

**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 1-T  
0.029 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 1 in that plat entitled "Wildwood Place" of record in Plat Book 10, Page 80, as conveyed to Jerome E. Friedman & Julie Robbins by deed of record in Instrument Number 201509010123141, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Beginning at the intersection of the southeasterly line of said Lot one (01) with the northeasterly line of said Lot one (01), said southeasterly line of Lot one (01) also being the northwesterly right of way line of Walhalla Road (public, 40' r/w), as it now exists, and being the POINT OF BEGINNING of the parcel herein described;

1. Thence South thirty-seven (37) degrees, forty-five (45) minutes, zero (00) seconds West along said southeasterly line of Lot one (01), a distance of twenty-eight and eighty hundredths (28.80') feet to a point;
2. Thence South thirty-eight (38) degrees, thirty (30) minutes, zero (00) seconds West continuing along said southeasterly line of Lot 1, a distance of fifty-one and ninety-eight hundredths (51.98') feet to a point;
3. Thence North thirty-five (35) degrees, forty (40) minutes, five (05) seconds West, a distance of fifteen and forty-six hundredths (15.46') feet to a point;
4. Thence North seventeen (17) degrees, zero (00) minutes, fifty-nine (59) seconds West, a distance of two and fifty-nine hundredths (2.59') feet to a point;
5. Thence North forty-nine (49) degrees, forty-nine (49) minutes, fifty-three (53) seconds East, a distance of twenty-three and forty-four hundredths (23.44') feet to a point;

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6. Thence North thirty (30) degrees, thirty-three (33) minutes, twenty-two (22) seconds East, a distance of forty-six and eighty-five hundredths (46.85') feet to a point;
7. Thence North forty-seven (47) degrees, fifty-five (55) minutes, fifty-three (53) seconds East, a distance of eight and eighty-one hundredths (8.81') feet to the intersection of the northeasterly line of Lot one (01);
8. Thence South thirty-four (34) degrees, twenty-two (22) minutes, zero (00) seconds East along said northeasterly line Lot one (01), a distance of seventeen and sixty-seven hundredths (17.67') feet to the POINT OF BEGINNING.

Said parcel of land containing an area of 1,249 square feet or 0.029 acres of land, more or less, in Tax Parcel No. 010-008565-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023. This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

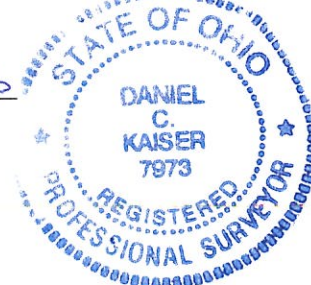
Grantors claim title by Instrument Number 200810030148587, as recorded in Franklin County Recorder's office.

The bearings shown herein are based on the South line of Lot one (01) in the subdivision plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
Garcia Surveyors, Inc.  
1720 Indian Wood Circle, Suite E.  
Maumee, Ohio 43537  
1-T

12/27/2023  
Date





**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 9&10-T  
0.030 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

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Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 9 and Lot 10 in that plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, as conveyed to David R. Brown & Amelia J. Menk Brown by deed of record in Instrument Number 201205020060912, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Commencing at the intersection of the North line of said Lot nine (9) with the East line of said Lot nine (9), said East line of Lot nine (9) also being the westerly right of way line of Clinton Heights Avenue (public, 40' r/w), as it now exists;

