

EXHIBIT A

Parcel Numbers

- 010-044700-00
- 010-023756-00
- 010-289026-00
- 010-001697
- 010-297097 (Deed Lot 5)*
- 010-297096 (Deed Lot 4)*
- 010-297095 (Deed Lot 3)*
- 010-057658
- 010-066610-00
- 010-297080 (Deed Lot 35)*
- 010-297081-00 (Deed Lots 1 & 2) *
- 010-010969-00
- 010-289027-00
- 010-023279

*Please note that for some of the parcel numbers, we have included a Deed Lot number. These numbers correspond to the parcels covered in the attached Governor's Deed from January 11, 2017. Because the Governor's Deed does not explicitly use these parcel numbers, we will provide the Title Commitment, Governor's Deed, and Franklin County Auditor's Summaries on each of these parcels to indicate how these parcel numbers track those parcels included in the deed, and are in fact one-in-the-same, in the complete application.

Exhibit "A"

PARCEL 010-045079 LOT SPLIT

LOT 1 AND LOT 2

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 1 and Lot 2 of E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108-WL as shown in Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set at the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108-WL, said iron pin being the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley and the westerly line of Limited Access of Interstate Route IR-670;

Thence North $03^{\circ}04'59''$ East, along the westerly line of said Lot No. 1 and Lot No. 2, which is the easterly right of way line of said 15' public alley and the westerly line of said parcel 108-WL in Limited Access Right of way for IR-670, for a distance of 80.00 feet to an iron pin set at the northwest corner of said Lot No. 2, which is the southwest corner of Lot No. 3 in said E. Owen Subdivision;

Thence South $86^{\circ}55'38''$ East, passing through said Parcel 108-WL on the Limited Access Right of way line of the residue of said parcel 108-WL and along the line between said Lot No. 2 and Lot No. 3, for a distance of 60.74 feet to an iron pin set;

Thence South $35^{\circ}54'38''$ East, continuing through said Parcel 108-WL along the Limited Access Right of way line of the residue of said Parcel 108-WL and crossing said Lot No. 1 and Lot No. 2, for a distance of 102.92 feet to an iron pin set at the southeast corner of said Lot No. 1, said iron pin being on the northerly right of way line of said Spruce Street;

Thence North $86^{\circ}55'38''$ West, along the southerly line of said Parcel 108-WL and said Lot No. 1 and the northerly right of way line of said Spruce Street, for a distance of 125.50 feet to the Place of Beginning, and containing within said bounds 0.1710 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being $N86^{\circ}55'38''W$, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are $5/8'' \times 30''$ rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

E-23
Split
60.74 ft Northline
125.50 ft Southline
off at Westline
out of
(010) 45079



Chad S. Snow 09/23/16



PARCEL 010-038577 LOT SPLIT

Exhibit 'A'

LOT 3

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 3 of E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108-WL as shown in Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set at the southwest corner of Lot No. 3 in said E. Owen Subdivision, said iron pin being located North 03°04'59" East, a distance of 80.00 feet from the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108-WL, which is the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley;

Thence North 03°04'59" East, along the westerly line of said Lot No. 3, which is the easterly right of way line of said 15' public alley and the westerly line of said Parcel 108-WL in Limited Access Right of way for Interstate Route IR-670, for a distance of 40.00 feet to an iron pin set at the northwest corner of said Lot No. 3, which is the southwest corner of Lot No. 4 in said E. Owen Subdivision;

Thence South 86°55'38" East, through said Parcel 108-WL on the Limited Access Right of way of the residue of said Parcel 108-WL and along the line between said Lot No. 3 and Lot No. 4, for a distance of 28.36 feet to an iron pin set;

Thence South 35°54'38" East, continuing through said Parcel 108-WL on the Limited Access Right of way of the residue of said Parcel 108-WL and crossing said Lot No. 3, for a distance of 51.46 feet to an iron pin set on the southerly line of said Lot No. 3, said iron pin being on the northerly line of Lot No. 2 in said E. Owen Subdivision;

Thence North 86°55'38" West, continuing through said Parcel 108-WL on the Limited Access Right of way line of the residue of said Parcel 108-WL and along the southerly line of said Lot No. 3 and the northerly line of Lot No. 2 in said E. Owen Subdivision, for a distance of 60.74 feet to the Place of Beginning, and containing within said bounds 0.0409 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.



[Signature] 2/23/16



PARCEL 010-013927 LOT SPLIT

Exhibit A

LOT 4

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 4 and a portion of an unnamed 15 foot alley as vacated by the City of Columbus in Ordinance No. 216-57, and as shown in E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108-WL as shown on Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set at the southwest corner of Lot No. 4 in said E. Owen Subdivision, said iron pin being located North 03°04'59" East, a distance of 120.00 feet from the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108-WL, which is the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley;

Thence North 03°04'59" East, along the westerly line of said Lot No. 3, which is the easterly right of way line of said 15' public alley, for a distance of 47.50 feet to an iron pin set on the centerline of said vacated 15' public alley;

Thence South 86°55'38" East along the centerline of said vacated 15' public alley and the Limited Access Right of way line of the residue of said Parcel 108-WL, for a distance of 13.53 feet to an iron pin set;

Thence South 14°15'16" East, along the Limited Access Right of way line of the residue of said Parcel 108-WL and crossing said vacated alley and Lot No. 4, for a distance of 49.76 feet to an iron pin set on the southerly line of said Lot No. 4, said iron pin being on the northerly line of Lot No. 3 in said E. Owen Subdivision;

Thence North 86°55'38" West along the southerly line of said Lot No. 4, the northerly line of Lot No. 3 in said E. Owen Subdivision and the Limited Access Right of way line of the residue of said Parcel 108-WL, for a distance of 28.36 feet to the Place of Beginning, and containing within said bounds 0.0228 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in September, 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.



