

EXHIBIT A

**PARCEL 102-T
0.007 ACRE (OR 309.20 SQUARE FEET)
TEMPORARY CONSTRUCTION EASEMENT
FOR THE PURPOSE OF PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
THE 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, Clinton Township, being in Quarter Township 4, Township 1, Range 18 West of the United States Military Lands, and being a portion of Lot 35 of Grasmere Gardens as recorded in Plat Book volume 15, page 2 (all document references are to the records of Franklin County unless otherwise stated) and being a **0.007 acre** parcel out of that tract known as Franklin County Auditor's **Parcel Numbers 010-074801** as conveyed to **L&N – Up Alum Creek, LLC, an Ohio Limited Liability Company** (hereafter referred to as "Grantor") by the instruments filed as **Instrument Number 201107250091710**, and being more particularly described as follows:

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

BEGINNING at a Mag spike set at the northwest corner of the Grantor, the northwest corner of the said Lot 35, on the existing southerly right-of-way line of Hudson Street, the northeast corner of Lot 34 of the said Grasmere Gardens, and being the northeast corner of that tract conveyed to Mohammed Barzingi by the instruments filed as Instrument Number 201004140044603 and Instrument Number 200708220147912, said point being 30.00 feet right of the centerline of right-of-way of Hudson Street station 52+77.23, said spike being the **TRUE POINT OF BEGINNING** of the parcel herein described;

Thence crossing through the lands of the Grantor and along the proposed southerly right-of-way line of Hudson Street, **South 39 degrees 35 minutes 26 seconds East for a distance of 27.48 feet** to an iron pin set being 50.00 feet right of the centerline of right-of-way of Hudson Street station 52+96.08;

Thence continuing through the lands of the Grantor and along the said proposed southerly right-of-way line of Hudson Street, **South 86 degrees 17 minutes 34 seconds East for distance of 10.00 feet** to an iron pin set at the intersection of the said proposed southerly right-of-way line of Hudson Street and the westerly right-of-way line of McGuffey Road (R/W width varies – Public), on the Grantor's easterly line, and on the westerly line of that 0.0131 acre tract as conveyed to City of Columbus, Ohio by the instrument filed as Instrument Number 200010180212049, said pin being 50.00 feet right of the centerline of right-of-way of Hudson Street station 53+06.08

Thence along the said easterly line of the Grantor, the said westerly right-of-way line of McGuffey Road, and the westerly line of the said 0.0131 acre tract, **South 02 degrees 06 minutes 38 seconds East for a distance of 38.20 feet** to a point being 88.00 feet right of the centerline of right-of-way of Hudson Street station 53+09.95;

Thence crossing through the lands of the Grantor, the following three (3) courses:

1. **North 86 degrees 17 minutes 34 seconds West for a distance of 4.69 feet** to a point being 88.00 feet right of the centerline of right-of-way of Hudson Street station 53+05.26;
2. **North 01 degrees 47 minutes 55 seconds West for a distance of 26.79 feet** to a point being 61.34 feet right of the centerline of right-of-way of Hudson Street station 53+02.69;

3. **North 40 degrees 15 minutes 06 seconds West for a distance of 36.63 feet** to a point on the westerly line of the Grantor, the westerly line of the said Lot 35, on the easterly line of the said Lot 34, and on the easterly line of the said Mohammed Barzingi tract, said point being 34.97 feet right of the centerline of right-of-way of Hudson Street station 52+77.26;

Thence along the Grantor's westerly line, the said westerly line of Lot 35, the said easterly line of Lot 34, and the said easterly line of Mohammed Barzingi tract, **North 03 degrees 23 minutes 53 seconds East for a distance of 4.97 feet** to the **TRUE POINT OF BEGINNING** of the parcel herein described.

The above description contains a total area of **0.007 acres** (**0.000 acres** are located within the Present Road Occupied resulting in a net take of **0.007 acres**), all of which are located within Franklin County Auditor's **Parcel Number 010-074801**.

Prior instrument of record as of this writing recorded in **Instrument Number 201107250091710** in 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.

Where described, iron pins set are 5/8" rebar, 30" long, with caps stamped "ASI PS-8759".

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