

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 12/10/2018

PID 99744

**PARCEL 6-T  
FRA-CR 14-1.99  
TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
COMPLETE GRADING AND DRIVE RECONSTRUCTION  
FOR 24 MONTHS FROM DATE OF ENTRY BY THE  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

**[Surveyor's description of the premises follows]**

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Situate in the State of Ohio, County of Franklin, City of Columbus, being located in Half Section 53 in original Truro Township, Township 12, Range 21 of the Refugee Lands. The herein described parcel lies on the left side of the existing centerline of right-of-way of Refugee Road. All bearings and distances, stations and offsets are based on the Right-of-Way plans prepared by Burgess & Niple for the City of Columbus as shown on the centerline plat for Refugee Road as recorded in Plat Book 125, pages 58 – 61 of the Franklin County Recorder's Office and as on file with the City of Columbus in plan 3419-E. Being part of lands conveyed to the "JJR ENTERPRISES, LLC, AN OHIO LIMITED LIABILITY COMPANY" (hereafter referred to as Grantor) as described in Instrument No. 201512230179999 of the Franklin County Recorder's Office and being more particularly described as follows:

**COMMENCING** at 65.00 feet left of the existing centerline of right-of-way of Refugee Road at station 14+50.74 and the **TRUE POINT OF BEGINNING** of the herein described parcel;

**THENCE North 03 deg. 59 min. 53 sec. East** for a distance of **6.19 feet** to 71.18 feet left of the existing centerline of right-of-way of Refugee Road at station 14+50.71;

**THENCE South 85 deg. 43 min. 08 sec. East** for a distance of **55.03 feet** to 71.18 feet left of the existing centerline of right-of-way of Refugee Road at station 15+05.74;

**THENCE South 84 deg. 35 min. 16 sec. East** for a distance of **44.69 feet** to 70.30 feet left of the existing centerline of right-of-way of Refugee Road at station 15+50.42;

**THENCE South 80 deg. 37 min. 44 sec. East** for a distance of **48.51 feet** to 66.00 feet left of the existing centerline of right-of-way of Refugee Road at station 15+98.75;

**THENCE South 85 deg. 43 min. 08 sec. East** for a distance of **140.30 feet** to 66.00 feet left of the existing centerline of right-of-way of Refugee Road at station 17+39.04;

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**THENCE South 03 deg. 59 min. 52 sec. West** for a distance of **6.00 feet** to 60.00 feet left of the existing centerline of right-of-way of Refugee Road at station 17+39.07;

**THENCE North 85 deg. 43 min. 08 sec. West** for a distance of **169.07 feet** to 60.00 feet left of the existing centerline of right-of-way of Refugee Road at station 15+70.00;

**THENCE North 04 deg. 16 min. 52 sec. East** for a distance of **5.00 feet** to 65.00 feet left of the existing centerline of right-of-way of Refugee Road at station 15+70.00;

**THENCE North 85 deg. 43 min. 08 sec. West** for a distance of **119.26 feet BACK TO THE TRUE POINT OF BEGINNING.**

The above-described parcel contains 0.039 acres total; with 0.015 acres, including 0.000 acres in the present road occupied (PRO), lying in Franklin County Auditors parcel number 010-118448, also with 0.002 acres, including 0.000 acres in the present road occupied (PRO), lying in Franklin County Auditors parcel number 010-001958, also with 0.022 acres, including 0.000 acres in the present road occupied (PRO), lying in Franklin County Auditors parcel number 010-118524.

The basis of bearings for the above-described parcel are based on the Grid North and the Ohio State Plane Coordinate System, South Zone, NAD83(2011), as established from a GPS survey utilizing the Ohio Department of Transportation's Virtual Reference System (VRS), performed by OHM-Advisors in November, 2015 and as expressed on said Right-of-Way plans and Centerline Plat prepared by Burgess & Niple for the City of Columbus on the existing centerline of Refugee Road by a monument box, located at the center of the box lid, at station 10+00.00 and a 1" rebar set in pavement at the centerline intersections of Refugee Road and Schwartz Road at station 28+89.33 with a bearing of South 85 deg. 43 min. 08 sec. East.

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This description was prepared by Burgess & Niple, under the direct supervision of Michael D. Jones, P.S., Ohio License No. 8459 and is based on a recent survey of the existing boundary monument locations performed by OHM Advisors, under the direction of John Raab, Professional Surveyor, Ohio License Number 7863, under a sub-consultant agreement between Burgess & Niple and OHM Advisors, for said services.

**Burgess and Niple, Inc.**

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Michael D. Jones PS  
Ohio Reg. No. 8459

Date