[Signature] 09/22/16



E-23
Split
13.53 ft
Northline
28.36 ft Southline
offset West line
out of
010013927

PARCEL 010-016664 LOT SPLIT

Exhibit A'

LOT 5

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 5 and a portion of an unnamed 15 foot alley as vacated by the City of Columbus in Ordinance No. 216-57 and shown in E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108-WL as shown in Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set on the centerline of said 15' vacated public alley in said E. Owen Subdivision, said iron pin being located North 03°04'59" East, a distance of 167.50 feet from the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108-WL, which is the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley;

Thence North 03°04'59" East, along the easterly right of way line of said 15' public alley, for a distance of 43.36 feet to an iron pin;

Thence South 14°15'16" East, along the Limited Access Right of way line of the residue of said Parcel 108-WL and crossing said Lot No. 5, for a distance of 45.42 feet to an iron pin set on the centerline of said 15' vacated public alley;

Thence North 86°55'38" West, along the centerline of said 15' vacated public alley and the Limited Access Right of way line of the residue of said Parcel 108-WL, for a distance of 13.53 feet to the Place of Beginning, and containing within said bounds 0.0067 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in August, 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

E-23
Split
13.53 ft Southern
43.36 ft Westline
off at Southwest Corner
out of
(010)
16664

Chad S. Snow 08/23/16



SOUTH OF SPRUCE LOT SPLIT

Exhibit 'A'

LOT 35

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 35 in Brecount, Smith & Conover's Northwest Addition as shown in Plat Book 1 Page 250, destroyed by fire, and being part of Parcel 106-WL as shown in Right of way Plans FRA-670-1.25(B-2 & B-3) and as vested in the State of Ohio by Judgment Entry, Franklin County Court of Common Pleas, in Case Numbers 95CVH-08-5470 and 95CVH-08-5471 as recorded in Official Record Volume 32640 Page C-15, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin found with a W. Dodson PS 6446 identifying cap on the northerly line of said Lot No. 35, which is the southerly right of way line of Spruce Street (45' Wide), said iron pin being located South 86°55'38" East, a distance of 140.58 feet from an iron pin found with a W. Dodson PS 6446 identifying cap at the northwest corner of said Lot No. 35, which is the northeast corner of Lot No. 32 in said Brecount, Smith & Conover's Addition;

Thence continuing South 86°55'38" East, along the southerly right of way line of said Spruce Street and the northerly line of said Lot No. 35, for a distance of 29.92 feet to an iron pin set at the northeast corner of said Lot No. 35;

Thence South 53°09'04" West, along the Limited Access Right of way of the residue of said Parcel 106-WL and crossing said Lot No. 35, for a distance of 38.96 feet to an iron pin found with a W. Dodson PS 6446 identifying cap;

Thence N02°59'04"E and crossing said Lot No. 35, for a distance of 25.00 feet to the Place of Beginning, and containing within said bounds 0.0086 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

E-23
New Entry
0.0086 acre
Adj to.
(105)
66610



[Signature] 09/23/16



OWNER - Michael Radtke
Microfiche No. 01496D12

Exhibit A

Being a parcel of land situated in the City of Columbus, County of Franklin, State of Ohio, and in Original Marion Township, Town 5 North, Range 22 West, with a portion of said area being a part of Lot 30 of Brecount, Smith & Conover's Northwest Addition as recorded in Plat Book 1, Page 280, and also being 4,293 square feet (0.099 acres) of that tract conveyed to Michael Radtke by deed of record within Official Record 01496D12, all references being to the records of the Franklin County Recorder's Office, Franklin County, Ohio, said 4,293 square feet being more particularly bounded and described as follows:

PARCEL NO. 103 E

Being a parcel of land lying on the right side of the centerline of survey for FNA-670-1.25 (B-2, B-3), made by the Department of Transportation, and recorded in Book 81, Page 47, of the records of Franklin County and being located within the following described points in the boundary thereof:

Beginning for reference at the Grantor's northwest property corner, said point being 21.14 feet right of centerline survey station 10+71.74 of the Goodale Nationwide Connector;

Thence with the Grantor's westerly property line South 14° 46' 15" East a distance of 21.08 feet to the true place of beginning of the parcel described herein; a delta of 4° 13' 13"

Thence southeasterly along a curve to the right having a radius of 750.29 feet, an arc distance of 55.27 feet and a chord bearing South 75° 25' 22" East a distance of 55.27 feet to a point;

Thence, South 0° 04' 19" West a distance of 161.23 feet to a point in the Grantor's westerly property line; a delta of 2° 45' 53"

Thence, with Grantor's westerly property line, northwesterly along a curve to the left having a radius of 1065.92 feet, an arc distance of 51.44 feet and a chord bearing North 13° 23' 19" West a distance of 51.43 feet to a point;

Thence, North 14° 46' 15" West, continuing with the Grantor's westerly property line, a distance of 129.14 feet to the true place of beginning containing 4,293 square feet (0.099 acres), more or less.

The bearings shown hereon are based on the Ohio State Plane Coordinate System, South Zone, the North American Datum of 1927.

Of the described area 0.090 acres are to be deleted from Auditor's Parcel No. 010-23756 on the Franklin County Tax Duplicate. This parcel presently carries on area of 0.271 acres in the Tax Map Department, this deletion will result in a revised area of 0.181 acres. Of the described area 0.009 acres are to be deleted from Auditor's Parcel No. 010-23279 on the Franklin County Tax Duplicate. This parcel presently carries an area of 0.142 acres in the Tax Map Department. This deletion will result in a revised area of 0.133 acres.

Grantor claims title by instrument of record in Microfiche No. 01496D12 County Recorder's Office.

This description is based on a survey made by URS Consultants, Richard E. Rockich, registered surveyor No. 5680.



E-17
ALL OF
23756
23279
(010)



EO12
ALOF
(010)
023756
&
ALOF
(010)
023279

EXHIBIT A-1

OWNER - Michael Radtke
Microfiche No. 01496D12

Being a parcel of land situated in the City of Columbus, County of Franklin, State of Ohio, and in Original Marion Township, Town 5 North, Range 23 West, with a portion of said area being a part of Lot 30 of Braconet, Smith & Conover's Northwest Addition as recorded in Plat Book 1, Page 280, and also being 4,293 square feet (0.099 acres) of that tract conveyed to Michael Radtke by deed of record within Official Record 01496D12, all references being to the records of the Franklin County Recorder's Office, Franklin County, Ohio, said 4,293 square feet being more particularly bounded and described as follows:

PARCEL NO. 103 E T

Being a parcel of land lying on the right side of the centerline of survey for FRA-670-1.25 (B-2, B-3), made by the Department of Transportation, and recorded in Book 81, Page 47, of the records of Franklin County and being located within the following described points in the boundary thereof:

Beginning for reference at the Grantor's northwest property corner, said point being 21.14 feet right of centerline survey station 10+71.74 of the Goodale Nationwide Connector;

Thence with the Grantor's westerly property line South 14° 46' 15" East a distance of 21.08 feet to the true place of beginning of the parcel described herein;

Thence, *a delta of 4° 13' 13"* southeasterly along a curve to the right having a radius of 750.29 feet, an arc distance of 55.27 feet and a chord bearing South 75° 25' 22" East a distance of 55.27 feet to a point;

Thence, South 0° 04' 19" West a distance of 161.23 feet to a point in the Grantor's westerly property line;

Thence, with Grantor's westerly property line, *a delta of 2° 45' 53"* northwesterly along a curve to the left having a radius of 1055.92 feet, an arc distance of 51.44 feet and a chord bearing North 13° 23' 19" West a distance of 51.43 feet to a point;

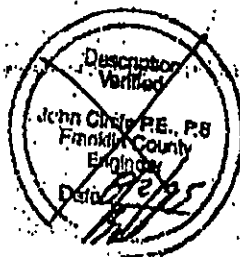
Thence, North 14° 46' 15" West, continuing with the Grantor's westerly property line, a distance of 129.14 feet to the true place of beginning containing 4,293 square feet (0.099 acres), more or less.

