

EXHIBIT A

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Ver. Date 03/04/2025

PID 115797

**PARCEL 35-T
FRA-161-11.73
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
COMPLETE GRADING AND DRIVEWAY IMPROVEMENTS
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
STATE OF OHIO, DEPARTMENT OF TRANSPORTATION**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Quarter Township 4, Township 2, Range 18 of the United States Military Lands, and being part of Reserve "B" as numbered and delineated on the plat of Sharon Woods Section 1, recorded in Plat Book 40, Page 14, lying within a 3.088-acre parcel conveyed to Metro Columbus Baptist Association, An Ohio Nonprofit Corporation, of record in Instrument Number 202201120008493 and being more particularly described as follows:

Being a parcel of land lying on the left side of the centerline of a survey made for project FRA-161-11.73, made by the Ohio Department of Transportation, and being located within the following described points in the boundary thereof:

Commencing at a pin set at the intersection of the westerly right of way of Sharon Woods Boulevard, of record in Plat Book 40, Page 14, with the southerly property line of said 3.088-acre tract, being 35.00' left of centerline station 67+37.50;

Thence leaving the said westerly right of way of Sharon Woods Boulevard, S 63°58'17" W, along the southerly property line of said 3.088-acre tract, a distance of 22.98' to a pin set, being 57.49' left of centerline station 67+32.63 and the **Point of Beginning** of the tract herein described:

Thence S 63°58'17" W, along the said southerly property line, a distance of 18.16' to a point, being 75.26' left of centerline station 67+28.65;

Thence leaving the said southerly property line and passing through the said 3.088-acre tract the following four (4) courses and distance:

1. N 23°27'17" W, a distance of 43.97' to a point, being 81.71' left of centerline station 67+75.06;

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2. N 63°25'09" E, a distance of 39.90' to a point, being 42.45' left of centerline station 67+82.58;
3. N 19°16'23" W, a distance of 127.03' to a point, being 42.14' left of centerline station 69+13.70;
4. N 67°52'24" E, a distance of 7.14' to a point on the said westerly right of way of Sharon Woods Boulevard, being 35.00' left of centerline station 69+13.73;

Thence along the said westerly right of way of Sharon Woods Boulevard the following two (2) courses and distances:

1. S 21°53'11" E, a distance of 12.08' to a point, being 35.00' left of centerline station 69+01.65;
2. With a curve to the right having a radius of 1,215.00', a delta of 04°42'55", an arc length of 99.99', and subtended by a chord bearing of S 19°31'43" E, a distance of 99.96' to a pin set, being 35.00' left of centerline station 67+98.78;

Thence leaving the said westerly right of way of Sharon Woods Boulevard and passing through the said 3.088-acre tract the following three (3) courses and distances:

1. S 72°49'44" W, a distance of 0.58' to a pin set, being 35.58' left of centerline station 67+98.78;
2. With a curve to the right having a radius of 49.00', a delta of 39°03'26", an arc length of 33.40', and subtended by a chord bearing S 02°17'22" W, a distance of 32.76' to a pin set, being 46.10' left of centerline station 67+66.70;
3. With a curve to the left having a radius of 57.50', a delta of 35°00'44", an arc length of 35.14', and subtended by a chord bearing S 04°18'43" W, a distance of 34.59' to the **Point of Beginning** containing 0.054 acres, more or less.

The above-described area is within Auditors Parcel No. 010-149219.

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

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Bearings are based on the centerline of State Route 161 (Dublin-Granville Road) as having a bearing of S 87°00'00" E, established from GPS observations, referencing the State Plane Coordinate System, Ohio South Zone, NAD 83 (2011).

All pin set are 5/8-inch diameter steel rebar, 30-inches in length, with a yellow plastic cap inscribed with " Dynotec, Inc." .

This description is based upon a field survey performed by Dynotec, Inc. in July of 2022.

This description was prepared on March 4, 2025 by Christopher M. Cook, P.S. 8424.

Christopher M. Cook, P.S.
Ohio Professional Surveyor No. 8424

Date