

EXHIBIT A

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LPA RX 851 WD

Rev. 06/09

Ver. Date 06/03/22

PID 105734

**PARCEL 55-WD
FRA 16 8.24
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF COLUMBUS, FRANKLIN COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, part of Quarter Township 3, Township 1, Range 16, United States Military Lands and being part of a 8.000 acre tract of land and a tract of land known as Tract III in the name of Mellon National Mortgage Company of Ohio, an Ohio corporation as described in Deed Book 3646, Page 76, all records are on file in the Franklin County Recorder's Office, and being a tract of land lying on the left side of the centerline of Right of Way of State Route 16 (East Broad Street), hereafter referred to as S.R. 16, as shown on the FRA-16-7.79 plans made by the Ohio Department of Transportation, and is more particularly described as follows:

Beginning for Reference at a concrete monument found in the southerly Right of Way line of said S.R. 16 (East Broad Street), being 33.00 feet right of centerline Station 205+00.00 as delineated in the FRA-16-7.79 centerline plat as recorded in Plat Book 29, Page 4;

Thence North 08°08'48" West, perpendicular to and leaving said southerly Right of Way line a distance of 33.00 feet to a point in said centerline, being centerline Station 205+00.00;

Thence South 81°51'12" West, with said FRA-16-7.79 centerline, a distance of 246.65 feet to a feet to the southeasterly corner of a 0.757 acre tract of land in the name of the City of Columbus a described in IN. 201710060139818, being centerline Station 202+53.35 and **True Place of Beginning**.

Thence North 04°04'59" West, with the easterly line of said 0.757 acre tract, a distance of 112.56 feet to an iron pipe set at the southwesterly corner of a 3.502 acre tract of land in the name of Amamata, LLC, an Ohio limited liability company as described in IN.

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200911020158096, being the northeasterly corner of said 0.757 acre tract and the southeasterly corner of a 16.879 acre tract of land in the name of Columbus East Living, LLC, an Ohio limited liability company as described in IN. 201711130159656, being 110.00 feet left of centerline Station 202+77.19 and referenced by a ¾" inside diameter iron pipe found bearing South 04°37'48" West a distance of 1.19 feet and being 108.84 feet left of centerline Station 202+76.93;

Thence North 81°51'12" East, with the southerly line of said 3.502 acre tract and with the northerly Right of Way line of said S.R. 16 (East Broad Street), a distance of 595.17 feet to a point in the easterly line of a 1.400 acre tract of land in the name of Indus Broad Street Hotel, LLC, an Ohio limited liability company as described in IN. 201909200123231, being the westerly line of a 5.000 acre tract of land in the name of SH 724 LLC, a Delaware limited liability company as described in IN. 200812220182539, being 110.00 feet left of centerline Station 208+72.36 and referenced by a concrete monument engraved with "SKD" found bearing South 54°46'56" East a distance of 0.69 feet and being 109.52 feet left of centerline Station 208+72.87;

Thence South 03°41'05" West, with the westerly line of said 5.000 acre tract and the westerly line of a 1.242 acre tract of land in the name of Lifetime Investments, Inc., an Ohio corporation, formerly known as Leslie Development Company, Inc. as described in IN. 201512020169272, a distance of 112.39 feet to the southeasterly corner of said 1.242 acre tract, being in said centerline and the northerly line of a 4.754 acre tract of land in the name of The Children's Hospital, an Ohio Non-Profit corporation as described in IN. 200111010252974, and being centerline Station 208+49.32;

Thence South 81°51'12" West, with said centerline and said northerly line, a distance of 595.97 feet to the **True Place of Beginning**.

The above described area contains 1.504 acres, more or less, of which the present road occupies 1.504 acres, more or less. No Auditor's Parcel Number available.

Iron pins set are 13/16" inside diameter iron pipe, 30" long with a yellow cap stamped "OHM".

Bearings for this description are based on Ohio State Plane Coordinates, South Zone, NAD 83 (2007) Datum as established utilizing a GPS survey performed in November 2017, holding North 82°20'12" East for the centerline of East Broad Street (State Route 16).

The stations referred to in this description are from the centerline of Right-of-Way of State Route 16, as found on the FRA-16-7.79 centerline plat as recorded in Franklin County Recorder's Office in Plat Book 29 Page 4.

