

EXHIBIT A

TEMPORARY EASEMENT

5T

0.024 ACRE

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Section 16, Township 5, Range 22, Refugee Lands, being on, over, and across Lot 99 of that subdivision entitled "Plat of City of Columbus" of record in Deed Book "F", Page 332, Plat Book 3, Page 247, and Plat Book 14, Page 27 as conveyed to LEX Investments by deed of record in Official Record 4889D06 (all references being those of the Recorder's Office, Franklin County, Ohio), and described as follows:

BEGINNING, at the intersection on the westerly right-of-way line of Front Street (82.5 feet wide) and the northerly right-of-way line of Main Street (82.5 feet wide);

thence South 81° 54' 19" West, with said northerly right-of-way line, a distance of 86.70 feet to the southwesterly corner of said LEX Investments tract;

thence North 08° 04' 55" West, with the westerly line of said LEX Investments tract, being across said Lot 99, a distance of 12.00 feet to a point;

thence North 81° 54' 19" East, across said Lot 99, a distance of 86.69 feet to a point on the westerly right-of-way line of Front Street;

thence South 08° 06' 35" East, with said westerly right-of-way line, a distance of 12.00 feet to the POINT OF BEGINNING and containing 0.024 acre of land, more or less.

EVANS, MECHWART, HAMBLETON, & TILTON, INC.

Edward J. Miller
Registered Surveyor No. 8250

Date

EXHIBIT B

BOUNDARY DESCRIPTION OF 0.002 ACRE

6T

East side of Civic Center Drive
South side of Rich Street

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Section 11, Township 5, Range 22, Refugee Lands, being a part of the 0.921 acre tract conveyed to Bicentennial Plaza Limited of record in Instrument Number 199712290177384, and described as follows:

Beginning, for reference, at an iron pin set marking the northwest corner of In-Lot 68 as shown on In-Lots to City of Columbus of record in Deed Book "F," Page 332, Plat Book 3, Page 248, and Plat Book 14, Page 27 and the northeast corner of the tract of land described in City of Columbus Ordinance Number 1495-97 and also, being in the north line of said 0.921 acre tract and in the south right-of-way line of Rich Street (R/W width varies);

thence South $81^{\circ} 50' 15''$ West, a distance of 39.40 feet, with said north line and said south right-of-way line, to an iron pin set at the *True Point of Beginning*;

thence across said 0.921 acre tract, the following courses:

South $69^{\circ} 49' 18''$ West, a distance of 13.92 feet, to an iron pin set at a point of curvature;

with the arc of a curve to the left, having a central angle of $103^{\circ} 53' 12''$, a radius of 12.63 feet, an arc length of 22.90 feet, a chord bearing and distance of South $17^{\circ} 52' 42''$ West, 19.89 feet, to an iron pin set at a point of tangency in a west line of said 0.921 acre tract and the east right-of-way line of Civic Center Drive (R/W width varies);

thence with said east right-of-way line and said west line, the following courses:

North $39^{\circ} 38' 29''$ West, a distance of 2.93 feet to a point of curvature;

with the arc of a curve to the right, having a central angle of $121^{\circ} 28' 44''$, a radius of 12.00 feet, an arc length of 25.44 feet, a chord bearing and distance of North $21^{\circ} 05' 53''$ East, 20.94 feet to a point of tangency;

thence North $81^{\circ} 50' 15''$ East, a distance of 13.65 feet, to the *True Point of Beginning*, containing 0.002 acre (83.53 square feet), more or less, from Auditor's Parcel Number 010-011301.

Bearings are based on a bearing of North $08^{\circ} 08' 35''$ West for a portion of the centerline of High Street.

All references are to the records of the Recorder's Office, Franklin County, Ohio.

Iron pins set, where indicated, are iron pipes, thirteen sixteenths (13/16) inch inside diameter, thirty (30) inches long with a plastic plug placed in the top bearing the initials EMHT INC.

EVANS, MECHWART, HAMBLETON & TILTON, INC.
Edward J. Miller
Professional Surveyor No. 8250

EXHIBIT C

19SW
SIDEWALK EASEMENT

0.008 ACRE

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Section 17, Township 5, Range 22, Refugee Lands, being on, over, and across that Vacated portion of Rich Street as conveyed to Columbia Gas of Ohio, Inc. by deed of record in Official Record 1270G06 and Official Record 1270G08 (all references being those of the Recorder's Office, Franklin County, Ohio), and described as follows:

BEGINNING, at the intersection on the westerly right-of-way line of Ludlow Street (58 feet wide) and the northerly right-of-way line of Rich Street (width varies);

thence South $81^{\circ} 50' 15''$ West, with said northerly right-of-way line, a distance of 220.97 feet to the southwesterly corner of said Columbia Gas of Ohio tract;

thence North $57^{\circ} 13' 33''$ West, with the westerly line of said Columbia Gas of Ohio tract, a distance of 2.29 feet to a point;

thence across Grantor's tract, the following courses and distances:

North $81^{\circ} 50' 15''$ East, across said Columbia Gas of Ohio tract, a distance of 222.70 feet to a point on the westerly right-of-way line of Ludlow Street;

thence South $08^{\circ} 04' 45''$ East, with said westerly right-of-way line, a distance of 1.50 feet to the POINT OF BEGINNING and containing 0.008 acre of land, more or less.

EVANS, MECHWART, HAMBLETON, & TILTON, INC.

