

EXHIBIT A

Page 1 of 3

LPA RX 887 T

Rev. 07/09

Ver. Date 10/01/2012

PID 88430

**PARCEL 7-T
HAGUE AVENUE-VALLEYVIEW DRIVE
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
COMPLETE GRADING
FOR 12 MONTHS FROM DATE OF ENTRY BY THE
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, Village of Valleyview, being located in Virginia Military Survey Number 2668, and being a part of the **Camp Chase Industrial Railroad Corporation** property (being that real estate depicted on the Cleveland, Cincinnati, Chicago and St. Louis Ry. Co. Valuation Map No. V31, dated June 30th, 1915, and being 33.26 acres of record according to the Franklin County Auditor), as described in a deed to said railroad company, of record in Official Record 28363, page F03, all records referenced are on file at the Office of the Recorder for Franklin County, Ohio, being a parcel of land lying on the right side of the centerline of survey and right-of-way for Hague Avenue, and on the left and right sides of the centerline of said Camp Chase Industrial Railroad, as both centerlines are depicted on the centerline plat for the Hague Avenue-Valleyview Drive right-of-way plans, of record in Instrument Number 201209270144475 (Plat Book 115, pages 36-37), and being further bounded and described as follows:

Commencing for reference at the intersection of the south line of said Camp Chase railroad property and the centerline line Hague Avenue, said point being at the northeast corner of Roys Park Addition, of record in Plat Book 10, page 380, said point being at the northwest corner of Hillcrest Addition, of record in Plat Book 12 page 19, and said point being at Hague Avenue centerline of survey and right-of-way Station 226+23.11, and being 40.00 feet left of the Camp Chase railroad centerline Station 7516+13.55;

Thence **South 72 degrees 05 minutes 48 seconds West**, along the south line of said Camp Chase railroad property, along the north line of said Roys Park Addition (passing the northeast corner of Lot 4 of said addition, as said Lot is described in a deed to West & Del, LLC, of record in Instrument Number 200801080003740 at a distance of 20.08 feet), a total distance of **28.35 feet** to an iron pin set on the proposed west right-of-way line for said Hague Avenue, said point being 28.24 feet right of Hague Avenue centerline of survey and right-of-way Station 226+25.62, and being 40.00 feet left of the Camp Chase railroad centerline Station 7516+41.90, and said point being the **TRUE POINT OF BEGINNING** for the herein described temporary easement;

EXHIBIT A

Page 2 of 3

LPA RX 887 T

Rev. 07/09

Thence **South 72 degrees 05 minutes 48 seconds West**, along the south line of said Camp Chase railroad property, along the north line of said Lot 4, a distance of **11.85 feet** to a point, said point being 40.04 feet right of Hague Avenue centerline of survey and right-of-way Station 226+26.67, and being 40.00 feet left of the Camp Chase railroad centerline Station 7516+53.75;

Thence **North 27 degrees 01 minutes 40 seconds West**, across said Camp Chase railroad property, a distance of **81.03 feet** to a point on the north line of said Camp Chase railroad property, being on the south line of that 1.371 acre tract (0.804 acres of record by the Franklin County Auditor) described in a deed to The Glenwood Methodist Church of Columbus, Ohio, of record in Deed Book 1919, page 137 (N.K.A. Glenwood United Methodist Church, by a name change affidavit of record in Instrument Number 201109300124367), said point being 60.00 feet right of Hague Avenue centerline of survey and right-of-way Station 225+48.27, and being 40.00 feet right of the Camp Chase railroad centerline Station 7516+66.60;

Thence **North 72 degrees 05 minutes 48 seconds East**, along the north line of said Camp Chase railroad property, along the south line of said 1.371 acre tract, a distance of **20.08 feet** to an iron pin set on the proposed west right-of-way line for said Hague Avenue, said point being 40.00 feet right of Hague Avenue centerline of survey and right-of-way Station 225+46.44, and being 40.00 feet right of the Camp Chase railroad centerline Station 7516+46.51;

Thence **South 12 degrees 41 minutes 13 seconds East**, across said Camp Chase railroad property, along the proposed west right-of-way line for said Hague Avenue, a distance of **58.66 feet** to an iron pin set at an angle point, said point being 40.06 feet right of Hague Avenue centerline of survey and right-of-way Station 226+05.00, and being 18.42 feet left of the Camp Chase railroad centerline Station 7516+51.85;

Thence **South 42 degrees 38 minutes 53 seconds East**, continuing across said Camp Chase railroad property, continuing along the proposed west right-of-way line for said Hague Avenue, a distance of **23.76 feet** to the **TRUE POINT OF BEGINNING** for the herein described temporary easement.

The above described temporary easement contains a total area of **0.021 acres** (including 0.000 acres within the present road occupied) within Franklin County Auditor tax parcel number 010-062384.

The bearings described herein are based on the centerline of survey and right-of-way for Valleyview Drive (South 87 degrees 46 minutes 53 seconds East) and grid north referenced to the North American Datum of 1983 (NSRS 2007 Adjustment) and the Ohio State Plane Coordinate System (South Zone), as established utilizing a GPS survey originating on Franklin County Engineer Survey Control Monuments "ST01" and "FCGS 5335".

EXHIBIT A

Page 3 of 3

LPA RX 887 T

Rev. 07/09

Iron pins referenced as set are 5/8 inch diameter by 30 inch long rebar with yellow plastic caps stamped "ASI – PS 8438".

The above description of a temporary easement was prepare and reviewed by Brian P. Bingham, Registered Professional Surveyor No. 8438 on August 23, 2012, is based on an actual survey performed in the field by American Structurepoint, Inc., and is true and correct to the best of my knowledge and belief.

American Structurepoint, Inc.

Brian P. Bingham
Registered Professional Surveyor No. 8438

Date