1. Thence South twenty-one (21) degrees, twenty (20) minutes, twenty-two (22) seconds West along said East line of Lot nine (9), a distance of one hundred fifteen and zero hundredths (115.00') feet to a point on a curve;
2. Thence in a southerly to southwesterly of direction along an arc of curve to the right an arc distance of thirty-six and forty-five hundredths (36.45') feet, to the TRUE POINT OF BEGINNING of the parcel herein described, said arc of curve to the right having a radius of ninety-one and seventy-one hundredths (91.71') feet, a central angle of twenty-two (22) degrees, forty-six (46) minutes, fifteen (15) seconds, a chord distance of thirty-six and twenty-one hundredths (36.21') feet, and a chord bearing of South thirty-three (33) degrees, fifty-one (51) minutes, twenty-nine (29) seconds West;
3. Thence in a southwesterly to westerly direction along an arc of curve to the right an arc distance of seventy-five and thirty-five hundredths (75.35') feet, to the intersection of the West line of a parcel of land described in Instrument Number 201205020060912, Franklin County Deed Records, currently deeded to David R. Brown & Amelia J. Menk Brown, said arc of curve to the right having a radius of ninety-one and seventy-one hundredths (91.71') feet, a central angle of forty-seven (47) degrees, four (04) minutes, thirty-five (35)

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seconds, a chord distance of seventy-three and twenty-five hundredths (73.25') feet, and a chord bearing of South sixty-eight (68) degrees, forty-six (46) minutes, fifty-four (54) seconds West;

4. Thence North three (03) degrees, twelve (12) minutes, twenty-six (26) seconds East along said West line of a parcel of land described in Instrument Number 201205020060912, Franklin County Deed Records, currently deeded to David R. Brown & Amelia J. Menk Brown, a distance of thirty and eighty-three hundredths (30.83') feet to a point;
5. Thence North eighty-two (82) degrees, forty-three (43) minutes, thirty-seven (37) seconds East, a distance of twenty and sixty-nine (20.69') feet to a point;
6. Thence South sixty-two (62) degrees, thirty-nine (39) minutes, ten (10) seconds East, a distance of eighteen and fifty-seven hundredths (18.57') feet to a point;
7. Thence South sixty-six (66) degrees, twenty (20) minutes, twenty (20) seconds East, a distance of eleven twenty-nine hundredths (11.29') feet to a point;
8. Thence North seventy-two (72) degrees, eleven (11) minutes, forty (40) seconds East, a distance of twenty and seventeen hundredths (20.17') feet to the TRUE POINT OF BEGINNING.

Said parcel of land containing an area of 1,320 square feet or 0.030 acres of land, more or less all in Tax Parcel No. 010-009837-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023. This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

Grantors claim title by Instrument Number 201205020060912, as recorded in Franklin County Recorder's office.

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The bearings shown herein are based on the East line of Lot nine (9) in the subdivision plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
Garcia Surveyors, Inc.  
1720 Indian Wood Circle, Suite E.  
Maumee, Ohio 43537  
9-10 T

12/27/2023

Date





**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 10-11-12-T  
0.066 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

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Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 10, Lot 11 and Lot 12, all in that plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, as conveyed to Melissa Brown & Troy Walton by deed of record in Deed Volume 3462, Page 165, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Beginning at the intersection of the South line of said Lot thirteen (13) with the East line of said Lot thirteen (13), said South line of Lot thirteen (13) also being the northerly right of way line of Walhalla Road (public, 40' r/w), as it now exists, and being the POINT OF BEGINNING of the parcel herein described;

1. Thence North three (03) degrees, six (06) minutes, forty-nine (49) seconds East along said East line of Lot thirteen (13), a distance of twenty and sixty-nine hundredths (20.69') feet to a point;
2. Thence South eighty-eight (88) degrees, thirty (30) minutes, twenty-five (25) seconds East, a distance of twenty-five and sixty-eight hundredths (25.68') feet to a point;
3. Thence North eight (08) degrees, eight (08) minutes, forty (40) seconds East, a distance of five and zero hundredths (5.00') feet to a point;
4. Thence South eighty-one (81) degrees, fifty-one (51) minutes, twenty (20) seconds East, a distance of six and zero hundredths (6.00') feet to a point;
5. Thence South eight (08) degrees, eight (08) minutes, forty (40) seconds West, a distance of four and sixty-five hundredths (4.65') feet to a point;