The bearings shown hereon are based on the Ohio State Plane Coordinate System, South Zone, the North American Datum of 1927.

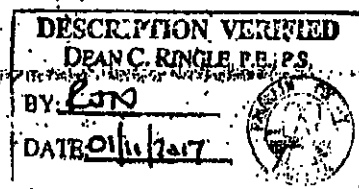
Of the described area 0.090 acres are to be deleted from Auditor's Parcel No. 010-23756 on the Franklin County Tax Duplicate. This parcel presently carries an area of 0.271 acres in the Tax Map Department, this deletion will result in a revised area of 0.181 acres. Of the described area 0.009 acres are to be deleted from Auditor's Parcel No. 010-23279 on the Franklin County Tax Duplicate. This parcel presently carries an area of 0.142 acres in the Tax Map Department. This deletion will result in a revised area of 0.133 acres.

Grantor claims title by instrument of record in Microfiche No. 01496D12 County Recorder's Office.

This description is based on a survey made by URS Consultants, Richard E. Rockich, registered surveyor No. 5680.



E-17
ALL OF
23756
23279
(010)



E-012
ALL OF
(010)
023756
&
ALL OF
(010)
023279



ISSUED BY

First American Title Insurance Company

Exhibit A

File No.: 216028-TTA

PARCEL ONE:

Situated in Marion Township in the County of Franklin, City of Columbus, Township 5 North, Range 22 West, United States Military Lands, and being a part of Lot Numbers 57 and 58 in Robert F. Neil's Second Addition, as recorded in Plat Book 1, Page 336, now or formerly owned by the Ohio Department of Transportation and delineated as Parcel Number 103 WL on the Right-of-Way sheet of the Nationwide Connector, (FRA-670-1.251B-2,B-3) on file located at the District Six Complex at 400 East William Street, Delaware and being more particularly described as follows:

Commencing at $\frac{3}{4}$ " diameter iron pin set at the southwest corner of Lot No. 1 in Owens Subdivision, said point being 281.58 feet right,(south), of the Nationwide Connector at State Highway Station 16+42.5 1 and on the east line of a formerly 15 foot alley and limited access right-of-way line:

Thence along said east line of a formerly 15 foot alley and limited access right-of-way line, N 03°04' 19" E, a distance of 288.40 feet to an iron pin set at an angle point;

Thence N 38°21'09" W, a distance of 43.56 feet to an iron pin set at an angle point, (passing over a $\frac{3}{4}$ " diameter iron pipe at a distance of 30.22 feet;

Thence along the north right-of-way line of formerly Charles Street, (10 feet wide), N 86°55'47" W, a distance of 41.58 feet to an iron pin set at the southeast corner of Lot Number 57 as granted to The State of Ohio in O.R. 29564 C 08 Franklin County Recorder's Office, 70.95 feet right of Nationwide Connector State Highway Station 13+55.90 and THE POINT OF BEGINNING;

Thence continuing along said north right-of-way line and south line of lot numbers 57 and 58, N 86°55' 47" W, a distance of 70.00 feet to an iron pin set on the southwest corner of lot number 58, (passing over the common lot line between lot numbers 57 and 58, a distance of 35.00 feet);

Thence along the west line of lot number 58 and the east line of lot 59 as described in D.V.471, pg. 465 to the City of Columbus, N 03°04'19" E, a distance of 55.00 feet to an iron pin set;

Thence leaving the west line of lot 58 and with the proposed Limited access right-of-way line, S 59°17'00" E, a distance of 79.02 feet to an iron pin set on the east line of lot number 57, (passing over the common lot line between lot number 57 and 58, a distance of 39.51 feet);

Thence along the east line of lot number 57, S 03°04'19" W, a distance of 18.33 feet to the PLACE OF BEGINNING;

Containing 0.0589 acre, more or less, of which 0.0000 acres is PRO (Present Roadway Occupied), leaving a net take of 0.0589 acre, subject to legal highways and other easements of record.

Bearings for the above description are based upon the LA R/W line of the Nationwide Connector, N 03°04'19" E.

Iron pins set in the above descriptions are $\frac{3}{4}$ " by 30" reinforcing rod with a yellow plastic cap stamped "ODOT District 6."

This description was prepared from an actual field survey by the Ohio Department of Transportation under the supervision of Steven A. Fox, P.S., Registered Surveyor No. S-7000 and dated May, 2006

PARCEL TWO:

Situated in the State of Ohio, County of Franklin, and City of Columbus, and being the south 20 feet of Lot No. 56 of Robert E. Neil's Second Addition to the City of Columbus, as same lot is numbered and delineated upon the recorded plat thereof, of record in Plat Book 1, Page 336, Record's Office, Franklin County, Ohio.

LESS AND EXCEPT that part of the above-described parcel conveyed by White Castle System, Inc. to the State of Ohio, Department of Transportation by a Warranty Deed, dated December 10, 2009 described as follows:

Commencing at ¾" diameter iron pin set at the southwest corner of Lot No. 1 in Owens Subdivision, said point being 281.58 feet right,(south), of the Nationwide Connector at State Highway Station 16+42.51 and on the east line of a former 15 foot alley and Limited Access Right-of-Way line:

Thence along said east line of a former 15 foot alley and Limited Access Right-of-Way line, N 03°04' 19" E, a distance of 288.40 feet to an iron pin set at an angle point;

Thence N 38°21'09" W, a distance of 43.56 feet to an iron pin set at an angle point ON THE NORTH LINE OF Charles Street, (passing over the south line of Charles Street at a distance of 30.22 feet);

Thence along the north right-of-way line of former Charles Street, (10 feet wide), N 86°55'47" W, a distance of 6.58 feet to the southeast corner of lot number 56 of R. E. Neil's 2nd Addition P.B. 1, Pg. 336 as granted to White Castle Systems inc. by Instrument Number 200709250168368 to a iron pin set and THE POINT OF BEGINNING;

Thence leaving the east line of lot 56 N 59°17'00" W, a distance of 39.51 feet to an iron pin set on the east line of Lot Number 57 as granted to the State of Ohio in O.R. 29564 C08;

Thence along the east line of Lot Number 57 as described in O.R.29564 C 08 to the State of Ohio, N 03°04'19" E, a distance of 1.67 feet to an iron pin set;

Thence S 86°55' 47" E, a distance of 35.00 feet along the south line of parcel 34 LA to the State of Ohio in D.B.2032 Pg 363;

Thence S 03°04'19" W, a distance of 20.00 feet along the west side of a tract of land deed to the City of Columbus in D.B.2032 Pg. 360 THE PLACE OF BEGINNING;

Containing 0.0087 acre, more or less, of which 0.000 acres is PRO (Present Roadway Occupied), leaving a net take of 0.0087 acre, subject to legal highways and other easements of record.

