

EXHIBIT A

Page 1 of 4

RX 286 T

Rev. 12/16

Ver. Date 02/07/2018

PID 99828

**PARCEL 11-T1
FRA-ALUM CREEK TRAIL
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
GRADING
FOR 12 MONTHS FROM DATE OF ENTRY BY THE
STATE OF OHIO, DEPARTMENT OF TRANSPORTATION**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Franklin, City of Columbus, located in the Quarter Township 3, Township 1, Range 17 of the United States Military District and within a 5.366 acre tract and a 2.647 acre tract as described in a deed to Kensington Place, Inc. in O.R. 18503 C-14 (All records are on file at the Recorder's Office, Franklin County, Ohio) and being more fully described as follows:

Commencing at a 1 inch iron pipe found with a PS 6579 identifying cap at the southwesterly corner of said 5.366 acre tract and the northwesterly corner of a 28.362 acre tract as described in a deed to Falcon Four Property Holdings in Instrument Number 201310310183576, being on the southerly line of Lot 1 of Kensington Subdivision as shown in Plat Book 10 page 34 and being on the easterly right of way of I-Rt. 670, being North 27° 49' 30" East and 44.45 feet from an iron pin with a Kleingers identifying cap found at Station 245+50~140.0' Rt. of the centerline of survey and construction as shown in FRA-670-3.93H right of way plans;

Thence South 86° 12' 32" East, following the southerly line of said Lot 1 and the northerly line of said 28.362 acre tract, for a distance of 96.21 feet to a corner of said 28.362 acre tract and the northwesterly corner of said 2.647 acre tract;

Thence South 03° 52' 14" West, following the westerly line of said 2.647 acre tract, for a distance of 159.79 feet to the **True Place of Beginning** of the parcel herein described;

Thence passing through said 2.647 and 5.366 acre tracts for the following ten (10) courses and distance;

1. Along the arc of a curve to the left, having a radius of 37.00 feet, a delta of 31° 18' 00", a chord bearing of South 60° 57' 35" East, a chord distance of 19.96 feet, for an arc length of 20.21 feet to a point;

EXHIBIT A

Page 2 of 4

RX 286 T

Rev. 12/16

2. Along the arc of a curve to the left, having a radius of 40.00 feet, a delta of $80^{\circ} 20' 37''$, a chord bearing of North $65^{\circ} 23' 19''$ East, a chord distance of 51.61 feet, for an arc length of 56.09 feet to a point;
 3. Along the arc of a curve to the left, having a radius of 41.00 feet, a delta of $20^{\circ} 00' 37''$, a chord bearing of North $10^{\circ} 42' 32''$ East, a chord distance of 14.25 feet, for an arc length of 14.32 feet to a point;
 4. North $00^{\circ} 42' 14''$ East, for a distance of 10.00 feet to a point;
 5. Along the arc of a curve to the right, having a radius of 509.00 feet, a delta of $13^{\circ} 26' 11''$, a chord bearing of North $07^{\circ} 25' 19''$ East, a chord distance of 119.09 feet, for an arc length of 119.36 feet to a point;
 6. Along the arc of a curve to the left, having a radius of 339.00 feet, a delta of $20^{\circ} 21' 04''$, a chord bearing of North $03^{\circ} 57' 53''$ East, a chord distance of 119.78 feet, for an arc length of 120.41 feet to a point;
 7. Along the arc of a curve to the right, having a radius of 101.00 feet, a delta of $15^{\circ} 33' 14''$, a chord bearing of North $01^{\circ} 33' 58''$ East, a chord distance of 27.33 feet, for an arc length of 27.42 feet to a point;
 8. Along the arc of a curve to the right, having a radius of 731.00 feet, a delta of $14^{\circ} 11' 36''$, a chord bearing of North $16^{\circ} 26' 23''$ East, a chord distance of 180.62 feet, for an arc length of 181.08 feet to a point;
 9. Along the arc of a curve to the right, having a radius of 161.00 feet, a delta of $17^{\circ} 38' 43''$, a chord bearing of North $32^{\circ} 21' 32''$ East, a chord distance of 49.39 feet, for an arc length of 49.58 feet to a point;
 10. Along the arc of a curve to the left, having a radius of 239.00 feet, a delta of $02^{\circ} 28' 55''$, a chord bearing of North $39^{\circ} 56' 26''$ East, a chord distance of 10.35 feet, for an arc length of 10.35 feet to a the northerly line of said 5.366 acre tract, being on the northerly line of Lot 2 of said Kensington Subdivision and the southerly line of a 1.413 acre tract as described in a deed to Lutheran Social Services of Central Ohio in O.R. 28299 I-13;
- Thence South $86^{\circ} 07' 55''$ East, following the northerly line of said Lot 2, for a distance of 4.67 feet to a point;

EXHIBIT A

RX 286 T

Thence passing through said 5.366 and 2.647 acre tracts for the following eleven (11) courses and distances;

1. South 35° 08' 00" West, for a distance of 59.06 feet to a point;
2. South 16° 34' 51" West, for a distance of 59.39 feet to a point;
3. South 25° 17' 52" West, for a distance of 49.25 feet to a point;
4. South 10° 49' 35" West, for a distance of 85.57 feet to a point;
5. South 04° 07' 30" East, for a distance of 60.63 feet to a point;
6. South 88° 42' 56" East, for a distance of 10.00 feet to a point;
7. South 02° 57' 07" East, for a distance of 19.71 feet to a point;
8. South 85° 15' 59" West, for a distance of 13.18 feet to a point;
9. South 07° 50' 58" West, for a distance of 208.11 feet to a point;
10. South 53° 10' 32" West, for a distance of 43.91 feet to a point;
11. North 81° 03' 48" West, for a distance of 32.73 feet to the westerly line of said 2.647 acre tract and the easterly line of said 28.362 acre tract;

Thence North 03° 52' 14" East, following the westerly line of said 2.647 acre tract, for a distance of 19.41 feet to the **True Place of Beginning**, and containing 3,302 square feet or 0.076 acres of land, more or less, of which Present Road Occupied is 0.000 acres of land.

Parcel Acreage Breakdown:

Franklin Co. Auditor Tax Parcel 010-126711: 1559 square feet or 0.036 acres.

Franklin Co. Auditor Tax Parcel 010-126716: 828 square feet or 0.019 acres.

Franklin Co. Auditor Tax Parcel 010-126715: 915 square feet or 0.021 acres.

The bearings for this description are based on Ohio State Plane, South Zone and referenced to the North American Datum of 1983 (2011) determined by GPS Observations between Franklin County Control Monuments "COC 48-82" and "COC 37-82" as being North 83° 48' 51" West.

EXHIBIT A

Page 4 of 4

RX 286 T

Rev. 12/16

The above description was prepared under the direction and supervision by Chad S. Snow,
Registered Professional Surveyor No. 8559.