

**EXHIBIT A**

RX 271 SHV

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Ver. Date 11/24/14

PID 95527

**PARCEL '15-SHV  
DEL-CR30-0.00  
PERPETUAL EASEMENT FOR HIGHWAY PURPOSES  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS  
IN THE NAME AND FOR THE USE OF THE  
CITY OF WESTERVILLE, AN OHIO MUNICIPAL CORPORATION, DELAWARE  
COUNTY, OHIO**

An exclusive perpetual easement for public highway and road purposes, including, but not limited to any utility construction, relocation and/or utility maintenance work deemed appropriate by the City Of Westerville, An Ohio Municipal Corporation, Delaware County, Ohio, its successors and assigns forever.

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 Delaware, Genoa Township, located within Farm Lot 12, Quarter Township 4, Township 3, Range 17 of the United States Military District and being part of a 21.27 acre tract as described in a deed to City of Columbus in Deed Book 248 page 118 (All records are on file at the Recorder's Office, Delaware County, Ohio), lying on the easterly side of the centerline of survey of Sunbury Road, and said parcel being more fully described as follows:

Commencing at Franklin County Survey Control Monument FCGS 5105, said monument being an aluminum disk in concrete monument at the intersection of Sunbury Road and Smothers Road, on the Franklin County and Delaware County line, being the southwesterly corner of said 21.27 acre tract and also being Sta. 47+66.87 Back/46+18.56 Ahead ~ 0.00 feet right of the centerline of survey of Sunbury Road as shown in DEL-CR30-0.00 Right of Way plans prepared by ms consultants, inc. for the City of Westerville, an Ohio municipal corporation;

Thence North 19° 57' 34" East, following the centerline of survey of Sunbury Road and the westerly line of said 21.27 acre tract for a distance of 47.79 feet to a point;

Thence South 70° 02' 26" East, leaving said centerline and crossing the easterly right of way of Sunbury Road perpendicular to the previous course, for a distance of 40.00 feet to the

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intersection of the easterly right of way of Sunbury Road and the northerly right of way of Smothers Road and also being the **True Place of Beginning** of the parcel herein described;

Thence North 19° 57' 34" East, passing through said 21.27 acre tract following along the easterly right of way of Sunbury Road, for a distance of 294.71 feet to an angle point along said right of way;

Thence South 70° 02' 26" East, continuing through said 21.27 acre tract following along the easterly right of way of Sunbury Road, for a distance of 10.00 feet to an iron pin set;

Thence South 19° 57' 34" West, continuing through said 21.27 acre tract following along the proposed easterly right of way of Sunbury Road, for a distance of 211.06 feet to an iron pin set;

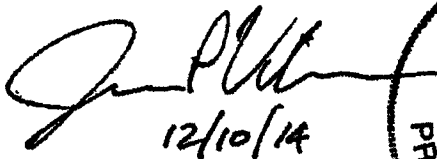
Thence South 06° 53' 38" East, continuing through said 21.27 acre tract following along the proposed easterly right of way of Sunbury Road, for a distance of 79.15 feet to an iron pin set on the existing northerly right of way of Smothers Road;

Thence North 85° 56' 42" West, continuing through said 21.27 acre tract following along the northerly right of way of Smothers Road, for a distance of 47.57 feet to the **True Place of Beginning**, and containing within said bounds 4,378 square feet or 0.1005 acres of land, more or less, in Delaware County Auditor Parcel Number 31744204001000, of which Present Road Occupied is 0 square feet.

All iron pin set are 5/8" x 30" rebar with a yellow ms consultants identifying cap.

The bearings for this description are based on the centerline of alignment of Countyline Road between Franklin County Control Monuments FCGS 8078 and FCGS 5105 as being South 86° 07' 00" East as established by an Ohio Department of Transportation VRS/GPS data collection survey as per Section 502, Subpart H. of the Survey and Mapping Specifications, July 15, 2011. The bearings are based on the Ohio State Plane Coordinate system, South Zone, and the North American Datum of 1983 (CORS96).

The above description was prepared under the direction and supervision by James P. Villacres, Registered Professional Surveyor No. 7912.

  
12/10/14