Bearings for the above description are based upon the west line of Lot Number 58 of the Nationwide Connector, (FRA-670-I.25/B-2, B-3), N 03°04'19" B. Iron pins in the above description are ¾" by 30" reinforcing rod with the plastic cap stamped "ODOT DIST 6".

This description was prepared from an actual field survey by the Ohio Department of Transportation under the supervision of Steven A. Fox, P.S., Registered Surveyor No. S-7000 and dated May, 2006.

PARCEL THREE:

TRACT ONE:

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Township 5, Range 22, Refugee Tract, and being all of those tracts as conveyed to Westwater Company (formerly known as Westwater Realty, Inc.) by deeds of record in Deed Book 3355, Pages 186, 194, 202 and Deed Book 3425, Page 73, a portion of which being lots 25 and 26 of that subdivision entitled "Brecount, Smith and Conovers Northwest Addition" of record in Plat Book 1, Page 250, and also being a portion of Spruce Street as vacated by Vacation Record 44, Page 303 (all references refer to the records

of the Recorder's Office, Franklin County, Ohio) and more particularly bounded and described as follows:

Beginning, for reference, at an iron pin set in the southerly right-of-way line of Goodale Street at a northeasterly corner of that tract as conveyed to White Castle Management Co. by deed of record in Instrument Number 200011090228442, and also being the northwesterly corner of that 0.376 acre tract (Parcel 102WD) as conveyed to The State of Ohio, by deed of record in Official Record 31277E04;

thence North 86° 55' 47" West, with the southerly right-of-way line of said Goodale Street, being the northerly line of said Whitecastle tract, a distance of 158.12 feet to an iron pin set at the northwesterly corner of said Whitecastle tract, being the True Point of Beginning;

thence South 03° 03' 50" West, with a westerly line of said White Castle tract, a portion of which being the easterly, line of said lot 26, a distance of 484.13 feet to a railroad spike found at a corner of said Whitecastle tract;

thence North 86° 56' 10" West, with a northerly line of said White Castle tract, (passing an iron pin found at 312.87 feet) a distance of 455.69 feet to a point in the Olentangy River;

thence North 11° 03' 20' East, with the meanders of said river, a distance of 488.92 feet to a point in the southerly right-of-way line of said Goodale Street;

thence South 86° 55' 47" East, with said southerly right-of-way line, a distance of 387.71 feet to the True Point of Beginning and containing 4.687 acres of land, more or less, of which 0.885 acre lies within the Olentangy River waterway, leaving a net usable acreage of 3.802 acres.

Subject, however, to all legal rights-of-way and/or easements, if any, of previous record.

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.

Bearings are based on The Ohio State Plane Coordinate System, South Zone, NAD 27.

TRACT TWO:

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Township 5 North, Range 22 West, United States Military Lands, being part of Lots 30 and 31 and all of Lots 24, 27, 28 and 29 of "BRECOUNT, SMITH AND CONOVERS NORTHWEST ADDITION", as the plat of same is of record in Plat Book 1, Page 250 and being part of the 10.664 acre tract conveyed to White Castle System, Inc., by deed of record in Deed Book 990, Page 431, all references being to records in the Recorder's Office, Franklin County, Ohio and bounded and described as follows:

Beginning at an iron pin found in the southerly right-of-way line of Goodale Street at the northwesterly corner of said Lot 29, the northeasterly corner of Lot 26 of said "BRECOUNT, SMITH AND CONOVERS NORTHWEST ADDITION" and being the northeasterly corner of the Westwater Co. 3.72 acre tract, of record in Deed Book 3425, Page 75;

thence South 86° 55' 47" East, with said right-of-way line of Goodale Street, being 30 feet southerly from, as measured at right angles and parallel with the centerline of Goodale Street, a distance of 157.55 feet to an iron pin set at an angle point in said line;

thence South 3° 04' 13" West, continuing with said right-of-way line of Goodale Street, a distance of 10.17 feet to an iron pin set at an angle point in said line;

thence South 86° 55' 47" East, continuing with said right-of-way line of Goodale Street, a distance of 6.72 feet to an iron pin set at a point of curvature of a curve to the right;

thence continuing with said right-of-way line of Goodale Street, being the arc of said curve (Delta 9° 23' 50", Radius = 750.29 feet), a chord bearing and distance of South 82° 13' 52" East, 122.92 feet to an iron pin set at the intersection of said right-of-way line with the westerly right-of-way line of a Connector Street (variable width);

thence South 14° 46' 15" East, with said right-of-way line of the Connector Street, a distance of 129.14 feet to an iron pin found at a point of curvature of a curve to the right;

thence continuing with said right-of-way line of the Connector Street, being the arc of said curve (Delta = 17° 50' 24", Radius = 1065.92 feet), a chord bearing and distance of South 5° 51' 03" East, 330.55 feet to a railroad spike set at a point of tangency, said spike also being the intersection of said right-of-way line with the westerly projection of the northerly right-of-way line of Spruce Street (30 feet in width);

thence South 3° 04' 19" West, continuing with said right-of-way line of the Connector Street and with the westerly line of the 505 Corporation 1.0885 acre tract, of record in Official Record 33829J15, a distance of 336.06 feet to an iron pin set at the intersection of said westerly line with the northerly right-of-way line of the C & O Railroad;

thence with said C & O Railroad right-of-way line, the following courses and distances:
South 49° 36' 25" West, a distance of 128.31 feet to an iron pin set at an angle point in said line;
North 78° 55' 35" West, a distance of 663.20 feet to an iron pin set at an angle point in said line;
North 11° 31' 25" East, a distance of 30.00 feet to an iron pin set at an angle point in said line; and
North 52° 29' 35" West, a distance of 150.00 feet to a point in the Olentangy River;

thence North 15° 58' 25" East, with said Olentangy River, a distance of 210.03 feet to the southwesterly corner of the Westwater Co. 3.72 acre tract;

thence South 86° 43' 35" East, with the southerly line of said Westwater Co. 3.72 acre tract (passing an iron pin found at 142.82 feet), a distance of 442.82 feet to a railroad spike found at the southeasterly corner of said tract;

thence North 3° 17' 25" East, with the easterly line of said Westwater Co. 3.72 acre tract, a distance of 484.05 feet to the place of beginning, containing 10.631 acres, more or less.

