

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 01/23/2017

PID 95570

**PARCEL 31-T1  
FRA-SR317-10.63  
TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
GRADING  
FOR 36 MONTHS FROM DATE OF ENTRY BY THE  
THE CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

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Situated in south half of section 50, Sections 28, Township 12, Range 21 Refugee lands within the city of Columbus, County of Franklin, and the State of Ohio and being part of a 3.400 acre tract as described to EASTLAND PLAZA LIMITED PARTNERSHIP, a Pennsylvania limited partnership in Instrument number 199911120283701 (all records are on file at the Recorder's Office, Franklin County, Ohio), said parcel being more fully described as follows:

Commencing at a standard highway monument set at the intersection of the centerline of survey of State Route 317 (Hamilton Road) and centerline of survey of Refugee Road (County Route 14), said monument being the southeasterly corner of Half Section 50, Section 28, Township 12, Range 21, Refugee lands. Also being the southwesterly corner of Half Section 49, Section 28, Township 12, Range 21, Refugee lands. Also being on the northerly line of the northwest quarter of Section 4, Township 11 Range 21, Congress Lands East of the Scioto. Also being on the northerly line of Madison Township and the southerly line of Truro Township. Said Monument having a station of 210+00.00 back 10+00.00 ahead as shown in FRA-SR317-10.63 Right of way plans prepared by ms consultants, inc. for the city of Columbus, Franklin County, Ohio;

Thence North 4° 22' 11" East, following the centerline of survey for S.R. 317 (Hamilton Rd.) for a distance of 2122.17 feet to station 31+22.17;

Thence North 85° 37' 49" West leaving the centerline of S.R. 317(Hamilton Rd.) 75.00 feet to a point in the westerly Right of way line of said S.R. 317 and the easterly line of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, and being the **True Place of Beginning** of the parcel here in described;

Thence South 74° 59' 23" West across said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, for a distance of 19.61 feet to a point in the southerly line of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, and the northerly line of a 13.815 acre tract described in an Instrument to EASTLAND MALL HOLDINGS, LLC in Instrument number 201505010056380,

Thence North 85° 39' 04" West along the north line of said 13.815 acre EASTLAND MALL HOLDINGS, LLC tract, and the southerly line of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, a distance of 10.52 feet to a point;

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Thence across said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, for the following six courses:

North 48° 55' 01" East a distance of 25.05 feet to a point;

North 4° 21' 15" East a distance of 195.69 feet to a point;

North 31° 39' 55" West a distance of 10.30 feet to a point;

North 4° 22' 11" East a distance of 29.75 feet to a point;

North 32° 53' 36" East a distance of 12.69 feet to a point;

North 4° 22' 22" East a distance of 252.02 feet to a point in the northerly line of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, and the southerly line of a 1.179 acre tract described to THE CITY NATIONAL BANK AND TRUST COMPANY in Deed Book 2721 Page 210;

Thence South 85° 39' 28" East along the northerly line of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, and the southerly line of said 1.179 acre THE CITY NATIONAL BANK AND TRUST COMPANY tract, a distance of 11.49 feet to a point in the westerly Right of way line of said S.R. 317, said point also being a northeasterly corner of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract, and the southeasterly corner of said 1.179 acre THE CITY NATIONAL BANK AND TRUST COMPANY tract;

Thence South 4° 22' 11" West along the westerly Right of way line of said S.R. 317, and the easterly line of said 3.400 acre EASTLAND PLAZA LIMITED PARTNERSHIP tract for a distance of 508.29 feet to the **True Point of Beginning**, and containing within said bounds 6,250 square feet or 0.1435 acres of land, more or less in Franklin County Auditor Parcel Number 010-227318-00.

All iron pin(s) set in the description above are 5/8" x 30" rebar with a yellow plastic cap stamped "MS CONS INC".

The bearings for this description are based on the Ohio State Plane Coordinate System, South Zone, North American Datum 1983 (2011). With an established bearing of N 4° 22' 11" E between a monument set at the intersection of Refugee Rd. (C.R. 14) and Hamilton Rd. (S.R. 317) at Sta. 10+00.00 as shown in FRA-SR317-10.63 right of way plans prepared by ms consultants, inc. for the City of Columbus, Franklin County, Ohio and a monument set at the intersection of Groves Rd. and Hamilton Rd. (S.R. 317) Sta. 63+52.59 as shown in said right of way plans with a distance of 5352.59' between them. The above description was prepared by ms consultants, inc. from an actual field survey (2014-2017) and existing records.

JAMES P. VILLACRES  
Professional Surveyor No. 7912