds East, a distance of 0.18 feet; said corner being 162.46 feet right of Sta. 528+40.22 of the centerline of Road "CD"; thence South 25 Degrees 44 Minutes 03 Seconds West along the Grantor's west line and the east line of said CSX Transportation parcel, a distance of 17.74 feet to a 5/8 inch by 30 inch rebar with cap "GPD" set, being 177.76 feet right of Sta. 528+30.88 of the centerline of Road "CD" and also being the **TRUE PLACE OF BEGINNING** for the parcel hereinafter described, thence clockwise along the following seven (7) courses and distances;

1. Thence **North 88 Degrees 25 Minutes 36 Seconds East**, a distance of **293.96 feet** to a point, being 183.34 feet right of Sta. 531+37.74 of the centerline of Road "CD";
2. Thence east along a tangential curve to the right having a radius of **1883.19 feet**, a central angle of **05 Degrees 33 Minutes 45 Seconds**, a chord bearing **South 88 Degrees 47 Minutes 31 Seconds East**, a chord distance of **182.75 feet**, an arc length of **182.82 feet** to the Grantor's east

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line and the west right of way line of Short St., said point being 185.10 feet right of Sta. 533+28.68 of the centerline of Road "CD";

3. Thence **South 09 Degrees 34 Minutes 15 Seconds East** along said line, a distance of **19.55 feet** to a point, being 204.25 feet right of Sta. 533+32.78 of the centerline of Road "CD";
4. Thence west along a non-tangential curve to the left having a radius of **1864.19 feet**, a central **05 Degrees 42 Minutes 12 Seconds**, a chord bearing **North 88 Degrees 43 Minutes 18 Seconds West**, a chord distance of **185.49 feet**, an arc length of **185.56 feet** to a point, being **202.34 feet** right of Sta. 531+38.07 of the centerline of Road "CD";
5. Thence **South 88 Degrees 25 Minutes 36 Seconds West**, a distance of **301.49 feet** to the Grantor's west line and the east line of said CSX Transportation parcel, said point being 196.31 feet right of 528+21.91 of the centerline of Road "CD";
6. Thence **North 09 Degrees 15 Minutes 57 Seconds West** along said line, a distance of **3.53 feet** to a northwest corner of the Grantor's parcel and easterly corner of said CSX Transportation parcel, said corner being witnessed by a 1 inch iron pipe found bearing South 46 Degrees 50 Minutes 32 Seconds West, a distance of 0.31 feet, said corner also being 192.80 feet right of 528+21.62 of the centerline of Road "CD";
7. Thence **North 25 Degrees 44 Minutes 03 Seconds East**, a distance of **17.45 feet** to the **TRUE PLACE OF BEGINNING**.

The above described tract contains 0.2106 acres, including 0.0000 acres in the present road occupied (PRO), more or less, and subject to all easements, restrictions and covenants of record.

The above described area is contained within Franklin County Parcel Number 010-066817.

The Basis of Bearing in the above described parcel is Grid North as resolved by GPS observation taken from Franklin County Monuments: "Frank 143" and "COC 5-83" with a bearing of North 77 Degrees 09 Minutes 24 Seconds West, based on datum: Ohio State Plane South, NAD83(86 adjustment).

This description was prepared and reviewed under the direct supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from a field survey completed in April, 2013.

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

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