

**EXHIBIT A**

LPA RX 851 WD

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Ver. Date 03/17/15

PID 90406

**PARCEL 31-WD  
FRA/DEL-LAZELLE ROAD  
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, DELAWARE 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 Delaware, City of Columbus, being located in Farm Lot 1, Quarter-Township 3, Township 3 North, Range 18 West, United States Military Lands, and being a part of an original 1.7975 acre parcel and that 1.7309 acre parcel described in deeds to **CITY OF COLUMBUS, OHIO**, of record in Deed Book 550, page 417 and Deed Book 552, page 599, all records referenced herein are on file at the Office of the Recorder for Delaware County, Ohio, being a parcel of land lying on the left side of the proposed centerline of construction for Lazelle Road, as shown on the centerline plat of record in Plat Cabinet \_\_\_\_, Slide \_\_\_\_, and being further bounded and described as follows:

Commencing for reference at Franklin County Monument "FCGS 2226", said point being the southeast corner of said Quarter-Township 3, and being the southeast corner of said Farm Lot 1, said point being at an angle point in the existing centerline of right-of-way for Lazelle Road, said point being on the line between Delaware County and Franklin County, and said point being at Lazelle Road proposed centerline of construction Station 122+83.71;

Thence **North 86 degrees 25 minutes 36 seconds West**, along the south line of said Quarter-Township 3, along said County Line and along the existing centerline of right-of-way for Lazelle Road, a distance of **301.28 feet** to a point, being at the southeast corner of said original 1.7309 acre parcel, said point being at Lazelle Road proposed centerline of construction Station 119+82.44;

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Thence **North 03 degrees 34 minutes 25 seconds East**, along the east line of said original 1.7309 acre parcel, a distance of **40.00 feet** to the southwest corner of that 0.368 acre right-of-way parcel described in a deed to City of Columbus, of record in Official Record 200, page 277, said point being on the north line of that 4.484 acre right-of-way parcel described in a deed to City of Columbus, of record in Deed Volume 535, page 97, being on the existing north right-of-way line for said Lazelle Road as established by said 4.484 acre parcel, said point being 40.00 feet left of Lazelle Road proposed centerline of construction Station 119+82.44, and said point being the **TRUE POINT OF BEGINNING** for the herein described right-of-way parcel;

Thence **North 86 degrees 25 minutes 36 seconds West**, across said original 1.7309 acre parcel and along the existing north right-of-way line for said Lazelle Road, a distance of **30.00 feet** to the west line of said original 1.7309 acre parcel, being the east line of said original 1.7975 acre parcel, and being the southeast corner of that 0.128 acre right-of-way parcel described in a deed to City of Columbus, of record in Official Record 432, page 596, said point being 40.00 feet left of Lazelle Road proposed centerline of construction Station 119+52.44;

Thence **North 03 degrees 34 minutes 25 seconds East**, along a west line of said original 1.7309 acre parcel, along the east line of said original 1.7975 acre parcel, and along the east line of said 0.128 acre right-of-way parcel, a distance of **10.00 feet** to the northeast corner of said 0.128 acre right-of-way parcel, being on the existing north right-of-way line for said Lazelle Road as established by said 0.128 acre parcel, said point being 50.00 feet left of Lazelle Road proposed centerline of construction Station 119+52.44;

Thence **North 86 degrees 25 minutes 36 seconds West**, along the existing north right-of-way line for Lazelle Road, along the south line of said original 1.7975 acre parcel, a distance of **269.27 feet** to the west line of said original 1.7975 acre parcel, being the northwest corner of said 0.128 acre right-of-way parcel, being on the east line of an original 42.560 acre parcel described in a deed to Banc One Management Corporation, of record in Official Record 650, page 107, and being the northeast corner of that 0.028 acre right-of-way parcel described in a deed to City of Columbus, of record in Official Record 80, page 1826, (reference an iron pipe found with an "RD Zande" cap 0.06 feet west and 0.06 feet south), said point being 50.00 feet left of Lazelle Road proposed centerline of construction Station 116+83.17;

Thence **North 03 degrees 23 minutes 58 seconds East**, along the west line of said original 1.7975 acre parcel and along an east line of said original 42.560 acre parcel, a distance of **4.00 feet** to an iron pin set, said iron pin set being 54.00 feet left of Lazelle Road proposed centerline of construction Station 116+83.15;

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Thence **South 86 degrees 25 minutes 36 seconds East**, across the grantor's land, a distance of **299.28 feet** (passing at a distance of 269.28 feet the east line of said original 1.7975 acre parcel and the west line of said original 1.7309 acre parcel) to an iron pin set on the east line of said original 1.7309 acre parcel, being the west line of a 1.001 acre parcel described in a deed to JCLC Enterprises, LLC, of record in Official Record 853, page 296, said iron pin set being 54.00 feet left of Lazelle Road proposed centerline of construction Station 119+82.44;

Thence **South 03 degrees 34 minutes 25 seconds West**, along the east line of said original 1.7309 acre parcel and along the west line of said 1.001 acre parcel, a distance of **14.00 feet** (passing at a distance of 4.00 feet the southwest corner of said 1.001 acre parcel, being the northwest corner of said 0.368 acre right-of-way parcel, and passing at a distance of 4.02 feet an iron pipe found with a "Hockaden & Assoc." cap off line 0.89 feet to the east) to the **TRUE POINT OF BEGINNING** for the herein described right-of-way parcel.

The above description contains a total area of **0.034 acres** (including 0.007 acres located within the present road occupied), of which 0.010 acre (including 0.007 acres within the present road occupied) is out of Delaware County Auditor's parcel number 318-344-01-011-000, and 0.024 acres (including 0.000 acre within the present road occupied) out of Delaware County Auditor's parcel number 318-344-01-010-000.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with caps stamped "R/W STRUCTUREPOINT".

The bearings described herein are based on the bearing of South 86 degrees 25 minutes 36 seconds East between Franklin County Monuments "FCGS 2225" and "FCGS 2226", as established utilizing a field traverse.

The above description was prepared under the direct supervision of Brian P. Bingham, Registered Professional Surveyor No. 8438 on March 17, 2015, is based on a survey of the premises completed by Columbus Engineering Consultants, Inc., and is true and correct the best of my knowledge and belief.

American Structurepoint, Inc.

  
Brian P. Bingham

Registered Professional Surveyor No. 8438



9/17/2015  
Date