Subject however, to all legal rights-of-ways and/or easements, if any, of previous record.

Bearings contained herein are based on the Ohio State Plane Coordinate System, South Zone, NAD 27.

TRACT THREE:

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Township 5, Range 22, United States Military Lands, being part of Lots 1, 6, 11 and 12 and all of Lots 2, 3, 4, 5, 6, 7, 8, 9 and 10 of "CALVIN REEDS SUBDIVISION OF LOT 33 IN BRECOUNT, CONOVER AND SMITHS NORTHWEST ADDITION TO THE CITY OF COLUMBUS", as the plat of same is of record in Plat Book 1, Page 250 and as said Lots were conveyed to White Castle System, Inc., by deed of record in Official Record 6909E16, all references being to records in the Recorder's Office, Franklin County, Ohio and bounded and described as follows:

Beginning at an iron pin found at the intersection of the northerly right-of-way line of Spruce Street (30 feet in width) with the westerly right-of-way line of an Alley (15 feet in width), said point also being the southeasterly corner of said Lot 7;

thence North 86° 56' 10" West, with said right-of-way line of Spruce Street a distance of 125.62 feet to an iron pin found at a point of curvature of a curve to the right;

thence with the arc of said curve (Delta = 90° 03' 12", Radius = 19.03 feet), a chord bearing and distance of North 41° 57' 14" West, 26.93 feet to an iron pin set at a point of tangency in the easterly right-of-way line of a Connector Street (variable width);

thence North 3° 04' 19" East, with said right-of-way line of the Connector Street, a distance of 12.32 feet to an iron pin set at a point of curvature of a curve to the left;

thence continuing along said right-of-way line being the arc of said curve (Delta = 18° 59' 58", Radius = 339.67 feet), a chord bearing and distance of North 6° 25' 41" West, 112.12 feet to an iron pin set at a point of tangency;

thence North 15° 55' 41" West, continuing with said right-of-way line, a distance of 42.00 feet to an iron pin set at a point of curvature of a curve to the right;

thence continuing with said right-of-way line, being the arc of said curve (Delta = 12° 12' 41", Radius = 287.79 feet), a chord bearing and distance of North 9° 48' 37" West, 61.22 feet to an iron pin set;

thence North 3° 04' 19" East, continuing with said right-of-way line, a distance of 84.76 feet to an iron pin set at the intersection of said right-of-way line with the southerly right-of-way line of Charles Street (10 feet in width);

thence South 86° 55' 47" East, with said right-of-way line of Charles Street, a distance of 185.50 feet to an iron pin set at the intersection of said right-of-way line with the westerly limited access right-of-way line of Interstate Route 670;

thence South 38° 21' 09" East, with said limited access right-of-way line of Interstate Route 670, a distance of 7.55 feet to an iron pin set at the intersection of said right-of-way line with the westerly right-of-way line of an Alley;

thence South 3° 04' 19" West, with said right-of-way line of the Alley, a distance of 320.41 feet to the place of beginning containing 1.263 acres, more or less.

Subject however, to all legal rights-of-ways and/or easements, if any, of previous record.

Bearings contained herein are based on the Ohio State Plane Coordinate System, South Zone, NAD 27.

TRACT FOUR:

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Township 5 North, Range 22 West, United States Military Lands, and being a part of a 14.00 foot wide easement area along the R. E. Neil Factory Spur Track, said easement area being located over and across a 10.631 acre tract of land as described in a Limited Warranty Deed to White Castle Management Co., as recorded in Instrument No. 200011090228442 and a 1.2397 acre tract of land as described in a General Warranty Deed to White Castle Management Co. as recorded in Instrument No. 200606020107344, all records referenced are on file in the Recorder's Office, Franklin County, Ohio, said portion of the 14.00 foot wide easement area being more particularly bounded and described as follows:

Commencing for reference at the northeasterly corner of the said 10.631 acre tract;

Thence along the arc of a curve to the left, along the southerly right-of-way line of the Goodale Street, along the northerly line of the said 10.631 acre tract, said curve having a radius of 750.29 feet, a central angle of 00°26'21", and an arc length of 5.75 feet to a point of curvature of a non-tangent curve, said point being True Place of Beginning of the herein described easement area, said curve being subtended by a chord bearing South 77°45'07" East, a chord distance of 5.75 feet;

Thence over and across the said 10.631 acre tract by the following two (2) described courses:

1. Along the arc of a non-tangent curve to the left, said curve having a radius of 659.49 feet, a central angle of 02°45'30", and an arc length of 31.75 feet to a point of tangency, said curve being subtended by a chord bearing South 15°43'23" East, a chord distance of 31.74 feet;
2. South 17°06'08" East, a distance of 111.64 feet to a point of curvature on a non-tangent curve, said point being in the easterly line of the said 10.631 acre tract;

Thence along a non-tangent curve to the right, along the easterly line of the said 10.631 acre tract, said curve having a radius of 1065.92 feet, a central angle of 02°08'36", and an arc length of 39.87 feet to a point of tangency in the westerly right-of-way line of an access road, said curve being subtended by a chord bearing South 13°04'57" East, a chord distance of 39.87 feet;

Thence South 12°00'39" East, along the westerly right-of-way line of an access road, continuing along the easterly line of the said 10.631 acre tract, a distance of 27.29 feet to a point of curvature;

Thence along the arc of a curve to the right, continuing along the westerly right-of-way line of an access road, continuing along the easterly line of the said 10.631 acre tract, said curve having a radius of 954.71 feet, a central angle of 15°12'11", and an arc length of 253.33 feet to a point of tangency, said curve being subtended by a chord bearing South 04°24'34" East, a chord distance of 252.59 feet;

Thence South 03°11'32" West, continuing along the westerly right-of-way line of an access road, continuing along the easterly line of the said 10.631 acre tract, a distance of 30.00 feet to the northwesterly corner of the said 1.2397 acre tract of land, said point being in the southerly right-of-way line of Spruce Street;

Thence South 86°56'14" East, along the southerly right-of-way line of Spruce Street, along the northerly line of the said 1.2397 acre tract, a distance of 4.16 feet to an angle point;

Thence over and across the said 1.2397 acre tract by the following three (3) described courses:

1. South 01°44'10" West, a distance of 17.14 feet to a point of curvature;
2. Along the arc of a curve to the left, said curve having a radius of 481.90 feet, a central angle of 18°00'00", and an arc length of 151.39 feet to a point of compound curvature, said curve being subtended by a chord bearing South 07°15'50" East, a chord distance of 150.77 feet;
3. Along the arc of a curve to the left, said curve having a radius of 388.78 feet, a central angle of 16°32'36", and an arc length of 112.25 feet to a point in a southerly line of the said 1.2397 acre tract, said point being in a northerly limited access right-of-way line of Interstate Route 670, said curve being subtended by a chord bearing South 24°32'08" East, a chord distance of 111.86 feet;

