

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 07/27/2018

PID 100964

**PARCEL 14-T  
1084 DUXBERRY AVE.  
TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
REMOVAL & GRADING FOR ENCROACHING DRIVE  
FOR 12 MONTHS FROM DATE OF ENTRY BY THE  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, being part of Lot No. 68 of Homestead Heights Number 2 Subdivision, as described in Plat Book 16, Page 40, conveyed to **Barron Rutledge** and **Barbara Rutledge** as described in Quit Claim Deed Instrument Number 200005090090706 and originally in Warrant Deed Book 2774 Page 185, all references being those of record in Franklin County, Ohio Recorders Office and being more particularly described as follows:

BEGINNING at a point on the south line of said Lot No. 68, and being on the existing northerly right-of-way of Duxberry Avenue (50'), said point being 25.00 feet left of centerline Station 24+37.00;

Thence northerly, crossing said Lot No. 68, North 3°38'26" East a distance of 12.00 feet to a point being 37.00 feet left of Duxberry Avenue centerline Station 24+37.00;

Thence easterly, crossing said Lot No. 68, South 86°21'34" East a distance of 4.52 feet to a point on the east line of said Lot No. 68 and the west line of Lot No. 67 of said Homestead Heights Number 2 Subdivision conveyed to Doral Properties, LLC as described in Instrument Number 200506200119117, and being 37.00 feet left of Duxberry Avenue centerline Station 24+41.52;

Thence southerly, with the east line of said Lot No. 68 and the west line of Lot No. 67, South 3°23'03" West a distance of 12.00 feet to the southeast corner of said Lot No. 68, and being 25.00 feet left of Duxberry Avenue centerline Station 24+41.58;

Thence westerly, with the south line of said Lot No. 68 and the northerly right-of-way line of Duxberry Avenue, North 86°21'34" West a distance of 4.58 feet to the POINT OF BEGINNING, containing 0.0013 acres (55 S.F.) more or less.

Subject to all legal rights-of-way and/or easements, if any of previous record.

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The above described area is within Auditors Permanent Parcel Number 010-076636.

This description is based upon a field survey performed by Dynotec, Inc. in May 2017.

The bearings shown on this plan are based on the State Plane Coordinate System, South Zone, as per NAD83 (CORS96). Said bearings originated from a field traverse which was referenced to said coordinate system by GPS observations and observations of selected stations in the Ohio Department of Transportation Virtual Reference Station Network. The portion of the centerline of Duxberry Avenue, having a bearing of (South 86°21'34" East), is designated the "Basis of Bearing" for this description.

This description was prepared by Daniel Hornyak, Registered Surveyor #7963, of Dynotec Inc. on April 27, 2018.

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Daniel Hornyak, PS  
Reg. Surveyor No. 7963

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Date