

EXHIBIT A

LPA RX 883 U

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Ver. Date 01/26/2016

PID 98358

**PARCEL 2-U
FRA-40-8.64
PERPETUAL EASEMENT FOR UTILITY PURPOSES
IN THE NAME AND FOR THE USE OF THE
CITY OF COLUMBUS**

KNOW ALL MEN BY THESE PRESENTS, That the Board of Education of the Columbus City School District, of the State of Ohio, County of Franklin, City of Columbus, in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations to it paid by the City of Columbus, Ohio, a municiple corporation, the receipt of which is hereby acknowledged, does hereby grant and release to the said City of Columbus Ohio, its successors and assigns forever, an easement over and through the following described real estate.

[Surveyor's description of the premises follows]

Situated in the City of Columbus, County of Franklin, and State of Ohio, Survey 2668 of the Virginia Military District, being a part of a 3.812 acre tract conveyed to the Board of Education of the Columbus City School District by Instrument Number 200603290058642, all references being to the Franklin County Recorder's Office, Franklin County, Ohio, and being bounded and more particularly described as follows:

Being a parcel of land lying on the north side of the centerline of existing right-of-way of U.S. 40 (also known as W. Broad Street), as shown and delineated upon the centerline plat with the right-of-way plans designated as FRA-40-8.64 prepared for the City of Columbus, Department of Public Service by Carpenter Marty Transportation Inc., as recorded in Plat Book ____, Page ____ (made a part hereof by reference), and being more particularly described as follows:

Beginning, for reference, at iron pipe found at the southeasterly corner of Reserve 'A' of the Frank E. Powell's Camp Chase Heights Addition, as recorded in Plat Book 7, Page 104, said pipe being in the westerly right-of-way line of S. Hague Avenue, said iron pipe being 30.00 feet left of Station 86+97.51 in the centerline of said S. Hague Avenue;

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Thence leaving said westerly right-of-way line North $86^{\circ} 46' 42''$ East a distance of 30.00 feet to the existing centerline of said S. Hague Avenue, said point being Station 86+97.51 in said centerline;

Thence along said centerline of said S. Hague Avenue North $3^{\circ} 13' 18''$ West a distance of 187.37 feet to the intersection of said centerline with the centerline of said U.S. 40, said point being Station 88+84.87 in said centerline of S. Hague Avenue, also being Station 453+79.96 in said centerline of U.S. 40;

Thence along the Centerline of said U.S. 40 North $86^{\circ} 46' 42''$ East a distance of 22.60 feet to Station 454+02.56 in said centerline;

Thence leaving said centerline North $3^{\circ} 13' 18''$ West a distance of 40.00 feet to the Grantor's southeasterly corner, said point being 40.00 feet left of Station 454+02.56 in said centerline, said point also being the TRUE POINT OF BEGINNING of the parcel herein conveyed;

Thence along the existing easterly right-of-way line of said N. Hague Avenue, also being the Grantor's westerly property line, North $12^{\circ} 50' 14''$ West a distance of 149.33 feet to a point 25.00 feet right of Station 90+70.54 in said centerline of N. Hague Avenue;

Thence along the utility easement line South $18^{\circ} 03' 11''$ East a distance of 152.31 feet to the northerly right-of-way line of said U.S. 40, said point being 40.00 feet left of Station 454+16.60 in the centerline of U.S. 40;

Thence along said northerly right-of-way line, also being the Grantor's southerly line, South $86^{\circ} 46' 42''$ West a distance of 14.04 feet to the TRUE POINT OF BEGINNING, containing 0.024 acres, of which the present road occupies 0.000 acres.

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Of the above described tract 0.024 acres, including 0.000 acres of present road occupied, is located in Auditor's Parcel Number 010-066749-00.

Grantor claims title by Instrument Number 200603290058642, Franklin County Recorder's Office.

This description is based on a survey performed for the City of Columbus in April of 2015 by Carpenter Marty Transportation Inc. This description was prepared and reviewed on January 26, 2016 by Kevin P. Carpenter, Registered Surveyor Number 8124.

The bearings found herein are based on the Ohio State Plane Coordinate System, South Zone, NAD 83 (2011). Bearings shown heron are based on true north observed by Carpenter Marty Transportation, using a Leica GNSS Viva CS15/GS15 receiver. Based on this the bearing of West Broad Street is North 86° 46' 42" East.