Thence South 54°20'35" West, along a northerly limited access right-of-way line of Interstate Route 670, along a southerly line of the said 1.2397 acre tract, a distance of 14.02 feet to a point of curvature on a non-tangent curve;

Thence along the arc of a curve to the right, crossing into the said 1.2397 acre tract, said curve having a radius of 402.78 feet, a central angle of 16°38'33", and an arc length of 166.99 feet to a point of compound curvature, said curve being subtended by a chord bearing North 24°35'06" West, a chord distance of 116.58 feet;

Thence along the arc of a curve to the right, continuing through the said 1.2397 acre tract, said curve having a radius of 495.90 feet, a central angle of 18°00'00", and an arc length of 155.79 feet to a point of tangency (passing the westerly line of the said 1.2397 acre tract and into the said 10.631 acre tract at an arc distance of 70.88 feet) said curve being subtended by a chord bearing North 07°15'50" West, a chord distance of 155.15 feet;

Thence continuing over and across the said 10.631 acre tract by the following four (4) described courses:

1. North 01°44'10" East, a distance of 103.73 feet to a point of curvature;
2. Along the arc of a curve to the left, said curve having a radius of 718.81 feet, a central angle of 18°50'18", and an arc length of 236.34 feet to a point of tangency, said curve being subtended by a chord bearing North 07°40'59" West, a chord distance of 235.27 feet;
3. North 17°06'08" West, a distance of 136.01 feet to a point of curvature;
4. Along the arc of a curve to the right, said curve having a radius of 673.49 feet, a central angle of 03°19'56", and an arc length of 39.16 feet to a point of curvature on a non-tangent curve, said point being in the northerly line of the said 10.631 acre tract, said point being in the southerly right-of-way line of Goodale Street, said curve being subtended by a chord bearing North 15°26'10" West, a chord distance of 39.16 feet;

Thence along the arc of a non-tangent curve to the right along the southerly right-of-way line of Goodale Street, along the northerly line of the said 10.631 acre tract, said curve having a radius of 750.29 feet, a central angle of 01°11'04" and an arc length of 15.51 feet to the True Place of Beginning, said curve being subtended by a chord bearing South 78°33'50" East, a chord distance of 15.51 feet.

The above easement area description contains an area of 9554 square feet (0.219 acre).

The bearings described herein are based on a bearing of North 55°26'22" East along the centerline of mainline I-670 between Station 85 + 00.00 and Station 100 + 11.32 as delineated on the State of Ohio, Department of Transportation, Right of Way Plans for FRA-670-1.25 (B-2&3), as transferred from Construction Monument No. 900 (sta. 89+05.18, 70.37' left) and Construction Monument No. 902 (sta. 98+00.19, 80.47' left) as delineated on the Centerline Reference Monument Modification Drawing, Alignment Report, on file in the State of Ohio, Department of Transportation, District 6.

The above description was prepared from an actual field survey performed and from record documents by ms consultants, inc. under the direct supervision of John L. Price, Ohio Registered Professional Surveyor No. 7159.

PARCEL FOUR:

TRACT ONE:

Situated in the State of Ohio, County of Franklin and in the City of Columbus:

Being part of Lots 32 and 35 of Brecount, Conover and Smith's North West Addition as delineated in Plat Book 1, page 250 of the Franklin County Recorder's Office, and being the remainder of the land conveyed to MQ Realty Corporation in

Deed Book 1520, page 163 of the Franklin County Recorder's Office and being more particularly described as follows:

Beginning, for reference at an iron pin found at the northeasterly corner of Lot 35, on the southerly right of way of Spruce Street as delineated on the said plat; thence N. 86° 56' 10" W. along the said southerly right of way, 50.00 feet to the True Point of Beginning of this parcel;

Thence S. 3° 04' 19" W. along the northerly line of Parcel 106-WL as conveyed to the State of Ohio in Official Record 32640 C15, 25.00 feet;

Thence S. 52° 51' 01" W. along the said Northerly line, 97.95 feet;
Thence S. 63° 30' 59" W. along the said Northerly line, 58.30 feet;
Thence S. 58° 02' 19" W. along the said Northerly line, 148.94 feet;
Thence S. 00° 51' 41" W. along the said Northerly line, 60.12 feet;

Thence S. 54° 19' 23" W. along the Northerly line of Parcel 106-WL-1 and 106-WU as conveyed to the State of Ohio in Official Record 32640 C15, and 111.04 feet;

Thence N. 03° 11' 56" E. along the westerly line of the said Lot 32, 332.03 feet;

Thence S. 86° 56' 10" E. along the said southerly right of way line of Spruce Street 331.01 feet to the point of beginning, containing 1.2397 acres, more or less.

This description was prepared by Burgess & Niple, Limited, by S. Patrick Mills, Professional Surveyor No. 7158, from an actual field survey of the premises and available public records in November, 1996. The bearings used herein are based on the southerly right of way of Spruce Street being S. 86° 56' 10" E. per the Ohio Department of Transportation right of way plans FRA-670-1.24, Sheet 8 of 14, and as recorded in O.R. 32640 C15.

TRACT TWO:

Situated in the State of Ohio, County of Franklin, City of Columbus, being located in Township 5 North, Range 22 West, United States Military Lands, and being a part of a 14.00 foot wide easement area along the R. E. Neil Factory Spur Track, said easement area being located over and across a 10.631 acre tract of land as described in a Limited Warranty Deed to White Castle Management Co., as recorded in Instrument No. 200011090228442 and a 1.2397 acre tract of land as described in a General Warranty Deed to White Castle Management Co. as recorded in Instrument No.200606020107344, all records referenced are on file in the Recorder's Office, Franklin County, Ohio, said portion of the 14.00 foot wide easement area being more particularly bounded and described as follows:

Commencing for reference at the northeasterly corner of the said 10.631 acre tract;

Thence along the arc of a curve to the left, along the southerly right-of-way line of the Goodale Street, along the northerly line of the said 10.631 acre tract, said curve having a radius of 750.29 feet, a central angle of 00°26'21", and an arc length of 5.75 feet to a point of curvature of a non-tangent curve, said point being True Place of Beginning of the herein described easement area, said curve being subtended by a chord bearing South 77°45'07" East, a chord distance of 5.75 feet;

Thence over and across the said 10.631 acre tract by the following two (2) described courses:

