

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 3/17/14

PID 90382

**PARCEL 5-T  
FRA-SCIOTO TRAIL/FIFTH AVENUE CONNECTOR  
TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
PERFORM GRADING  
FOR 12 MONTHS FROM DATE OF ENTRY BY THE  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

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

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Situated in the City of Columbus, County of Franklin, State of Ohio, located in Virginia Military Survey 530, being part of Lot 3 of Scioto Park Subdivision (Plat Book 46, Page 66), and being part of lands conveyed to the Runaway Bay II Apartments, LLC. (hereinafter known as the "Grantor") by Instrument No. 200811040162417 of said county records:

Being a parcel of land lying on the right side of the centerline of right of way of West Fifth Avenue as part of the FRA-Scioto Trail/Fifth Avenue Connector Centerline Plat recorded in Plat Book \_\_\_\_\_, Page of the records of Franklin County and being bounded and described as follows:

Beginning at a railroad spike found at the intersection of the centerline of right of way of West Fifth Ave. with the centerline of right of way of McKinley Avenue, said railroad spike being at Sta. 0+00.00 of the centerline of right of way of West Fifth Ave. and Sta. 5+00.00 of the centerline of right of way of McKinley Ave.; thence North 53 Degrees 51 Minutes 35 Seconds East, along said centerline of right of way, a distance of 566.14 feet to a 1 inch rebar in a monument box set at a point of curvature at Sta. 5+66.14 of the centerline of right of way of West Fifth Ave.; thence continuing along said centerline of right of way and with a tangential curve to the left having a radius of 500.00 feet, a central angle of 13 Degrees 19 Minutes 02 Seconds, a chord bearing North 47 Degrees 12 Minutes 04 Seconds East, a chord distance of 115.95 feet, an arc length of 116.22 feet to a point at Sta. 6+82.36 of the centerline of right of way of West Fifth Ave.; thence South 49 Degrees 27 Minutes 27 Seconds East, a distance of 40.00 feet to a point on the southeasterly existing right of way line of said West Fifth Ave. and the Grantor's westerly line, said point being 40.00 feet right of Sta. 6+82.36 of the centerline of right of way of said West Fifth Ave. and also being the **TRUE PLACE OF BEGINNING** for the parcel hereinafter described, thence clockwise along the following seven (7) courses and distances;

1. Thence, along said existing right of way line, northeast along a non-tangential curve to the left having a radius of **540.00 feet**, a central angle of **15 Degrees 23 Minutes 27 Seconds**, a chord bearing **North 32 Degrees 50 Minutes 50 Seconds East**, a chord distance of **144.62 feet**, an arc length of **145.05 feet** to a point 40.00 feet right of Sta. 8+16.66 of the centerline of right of way of West Fifth Ave.;

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2. Thence **North 25 Degrees 09 Minutes 06 Seconds East**, along said existing right of way line, a distance of **199.11 feet** to the grantor's northeasterly corner, said corner being 40.00 feet right of Sta. 10+15.77 of the centerline of right of way of West Fifth Ave.;
3. Thence **South 37 Degrees 16 Minutes 05 Seconds East**, leaving said existing right of way line along the grantor's easterly property line, a distance of **19.18 feet** to a point 57.00 feet right of Sta. 10+06.89 of the centerline of right of way of West Fifth Ave.;
4. Thence **South 36 Degrees 07 Minutes 54 Seconds West**, a distance of **63.00 feet** to a point 45.00 feet right of Sta. 9+45.04 of the centerline of right of way of West Fifth Ave.;
5. Thence **South 25 Degrees 09 Minutes 06 Seconds West**, a distance of **128.37 feet** to a point 45.00 feet right of Sta. 8+16.66 of the centerline of right of way of West Fifth Ave.;
6. Thence, southwest along a tangential curve to the right having a radius of **545.00 feet**, a central angle of **15 Degrees 26 Minutes 20 Seconds**, a chord bearing **North 32 Degrees 52 Minutes 16 Seconds East**, a chord distance of **146.41 feet**, an arc length of **146.86 feet** to a point 45.00 feet left of Sta. 6+81.94 of the centerline of right of way of West Fifth Ave.;
7. Thence **North 44 Degrees 13 Minutes 26 Seconds West**, a distance of **5.02 feet** to the **TRUE PLACE OF BEGINNING**.

The above described tract contains 0.0488 acres (2127.5 Sq. Ft.), more or less, and subject to all easements, restrictions and covenants of record.

The above described area is contained within Franklin County Parcel Number 010-138775.

Bearings are based on the centerline of Fifth Avenue, east of Riverside Drive, being South 86 degrees 46 minutes 08 seconds East, as derived from Grid North, Ohio State Plane Coordinate System, South Zone, NAD83(CORS96) as resolved by GPS Observations using the Ohio Department of Transportation's VRS Network.

The stationing for West Fifth Avenue is based on City of Columbus Plan D-2519 (West Fifth Avenue Extension), on file with Division of Design & Construction, Department of Public Service, City of Columbus.

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from a survey completed in July 2012.

Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.  
dba GPD Group

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Steven L. Mullaney, P.S.  
Professional Surveyor No. 7900