

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 01/23/2017

PID 95570

**PARCEL 36-T1  
FRA-SR317-10.63  
TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
DRIVEWAY IMPROVEMENTS & 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 49, 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 1.601 acre tract and a 1.372 acre tract described to Eastland Centre L.P., an Ohio limited partnership in instrument 199909300246484 (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 the centerline of survey of Macsway Avenue as shown in Plat Book 45 Page 221 and having a station of 39+30.56 as shown in FRA-SR317-10.63 Right of way plans prepared by ms consultants, inc. for the City of Columbus, Franklin County, Ohio, said monument being the southwesterly corner of 10-WD as described in Deed Book 2832 Page 670 to the State of Ohio, shown in FRA-317-1.32 Right of Way plan set, and being the northwesterly corner of a parcel described to the City of Columbus in Deed Book 3475 Page 519, said monument also being on the half section line between Half Section 50, Section 28, Township 12, Range 21, Refugee lands and Half Section 49, Section 28, Township 12, Range 21, Refugee lands, and also being North 4° 22' 11" East and a distance of 2930.56 feet from 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);

Thence South 85° 37' 49" East leaving the centerline of S.R. 317(Hamilton Rd.) 130.00 feet to a point in the easterly Right of way line of said S.R. 317 and the southwesterly corner of said 1.601 acre EASTLAND CENTRE, LP tract, and the northwesterly corner of a 13.689 acre tract as described to S & S SHOPPING CENTERS LTD in instrument 201007230093826, and being the **True Place of Beginning** of the parcel here in described;

Thence North 4° 22' 11" East along the said easterly Right of Way line of said S.R. 317, and the westerly line of said 1.601 acre EASTLAND CENTRE, LP tract, for a distance of 63.19 feet to a point;

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Thence across a said 1.372 acre EASTLAND CENTRE, LP tract and a 1.601 acre EASTLAND CENTRE, LP tract for the following four courses:

South 85° 37' 49" East for a distance of 8.00 feet to a point;

South 23° 35' 25" East for a distance of 37.62 feet to a point;

South 85° 40' 11" East for a distance of 56.92 feet to a point;

South 4° 18' 01" West for a distance of 30.00 feet to a point in the southerly line of the said 1.601 acre EASTLAND CENTRE, LP tract and the northerly line of said 13.689 acre S & S SHOPPING CENTERS LTD tract;

Thence North 85° 37' 49" West along the southerly line of the said 1.601 acre EASTLAND CENTRE, LP tract and the northerly line of said 13.689 acre S & S SHOPPING CENTERS LTD tract, for a distance of 82.60 feet to the **True Point of Beginning**, and containing within said bounds 3034square feet or 0.0697 acres of land, more or less in Franklin County Auditor Parcel Number 010-118535-00 (2455.12 ft<sup>2</sup>, 0.0564 ac.) and 010-016052-00(578.88 ft<sup>2</sup>, 0.0133 ac.).

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  
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