

EXHIBIT A

**PARCEL 223A-WD
0.085 ACRE (OR 3,720.00 SQUARE FEET)
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATIONS OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
THE CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter.

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, Clinton Township, being in Quarter Township 4, Township 1 North, Range 18 West of the United States Military Lands, being part of Lot 26 of the Partition of Stevenson Heirs of record in Chancery Court Record Volume 2, Pages 318 through 322 and shown in Plat Book volume 1, page 11 of the Records of the Franklin County Recorder's office (all document references are to the records of Franklin County unless otherwise stated), and being all of the remainder of that 1 acre tract with no Franklin County Auditor's **Parcel Number assigned** as conveyed to **Clarence M. Kiner, Henry Kiner, Harold F. Rippl** (hereafter referred to as "Grantor") by the instruments filed as **Deed Book volume 1946, page 298** and **Deed Book volume 2699, page 91**;

Being a parcel of land lying on the left side of the existing centerline of right-of-way of Hudson Street (60' R/W – Public) and being more particularly described as follows:

COMMENCING FOR REFERENCE at a 1" iron pin set in a monument box on at an angle point in the centerline of right-of-way of Hudson Street, being in the southerly line of Highway Park as recorded in Plat Book volume 14, page 9, and being on the northerly line of Maple View as recorded in Plat Book volume 7, page 414, said pin being, **North 86 degrees 30 minutes 06 West a distance of 25.17 feet** from a Mag spike set at the intersection of the centerline of right-of-way of Hudson Street and the centerline of right-of-way of Bremen Street, said pin being at station 84+51.32 of the said centerline of right-of-way of Hudson Street;

Thence along the said centerline of right-of-way of Hudson Street, **South 86 degrees 30 minutes 06 seconds East for a distance of 263.96 feet** to a Mag spike set at the Grantor's southwest corner, the southeast corner of Highway Park as recorded in Plat Book volume 14, page 9, and being in the northerly line of Maple View as recorded in Plat Book volume 7, page 414, said spike being at station 87+15.29 of the centerline of right-of-way of Hudson Street, said spike being the **TRUE POINT OF BEGINNING** of the parcel herein described;

Thence along the Grantor's westerly line and the easterly line of the said Highway Park, **North 03 degrees 32 minutes 32 seconds East for a distance of 30.00 feet** to a point being referenced by a ¾" iron pipe found being North 03 degrees 32 minutes 32 seconds East a distance of 0.53 feet, said point being at the northwest corner of the Grantor, the southeast corner of Lot 54 of the said Highway Park as conveyed to Andre L. Jones by the instrument filed as Instrument Number 201311210194350, the southwest corner of that tract as conveyed to Lanette D. Hughes by the instrument filed as Instrument Number 199802260042092, and on the existing northerly right-of-way line of Hudson Street, said pin being 30.00 feet left of the centerline of right-of-way of Hudson Street station 87+15.31;

Thence along the Grantor's northerly line, the southerly line of the said Lanette D. Hughes tract, the southerly line of that tract as conveyed to Deborah Ann Wheat, Donita D. Judge, Toya L. Jordan, Donald E. Judge, Jr., Duane M. Judge, Darryl V. Judge, Keven J. Judge by the instrument filed as Official Record volume 22046, page C12, and the said existing northerly right-of-way line of Hudson Street, **South 86 degrees 30 minutes 06 seconds East for a distance of 124.00 feet** to a Mag spike set at the northeast corner of the Grantor, the southeast corner of the said Deborah Ann Wheat, Donita D. Judge, Toya L. Jordan, Donald E. Judge, Jr., Duane M. Judge, Darryl V. Judge, Keven J. Judge tract, on the westerly line of that tract as conveyed to Richard M. Saunders and Betty L. Saunders by the instrument filed as Official Record volume 6531, page H17, said spike being 30.00 feet left of the centerline of right-of-way of Hudson Street station 88+39.31;

Thence along the Grantor's easterly line and the westerly line of the said Richard M. Saunders tract, **South 03 degrees 32 minutes 32 seconds West for a distance of 30.00 feet** to a Mag spike set at the southeast corner of the Grantor, the southwest corner of the said Richard M. Saunders tract, on the southerly line of the said Lot 26, on the said northerly line of Maple View, and on the said centerline of right-of-way of Hudson Street, said spike being at station 88+39.29 of the said centerline of right-of-way of Hudson Street;

Thence along the Grantor's southerly line, the said southerly line of Lot 26, the said northerly line of Maple View, and the said centerline of right-of-way line of Hudson Street, **North 86 degrees 30 minutes 06 seconds West for a distance of 124.00 feet** to the **TRUE POINT OF BEGINNING** of the parcel herein described.

The above description contains a total area of **0.085 acres**, (**0.085 acres** are located within the Present Road Occupied resulting in a net take of **0.000 acres**), with no Franklin County Auditor's **Parcel number assigned**.

Prior instruments of record as of this writing recorded in **Deed Book volume 1946, page 298** and **Deed Book volume 2699, page 91** of the records of Franklin County.

This description was prepared by Andrew T. Jordan, Ohio Registered Professional Surveyor number 8759, and is based on an actual field survey conducted by American Structurepoint Inc., and is true and correct to the best of my knowledge and belief.

The bearing for this description are based on Grid North as referenced to South 86 degrees 18 minutes 11 seconds East for the centerline of right-of-way of Hudson Street east of Interstate Route 71 (FRA-1-25.33) as referenced to the Ohio State Plane coordinate system (South Zone) and the North American Datum of 1983, as established utilizing a GPS survey and NGS OPUS solution.

The stations referenced herein are from the plans known as Hudson Street on file with City of Columbus, Ohio having "E" plan number 3575.

American Structurepoint, Inc.

Andrew T. Jordan
Registered Professional Surveyor No. 8759

Date