1. Along the arc of a non-tangent curve to the left, said curve having a radius of 659.49 feet, a central angle of 02°45'30", and an arc length of 31.75 feet to a point of tangency, said curve being subtended by a chord bearing South 15°43'23" East, a chord distance of 31.74 feet;
2. South 17°06'08" East, a distance of 111.64 feet to a point of curvature on a non-tangent curve, said point being in the easterly line of the said 10.631 acre tract;

Thence along a non-tangent curve to the right, along the easterly line of the said 10.631 acre tract, said curve having a radius of 1065.92 feet, a central angle of 02°08'36", and an arc length of 39.87 feet to a point of tangency in the westerly right-of-way line of an access road, said curve being subtended by a chord bearing South 13°04'57" East, a chord distance of 39.87 feet;

Thence South 12°00'39" East, along the westerly right-of-way line of an access road, continuing along the easterly line of the said 10.631 acre tract, a distance of 27.29 feet to a point of curvature;

Thence along the arc of a curve to the right, continuing along the westerly right-of-way line of an access road, continuing along the easterly line of the said 10.631 acre tract, said curve having a radius of 954.71 feet, a central angle of 15°12'11", and an arc length of 253.33 feet to a point of tangency, said curve being subtended by a chord bearing South 04°24'34" East, a chord distance of 252.59 feet;

Thence South 03°11'32" West, continuing along the westerly right-of-way line of an access road, continuing along the easterly line of the said 10.631 acre tract, a distance of 30.00 feet to the northwesterly corner of the said 1.2397 acre tract of land, said point being in the southerly right-of-way line of Spruce Street;

Thence South 86°56'14" East, along the southerly right-of-way line of Spruce Street, along the northerly line of the said 1.2397 acre tract, a distance of 4.16 feet to an angle point;

Thence over and across the said 1.2397 acre tract by the following three (3) described courses:

1. South 01°44'10" West, a distance of 17.14 feet to a point of curvature;
2. Along the arc of a curve to the left, said curve having a radius of 481.90 feet, a central angle of 18°00'00", and an arc length of 151.39 feet to a point of compound curvature, said curve being subtended by a chord bearing South 07°15'50" East, a chord distance of 150.77 feet;
3. Along the arc of a curve to the left, said curve having a radius of 388.78 feet, a central angle of 16°32'36", and an arc length of 112.25 feet to a point in a southerly line of the said 1.2397 acre tract, said point being in a northerly limited access right-of-way line of Interstate Route 670, said curve being subtended by a chord bearing South 24°32'08" East, a chord distance of 111.86 feet;

Thence South 54°20'35" West, along a northerly limited access right-of-way line of Interstate Route 670, along a southerly line of the said 1.2397 acre tract, a distance of 14.02 feet to a point of curvature on a non-tangent curve;

Thence along the arc of a curve to the right, crossing into the said 1.2397 acre tract, said curve having a radius of 402.78 feet, a central angle of 16°38'33", and an arc length of 166.99 feet to a point of compound curvature, said curve being subtended by a chord bearing North 24°35'06" West, a chord distance of 116.58 feet;

Thence along the arc of a curve to the right, continuing through the said 1.2397 acre tract, said curve having a radius of 495.90 feet, a central angle of 18°00'00", and an arc length of 155.79 feet to a point of tangency (passing the westerly line of the said 1.2397 acre tract and into the said 10.631 acre tract at an arc distance of 70.88 feet) said curve being subtended by a chord bearing North 07°15'50" West, a chord distance of 155.15 feet;

Thence continuing over and across the said 10.631 acre tract by the following four (4) described courses:

1. North 01°44'10" East, a distance of 103.73 feet to a point of curvature;
2. Along the arc of a curve to the left, said curve having a radius of 718.81 feet, a central angle of 18°50'18", and an arc length of 236.34 feet to a point of tangency, said curve being subtended by a chord bearing North 07°40'59" West, a chord distance of 235.27 feet;
3. North 17°06'08" West, a distance of 136.01 feet to a point of curvature;
4. Along the arc of a curve to the right, said curve having a radius of 673.49 feet, a central angle of 03°19'56", and an arc length of 39.16 feet to a point of curvature on a non-tangent curve, said point being in the northerly line of the said 10.631 acre tract, said point being in the southerly right-of-way line of Goodale Street, said curve being subtended by a chord bearing North 15°26'10" West, a chord distance of 39.16 feet;

Thence along the arc of a non-tangent curve to the right along the southerly right-of-way line of Goodale Street, along the northerly line of the said 10.631 acre tract, said curve having a radius of 750.29 feet, a central angle of 01°11'04" and an arc length of 15.51 feet to the True Place of Beginning, said curve being subtended by a chord bearing South 78°33'50" East, a chord distance of 15.51 feet.

The above easement area description contains an area of 9554 square feet (0.219 acre).

The bearings described herein are based on a bearing of North 55°26'22" East along the centerline of mainline I-670 between Station 85 + 00.00 and Station 100 + 11.32 as delineated on the State of Ohio, Department of Transportation, Right of Way Plans for FRA-670-1.25 (B-2&3), as transferred from Construction Monument No. 900 (sta. 89+05.18, 70.37' left) and Construction Monument No. 902 (sta. 98+00.19, 80.47' left) as delineated on the Centerline Reference Monument Modification Drawing, Alignment Report, on file in the State of Ohio, Department of Transportation, District 6.

The above description was prepared from an actual field survey performed and from record documents by ms

consultants, inc. under the direct supervision of John L. Price, Ohio Registered Professional Surveyor No. 7159.

PARCEL FIVE:

TRACT ONE:

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 1 and Lot 2 of E. Owen Subdivision of O. L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108- WL as shown in Right of way Plans FRA-670-1.25 (B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set at the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108- WL, said iron pin being the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley and the westerly line of Limited Access of Interstate Route IR-670;

Thence North 03°04'59" East, along the westerly line of said Lot No. 1 and Lot No.2, which is the easterly right of way line of said 15' public alley and the westerly line of said parcel 108- WL in Limited Access Right of way for IR-670, for a distance of 80.00 feet to an iron pin set at the northwest corner of said Lot No.2, which is the southwest corner of Lot No.3 in said E. Owen Subdivision;

Thence South 86°55'38" East, passing through said Parcel 108-WL on the Limited Access Right of way line of the residue of said parcel 108-WL and along the line between said Lot No.2 and Lot No.3, for a distance of 60.74 feet to an iron pin set;

Thence South 35°54'38" East, continuing through said Parcel 108-WL along the Limited Access Right of way line of the residue of said Parcel 108-WL and crossing said Lot No. 1 and Lot No. 2, for a distance of 102.92 feet to an iron pin set at the southeast corner of said Lot No. 1, said iron pin being on the northerly right of way line of said Spruce Street;