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6. Thence South eighty-five (85) degrees, thirty-eight (38) minutes, twenty-three (23) seconds East, a distance of eighteen and thirty-five hundredths (18.35') feet to a point;
7. Thence South eighty-three (83) degrees, forty-six (46) minutes, twenty-five (25) seconds East, a distance of twenty-one and twenty-four hundredths (21.24') feet to a point;
8. Thence North zero (00) degrees, forty-one (41) minutes, four (04) seconds West, a distance of two and seventy-four hundredths (2.74') feet to a point;
9. Thence North eighty-nine (89) degrees, eighteen (18) minutes, fifty-six (56) seconds East, a distance of six and zero hundredths (6.00') feet to a point;
10. Thence South zero (00) degrees, forty-one (41) minutes, four (04) seconds East, a distance of three and ninety-five hundredths (3.95') feet to a point;
11. Thence South eighty-four (84) degrees, fifty-nine (59) minutes, thirty-two (32) seconds East, a distance of twenty-two and forty-nine hundredths (22.49') feet to a point;
12. Thence North eighty-two (82) degrees, forty-three (43) minutes, thirty-seven (37) seconds East, a distance of fifteen and twenty-five hundredths (15.25') feet to the intersection of the East line of a parcel of land described in Deed Volume 3462, Page 165, Franklin County Deed Records;
13. Thence South three (03) degrees, twelve (12) minutes, twenty-six (26) seconds West along said East line of a parcel of land described in Deed Volume 3462, Page 165, Franklin County Deed Records, a distance of thirty and eighty-three hundredths (30.83') feet to the intersection of said northerly right of way of Walhalla Road;
14. Thence in a northwesterly to westerly direction along an arc of curve to the right an arc distance of fifteen and five hundredths (15.05') feet to a point of reverse curve, said arc of curve to the right having a radius of ninety-one seventy-one (91.71') feet, a central angle of nine (09) degrees, twenty-four (24) minutes, nine (09) seconds, a chord distance of fifteen and three hundredths (15.03') feet, and a chord bearing of North eighty-two (82) degrees, fifty-eight (58) minutes, forty-four (44) seconds West;
15. Thence in a westerly to northwesterly direction along an arc of curve to the left an arc distance of one hundred and five hundredths (100.05') feet to the Point of Beginning, said arc of curve to the left having a radius of six hundred seventy-three and twenty-eight

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hundredths (673.28') feet, a central angle of eight (08) degrees, thirty (30) minutes, fifty-one (51) seconds, a chord distance of ninety-nine and ninety-six hundredths (99.96') feet, and a chord bearing of North eighty-two (82) degrees, thirty-two (32) minutes, five (05) seconds West.

Said parcel of land containing an area of 2,872 square feet or 0.066 acres of land, more or less all in Tax Parcel No. 010-009839-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023. This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

Grantors claim title by Deed Volume 3462, Page 165, as recorded in Franklin County Recorder's office.

The bearings shown herein are based on the East line of Lot thirteen (13) in the subdivision plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
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1720 Indian Wood Circle, Suite E.  
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10-11-12 T

12/27/2023

Date





**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 13-T  
0.025 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 13 in that plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, as conveyed to Melissa Brown & Troy Walton by deed of record in Instrument Number 202311280123789, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Beginning at the intersection of the South line of said Lot thirteen (13) with the West line of said Lot thirteen (13), said South line of Lot thirteen (13) also being the northerly right of way line of Walhalla Road (public, 40' r/w), as it now exists, and being the POINT OF BEGINNING of the parcel herein described;

1. Thence North three (03) degrees, five (05) minutes, fifty-five (55) seconds East along said West line of Lot thirteen (13), a distance of twenty and ninety-two hundredths (20.92') feet to a point;
2. Thence South eighty-three (83) degrees, forty-one (41) minutes, twenty-three (23) seconds East, a distance of thirty-three and sixteen hundredths (33.16') feet to a point;
3. Thence North fifteen (15) degrees, twelve (12) minutes, eight (08) seconds East, a distance of five and zero hundredths (5.00') feet to a point;
4. Thence South seventy-four (74) degrees, forty-seven (47) minutes, fifty-two (52) seconds East, a distance of six and zero hundredths (6.00') feet to a point;
5. Thence South fifteen (15) degrees, twelve (12) minutes, eight (08) seconds West, a distance of five and zero hundredths (5.00') feet to a point;

