

**EXHIBIT A**

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LPA RX 887 T

Rev. 07/09

Ver. Date 07/06/2021

PID 105736

**PARCEL 2-T  
FRA-SOUDER AVENUE TRAIL**

**TEMPORARY EASEMENT FOR THE PURPOSE OF  
PERFORMING THE WORK NECESSARY TO  
PERFORM GRADING & DRIVE CONSTRUCTION  
FOR 18 MONTHS FROM DATE OF ENTRY BY THE  
CITY OF COLUMBUS, OHIO, A MUNICIPAL CORPORATION, FRANKLIN  
COUNTY, OHIO**

[Surveyor's description of the premises follows]

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Situated in the State of Ohio, County of Franklin, V.M.S. 1393, City of Columbus and being part of Lots 144 and 145 of the Town Plat of Franklinton, Deed Book 2, Pages 77-78, Ross County Recorder's Office, 1802, transcribed to the deeds and plats of Ross-Fairfield Counties, Pages 44-46, Franklin County Recorder's Office and conveyed to WBS Columbus, LLC, an Ohio Limited Liability Company, as recorded in Instrument Number 201111100146712 of said county records and bounded and described as follows:

**COMMENCING** at a Mag Spike (set), at the northwest corner of said Lot 144, being the intersection of the east existing right of way of Souder Avenue (49.5' Right of Way) originally dedicated three poles wide as Darby Street, as recorded in Deed Book 2, Pages 77-78, Ross County Recorder's Office, 1802, transcribed to the deeds and plats of Ross-Fairfield Counties, Pages 44-46, Franklin County Recorder's Office and the south existing right of way of Gay Street (49.5' Right of Way) originally dedicated three poles wide as Broderick Street, as recorded in Ross-Fairfield Book, Page 44, 24.75 feet right of station 2+47.49;

Thence on the south existing right of way of said Gay Street and the north line of said Lot 144, **North 81 degrees 26 minutes 20 seconds East**, a distance of **11.25 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.00 feet right of station 2+47.48 and the **POINT OF BEGINNING**;

Thence on the south existing right of way of Gay Street and the north line of said Lot 144, **North 81 degrees 26 minutes 20 seconds East**, a distance of **3.00 feet** to a point 39.00 feet right of Souder Avenue station 2+47.48;

Thence through said Lots 144 and 145, the following eight (8) courses:

1. **South 08 degrees 35 minutes 41 seconds East**, a distance of **12.48 feet** to a point 39.00 feet right of station 2+35.00;
2. **South 02 degrees 42 minutes 54 seconds West**, a distance of **20.40 feet** to a point 35.00 feet right of station 2+15.00;
3. **South 08 degrees 35 minutes 41 seconds East**, a distance of **80.00 feet** to a point 35.00 feet right of station 1+35.00;
4. **North 81 degrees 24 minutes 19 seconds East**, a distance of **2.00 feet** to a point 37.00 feet right of station 1+35.00;

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5. **South 08 degrees 35 minutes 41 seconds East**, a distance of **30.00 feet** to a point 37.00 feet right of station 1+05.00;
6. **South 81 degrees 24 minutes 19 seconds West**, a distance of **2.00 feet** to a point 35.00 feet right of station 1+05.00;
7. **South 08 degrees 35 minutes 41 seconds East**, a distance of **35.00 feet** to a point 35.00 feet right of station 0+70.00;
8. **South 34 degrees 43 minutes 54 seconds East**, a distance of **22.86 feet** to a point on the north existing right of way of said Broad Street and the south line of said Lot 145, 45.07 feet right of Souder Avenue station 0+49.47;

Thence on the north existing right of way of said Broad Street and the south line of said Lot 145, **South 81 degrees 26 minutes 20 seconds West**, a distance of **3.32 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the north existing right of way of Broad Street (89.5' Right of Way), originally dedicated as 6 poles wide as Franklin Street, as recorded in Ross-Fairfield Book, Page 44, and the south line of said Lot 145, 41.75 feet right of Souder Avenue station 0+49.48;

Thence through said Lots 144 and 145, the following four (4) courses:

1. **North 34 degrees 00 minutes 16 seconds West**, a distance of **22.72 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 32.00 feet right of station 0+70.00;
2. **North 08 degrees 35 minutes 41 seconds West**, a distance of **145.00 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 32.00 feet right of station 2+15.00;
3. **North 02 degrees 42 minutes 54 seconds East**, a distance of **20.40 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.00 feet right of station 2+35.00;
4. **North 08 degrees 35 minutes 41 seconds West**, a distance of **12.48 feet** to the **Point of Beginning**, containing a total of 0.015 acres, of which the present road occupies 0.000 acres, with 0.008 acres being part of Franklin County Auditor's Parcel Number 010-027813-00, 0.002 acres being part of Franklin County Auditor's Parcel Number 010-047998-00, 0.002 acres being part of Franklin County Auditor's Parcel Number 010-055952-00 and the remaining 0.003 acres being part of Franklin County Auditor's Parcel Number 010-017534-00.

The bearings for this description are based on the bearing between City of Columbus Monuments "15-83 RESET" and "18-83" being North 80 degrees 50 minutes 29 seconds East, as measured with GPS methods using Grid North, of the Ohio State Plane Coordinate System, South Zone, NAD83(2011).

Station values in this description are based on the intersection of Souder Avenue and Broad Street being Souder Avenue station 0+00.00 and Broad Street station 10+00.00.

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the City of Columbus, Ohio, in August, 2018.

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

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