Thence North 86°55'38" West, along the southerly line of said Parcel 108- WL and said Lot No. 1 and the northerly right of way line of said Spruce Street, for a distance of 125.50 feet to the Place of Beginning, and containing within said bounds 0.1710 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

TRACT TWO:

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 3 of E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108-WL as shown in Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set at the southwest corner of Lot No. 3 in said E. Owen Subdivision, said iron pin being located North 03°04'59" East, a distance of 80.00 feet from the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108-WL, which is the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley;

Thence North 03°04'59" East, along the westerly line of said Lot No.3, which is the easterly right of way line of said 15' public alley and the westerly line of said Parcel 108-WL in Limited Access Right of way for Interstate Route IR-670, for a distance of 40.00 feet to an iron pin set at the northwest corner of said Lot No.3, which is the southwest corner of Lot No.4 in said E. Owen Subdivision;

Thence South 86°55'38" East, through said Parcel 108-WL on the Limited Access Right of way of the residue of said

Parcel 108-WL and along the line between said Lot No.3 and Lot No.4, for a distance of 28.36 feet to an iron pin set;

Thence South 35°54'38" East, continuing through said Parcel 108-WL on the Limited Access Right of way of the residue of said Parcel 108-WL and crossing said Lot No.3, for a distance of 51.46 feet to an iron pin set on the southerly line of said Lot No.3, said iron pin being on the northerly line of Lot No.2 in said E. Owen Subdivision;

Thence North 86°55'38" West, continuing through said Parcel 108-WL, on the Limited Access Right of way line of the residue of said Parcel 108-WL and along the southerly line of said Lot No.3 and the northerly line of Lot No.2 in said E. Owen Subdivision, for a distance of 60.74 feet to the Place of Beginning, and containing within said bounds 0.0409 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

TRACT THREE:

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 4 and a portion of an unnamed 15 foot alley as vacated by the City of Columbus in Ordinance No. 216-57, and as shown in E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel 108-WL as shown on Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-11, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set at the southwest corner of Lot No .4 in said E. Owen Subdivision, said iron pin being located North 03°04'59" East, a distance of 120.00 feet from the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108-WL, which is the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley;

Thence North 03°04'59" East, along the westerly line of said Lot No.3, which is the easterly right of way line of said 15' public alley, for a distance of 47.50 feet to an iron pin set on the centerline of said vacated 15' public alley;

Thence South 86°55'38" East along the centerline of said vacated 15' public alley and the Limited Access Right of way line of the residue of said Parcel 108-WL, for a distance of 13.53 feet to an iron pin set;

Thence South 14°15'16" East, along the Limited Access Right of way line of the residue of said Parcel 108-WL and crossing said vacated alley and Lot No.4, for a distance of 49.76 feet to an iron pin set on the southerly line of said Lot No.4, said iron pin being on the northerly line of Lot No.3 in said E. Owen Subdivision;

Thence North 86°55'38" West along the southerly line of said Lot No.4, the northerly line of Lot No.3 in said E. Owen Subdivision and the Limited Access Right of way line of the residue of said Parcel 108-WL, for a distance of 28.36 feet to the Place of Beginning, and containing within said bounds 0.0228 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

TRACT FOUR:

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 5 and a portion of an unnamed 15 foot alley as vacated by the City of Columbus in Ordinance No. 216-57 and shown in E. Owen Subdivision of O.L. 34 NW Addition as shown in Plat Book 1 Page 327 and being part of Parcel

108-WL as shown in Right of way Plans FRA-670-1.25(B-2 & B-3) and described in a deed to the State of Ohio in Official Record Volume 27839 Page E-II, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin set on the centerline of said 15' vacated public alley in said E. Owen Subdivision, said iron pin being located North 03°04'59" East, a distance of 167.50 feet from the southwest corner of Lot No. 1 in said E. Owen Subdivision and said Parcel 108- WL, which is the intersection of the northerly right of way line of Spruce Street (45' Wide) with the easterly right of way line of a 15' public alley;

Thence North 03°04'59" East, along the easterly right of way line of said 15' public alley, for a distance of 43.36 feet to an iron pin;

Thence South 14° 15' 16" East, along the Limited Access Right of way line of the residue of said Parcel 108- WL and crossing said Lot No.5, for a distance of 45.42 feet to an iron pin set on the centerline of said 15' vacated public alley;

Thence North 86°55'38" West, along the centerline of said 15' vacated public alley and the Limited Access Right of way line of the residue of said Parcel 108-WL, for a distance of 13.53 feet to the Place of Beginning, and containing within said bounds 0.0067 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in August, 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

PARCEL SIX:

Situated in the State of Ohio, County of Franklin, City of Columbus, Section 8, Township 5, Range 22, Refugee Lands, and being part of Lot 35 in Brecount, Smith & Conover's Northwest Addition as shown in Plat Book I Page 250, destroyed by fire, and being part of Parcel 106-WL as shown in Right of way Plans FRA-670-1.25 (B-2 & B-3) and as vested in the State of Ohio by Judgment Entry, Franklin County Court of Common Pleas, in Case Numbers 95CVH-08-5470 and 95CVH-08-5471 as recorded in Official Record Volume 32640 Page C-15, in the Franklin County Recorder's Office, said parcel being more fully described as follows:

Beginning at an iron pin found with a W. Dodson PS 6446 identifying cap on the northerly line of said Lot No. 35, which is the southerly right of way line of Spruce Street (45' Wide), said iron pin being located South 86°55'38" East, a distance of 140.58 feet from an iron pin found with a W. Dodson PS 6446 identifying cap at the northwest corner of said Lot No. 35, which is the northeast corner of Lot No. 32 in said Brecount, Smith & Conover's Addition;

Thence continuing South 86°55'38" East, along the southerly right of way line of said Spruce Street and the northerly line of said Lot No. 35, for a distance of 29.92 feet to an iron pin set at the northeast corner of said Lot No. 35;

Thence South 53°09'04"West, along the Limited Access Right of way of the residue of said Parcel 106-WL and crossing said Lot No. 35, for a distance of 38.96 feet to an iron pin found with a W. Dodson PS 6446 identifying cap;

Thence N02°59'04"E and crossing said Lot No. 35, for a distance of 25.00 feet to the Place of Beginning, and containing within said bounds 0.0086 acres of land, more or less.

North for the above description is based on the northerly right of way line of Spruce Street as being N86°55'38"W, as established by a VRS/GPS survey and referenced to the Ohio State Plane Coordinate System, NAD83/CORS96.

All iron pins noted as being set are 5/8" x 30" rebar with a plastic I.D. cap inscribed 'MS CONS'.

The above description was prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in September 2016, and is based on a survey made by ms consultants, inc. in 2006 and updated in January 2013.

PARCEL SEVEN:

See attached Exhibit A-1.