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6. Thence North eighty-nine (89) degrees, fifty-three (53) minutes, eleven (11) seconds East, a distance of ten and ninety-eight hundredths (10.98') feet to the intersection of the East line of said Lot thirteen (13);
7. Thence South three (03) degrees, six (06) minutes, forty-nine (49) seconds West along said East line Lot thirteen (13), a distance of twenty and sixty-nine hundredths (20.69') feet to the intersection of said northerly right of way of Walhalla Road;
8. Thence in a westerly to northwesterly direction along an arc of curve to the right an arc distance of fifty and zero hundredths (50.00') feet to the Point of Beginning, said arc of curve to the right having a radius of five hundred seventy-three and sixty-nine hundredths (573.69') feet, a central angle of four (04) degrees, fifty-nine (59) minutes, thirty-seven (37) seconds, a chord distance of forty-nine and ninety-eight hundredths (49.98') feet, and a chord bearing of North eighty-four (84) degrees, seventeen (17) minutes, forty-two (42) seconds West.

Said parcel of land containing an area of 1,072 square feet or 0.025 acres of land, more or less all in Tax Parcel No. 010-041993-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023. This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

Grantors claim title by Instrument Number 202311280123789, as recorded in Franklin County Recorder's office.

The bearings shown herein are based on the West line of Lot thirteen (13) in the subdivision plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
Garcia Surveyors, Inc.  
1720 Indian Wood Circle, Suite E.  
Maumee, Ohio 43537  
13-T

12/27/2023  
Date





**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 14-15-T  
0.046 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 14 and Lot 15 all in that plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, as conveyed to Michael S. Wells by deed of record in Instrument Number 200810030148587, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Beginning at the intersection of the South line of said Lot fifteen (15) with the West line of said Lot fifteen (15), said South line of Lot fifteen (15) also being the northerly right of way line of Walhalla Road (public, 40' r/w), as it now exists, and being the POINT OF BEGINNING of the parcel herein described;

1. Thence North four (04) degrees, fifty-one (51) minutes, fifty-two (52) seconds West along said West line of Lot fifteen (15), a distance of thirteen and eight hundredths (13.08') feet to a point;
2. Thence South eighty-two (82) degrees, fifty-one (51) minutes, eleven (11) seconds East, a distance of thirty-five and fourteen hundredths (35.14') feet to a point;
3. Thence North three (03) degrees, twenty-five (25) minutes, forty-four (44) seconds East, a distance of fourteen and six hundredths (14.06') feet to a point;
4. Thence South eighty-six (86) degrees, thirty-three (33) minutes, thirty-three (33) seconds East, a distance of six and zero hundredths (6.00') feet to a point;
5. Thence South three (03) degrees, twenty-six (26) minutes, thirty-one (31) seconds West, a distance of six and forty-one hundredths (6.41') feet to a point;



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6. Thence South forty-four (44) degrees, twenty-six (26) minutes, fifty-one (51) seconds East, a distance of twelve and sixty-eight hundredths (12.68') feet to a point;
7. Thence South seventy-nine (79) degrees, fifty-two (52) minutes, fifty-two (52) seconds East, a distance of fifty and six hundredths (50.06') feet to the intersection of the West line of Lot thirteen (13);
8. Thence South three (03) degrees, five (05) minutes, fifty-five (55) seconds West along said West line Lot thirteen (13), a distance of twenty and ninety-two hundredths (20.92') feet to the intersection of said northerly right of way of Walhalla Road;
9. Thence in a westerly to northwesterly direction along an arc of curve to the right an arc distance of one hundred and zero hundredths (100.00') feet to the Point of Beginning, said arc of curve to the right having a radius of five hundred seventy-three and sixty-nine hundredths (573.69') feet, a central angle of nine (09) degrees, fifty-nine (59) minutes, fourteen (14) seconds, a chord distance of ninety-nine and eighty-seven hundredths (99.87') feet, and a chord bearing of North seventy-six (76) degrees, forty-eight (48) minutes, sixteen (16) seconds West.