Edward J. Miller
Registered Surveyor No. 8250

Date

0.014 ACRE

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Section 17, Township 5, Range 22, Refugee Lands, being on, over, and across that vacated portion of Rich Street as conveyed to Columbia Gas of Ohio, Inc. by deed of record in Official Record 1270G06 and Official Record 1270G08 (all references being those of the Recorder's Office, Franklin County, Ohio), and described as follows:

Being, for reference, at the intersection on the westerly right-of-way line of Ludlow Street (58 feet wide) and the northerly right-of-way of Rich Street (width varies);

thence South 81°50'15" West, with said northerly right-of-way line, a distance of 220.97 feet to the southwesterly corner of said Columbia Gas of Ohio tract;

thence North 57°13'33" West, with the westerly line of said Columbia Gas of Ohio tract, a distance of 2.29 feet to the TRUE POINT OF BEGINNING;

thence North 57°13'33" West, continuing with said westerly line, a distance of 7.51 feet to a point;

thence across said Columbia Gas of Ohio tract the following courses and distances:

North 81°50'15" East, a distance of 101.03 feet to a point;

South 53°41'56" East, a distance of 0.82 feet to a point;

North 81°54'33" East, a distance of 29.23 feet to a point;

South 08°05'40" East, a distance of 4.31 feet to a point;

South 81°50'15" West, a distance of 125.17 feet to the TRUE POINT OF BEGINNING and containing 0.014 acre of land, more or less.

EXHIBIT E

24T

TEMPORARY EASEMENT
0.015 ACRE

Situated in the State of Ohio, County of Franklin, City of Columbus, located in Section 16, Township 5, Range 22, Refugee Lands, being across that 0.921 acre tract conveyed to Bicentennial Plaza Limited by deed of record in Instrument Number 199712290177384 (all references refer to the records of the Recorder's Office, Franklin County, Ohio), being described as follows:

BEGINNING at a northwesterly corner of Lot 68 of that subdivision entitled "Plat of City of Columbus" of record in Plat Book "F", Page 332, Plat Book 3, Page 247, and Plat Book 14, Page 27, being the southerly right-of-way line of Rich Street (width varies);

thence South $08^{\circ} 06' 34''$ East, with the westerly line of said Lot 68, a distance of 10.00 feet to a point;

thence South $81^{\circ} 50' 15''$ West, across said 0.921 acre tract, a distance of 48.99 feet to a point;

thence South $35^{\circ} 39' 10''$ West, continuing across said 0.921 acre tract, a distance of 17.06 feet to a point in the easterly right-of-way line of Civic Center Drive of record in Plat Book 50, Page 38;

thence North $39^{\circ} 38' 29''$ West, with said easterly right-of-way line, a distance of 1.81 feet to a point of curvature;

thence across said 0.921 acre tract, with the arc of said curve to the right, having a central angle of $103^{\circ} 53' 12''$, a radius of 12.63 feet, an arc length of 22.90 feet, a chord bearing and distance of North $17^{\circ} 52' 42''$ East, 19.89 feet to a point;

thence North $69^{\circ} 49' 18''$ East, continuing across said 0.921 acre tract, a distance of 13.92 feet to a point in the southerly right-of-way line of said Rich Street;

thence North $81^{\circ} 50' 15''$ East, with said southerly right-of-way line, a distance of 39.40 feet to the POINT OF BEGINNING, and containing 0.015 acre of land, more or less.

INC. EVANS, MECHWART, HAMBLETON, & TILTON,

Edward J. Miller
Registered Surveyor No. 8250

BOUNDARY DESCRIPTION OF 0.002 ACRE
East side of Civic Center Drive
South side of Rich Street

Situated in the State of Ohio, County of Franklin, City of Columbus, lying in Section 11, Township 5, Range 22, Refugee Lands, being a part of the 0.921 acre tract conveyed to Bicentennial Plaza Limited of record in Instrument Number 199712290177384, and described as follows:

Beginning, for reference, at an iron pin set marking the northwest corner of In-Lot 68 as shown on In-Lots to City of Columbus of record in Deed Book "F," Page 332, Plat Book 3, Page 248, and Plat Book 14, Page 27 and the northeast corner of the tract of land described in City of Columbus Ordinance Number 1495-97 and also, being in the north line of said 0.921 acre tract and in the south right-of-way line of Rich Street (R/W width varies);

thence South $81^{\circ} 50' 15''$ West, a distance of 39.40 feet, with said north line and said south right-of-way line, to an iron pin set at the *True Point of Beginning*;

thence across said 0.921 acre tract, the following courses:

South $69^{\circ} 49' 18''$ West, a distance of 13.92 feet, to an iron pin set at a point of curvature;

with the arc of a curve to the left, having a central angle of $103^{\circ} 53' 12''$, a radius of 12.63 feet, an arc length of 22.90 feet, a chord bearing and distance of South $17^{\circ} 52' 42''$ West, 19.89 feet, to an iron pin set at a point of tangency in a west line of said 0.921 acre tract and the east right-of-way line of Civic Center Drive (R/W width varies);

thence with said east right-of-way line and said west line, the following courses:

North $39^{\circ} 38' 29''$ West, a distance of 2.93 feet to a point of curvature;

with the arc of a curve to the right, having a central angle of $121^{\circ} 28' 44''$, a radius of 12.00 feet, an arc length of 25.44 feet, a chord bearing and distance of North $21^{\circ} 05' 53''$ East, 20.94 feet to a point of tangency;

thence North $81^{\circ} 50' 15''$ East, a distance of 13.65 feet, to the *True Point of Beginning*, containing 0.002 acre (83.53 square feet), more or less, from Auditor's Parcel Number 010-011301.

Bearings are based on a bearing of North $08^{\circ} 08' 35''$ West for a portion of the centerline of High Street.

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