Said parcel of land containing a total area of 2,003 square feet or 0.046 acres of land, more or less  
Said parcel of land containing an area of 959 square feet or 0.022 acres of land, more or less, in  
Tax Parcel No. 010-009840-00. Said parcel of land containing an area of 1,044 square feet or 0.024  
acres of land, more or less, in Tax Parcel No. 010-014128-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by  
Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023.  
This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

Grantors claim title by Instrument Number 200810030148587, as recorded in Franklin County  
Recorder's office.

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The bearings shown herein are based on the West line of Lot thirteen (13) in the subdivision plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
Garcia Surveyors, Inc.  
1720 Indian Wood Circle, Suite E.  
Maumee, Ohio 43537  
14-15 T

12/27/2023  
Date



**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 16-17-18-T  
0.031 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 13 in that plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, as conveyed to Timothy B. & Linda D. Riffle by deed of record in Instrument Number 201307190121711, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Beginning at the intersection of the South line of said Lot eighteen (18) with the West line of said Lot eighteen (18), said South line of Lot eighteen (18) also being the northerly right of way line of Walhalla Road (public, 40' r/w), as it now exists, and being the POINT OF BEGINNING of the parcel herein described;

1. Thence North thirty-four (34) degrees, twenty-two (22) minutes, zero (00) seconds West along said West line of Lot eighteen (18), a distance of seventeen and sixty-seven hundredths (17.67') feet to a point;
2. Thence North fifty-three (53) degrees, three (03) minutes, fifteen (15) seconds East, a distance of sixty-one and seventy-five hundredths (61.75') feet to a point;
3. Thence North fifty-eight (58) degrees, fourteen (14) minutes, fifty-seven (57) seconds East, a distance of twenty-six and seventy-one hundredths (26.71') feet to a point;
4. Thence North seventy-eight (78) degrees, ten (10) minutes, forty-two (42) seconds East, a distance of twenty-nine and twenty-two hundredths (29.22') feet to a point;
5. Thence South eighty-five (85) degrees, four (04) minutes, zero (00) seconds East, a distance of fifty-five and thirty-two hundredths (55.32') feet to the intersection of the East line of Lot sixteen (16);



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6. Thence South four (04) degrees, fifty-one (51) minutes, fifty-two (52) seconds East along said East line Lot sixteen (16), a distance of thirteen and eight hundredths (13.08') feet to the intersection of said northerly right of way of Walhalla Road;
  
7. Thence in a northwesterly to westerly direction along an arc of curve to the right an arc distance of sixteen and zero hundredths (16.00') feet to a point of reverse curve to the left, said arc of curve to the right having a radius of five hundred seventy-three and sixty-nine hundredths (573.69') feet, a central angle of one (01) degree, thirty-five (35) minutes, fifty-three (53) seconds, a chord distance of sixteen and zero hundredths (16.00') feet, and a chord bearing of North seventy-one (71) degrees, zero (00) minutes, forty-three (43) seconds West.
  
8. Thence in a westerly to southwesterly direction along an arc of curve to the left, an arc distance of one hundred twenty-nine and zero hundredths (129.00') feet to a point of tangency, said arc of curve to the left having a radius of ninety-eight and fifty hundredths (98.50') feet, a central angle of seventy-five (75) degrees, two (02) minutes, fourteen (14) seconds, a chord distance of one hundred nineteen and ninety-eight hundredths (119.98') feet, and a chord bearing of South seventy-two (72) degrees, sixteen (16) minutes, seven (07) seconds West;
  
9. Thence South thirty-seven (37) degrees, forty-five (45) minutes, zero (00) seconds West, a distance of twenty-eight and sixty hundredths (28.60') feet to the POINT OF BEGINNING.

Said parcel of land containing a total area of 1,361 square feet or 0.031 acres of land, more or less. Said parcel of land containing an area of 938 square feet or 0.022 acres of land, more or less in Tax Parcel No. 010-052009-00. Said parcel of land containing an area of 424 square feet or 0.009 acres of land, more or less in Tax Parcel No. 010-052268-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023. This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

Grantors claim title by Instrument Number 201307190121711, as recorded in Franklin County Recorder's office.

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The bearings shown herein are based on the West line of Lot eighteen (18) in the subdivision plat entitled "Walhalla Amendment" of record in Plat Book 10, Page 100, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
Garcia Surveyors, Inc.  
1720 Indian Wood Circle, Suite E.  
Maumee, Ohio 43537  
16-17-18 T

12/27/2023  
Date



**EXHIBIT A**

COC TEMP

Rev. 1-24-23

Date 12/27/23

Plan No. CC-19703

**PARCEL 92-T  
0.028 ACRES**

**TEMPORARY EASEMENT  
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY FOR  
CONSTRUCTION OF PLAN CC-19703 AND TO GRADE  
FOR 36 MONTHS FROM DATE OF ENTRY  
IN THE NAME AND FOR THE USE OF  
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, and being part of Lot 92 in that plat entitled "Walhalla Park Place" of record in Plat Book 9, Page 16, as conveyed to Cynthia Lynne Decker & Jeffri H. Frontz by deed of record in Instrument Number 199812280333290, (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and being described as follows:

Commencing at the intersection of the North line of said Lot ninety-two (92) with the East line of said Lot ninety-two (92), said North line of Lot ninety-two (92) also being the westerly right of way line of Walhalla Road (public, 40' r/w), as it now exists;

1. Thence South thirty-seven (37) degrees, twenty-five (25) minutes, sixteen (16) seconds West along said East line of Lot ninety-two (92), a distance of twenty-four and fifty-eight hundredths (24.58') feet to the TRUE POINT OF BEGINNING of the parcel herein described;
2. Thence continuing South thirty-seven (37) degrees, twenty-five (25) minutes, sixteen (16) seconds West continuing along said East line of Lot ninety-two (92), a distance of fifty-six and ninety-nine hundredths (56.99') feet to a point;
3. Thence North fifty-eight (58) degrees, fifteen (15) minutes, twenty-eight (28) seconds West, a distance of nineteen and seventy hundredths (19.70') feet to a point;
4. Thence North twenty-three (23) degrees, forty-one (41) minutes, fifteen (15) seconds East, a distance of twenty-six and twenty-eight hundredths (26.28') feet to a point;
5. Thence North fifty-seven (57) degrees, forty-eight (48) minutes, twenty-three (23) seconds East, a distance of thirty-seven and forty-one hundredths (37.41') feet to a point;



**EXHIBIT A**

COC TEMP

Rev. 1-24-23

6. Thence South forty-five (45) degrees, eleven (11) minutes, twenty-two (22) seconds East, a distance of twelve and ninety-two hundredths (12.92') feet to the TRUE POINT OF BEGINNING.

Said parcel of land containing an area of 1,229 square feet or 0.028 acres of land, more or less, in Tax Parcel No. 010-022381-00.

This description was written by Daniel Kaiser, Professional Surveyor, #7973 and reviewed by Anthony Garcia, Professional Surveyor, #8112, Garcia Surveyors, Inc. on December 22, 2023. This description is based on a field survey made in April, 2022 by Garcia Surveyors, Inc.

Grantors claim title by Instrument Number 199812280333290, as recorded in Franklin County Recorder's office.

The bearings shown herein are based on the East line of Lot ninety-two (92) in the subdivision plat entitled "Walhalla Park Place" of record in Plat Book 9, Page 80, Recorder's Office, Franklin County, Ohio.



Daniel C. Kaiser  
Professional Surveyor #7973  
Garcia Surveyors, Inc.  
1720 Indian Wood Circle, Suite E.  
Maumee, Ohio 43537  
92-T

12/22/2023  
Date

