

EXHIBIT A

RX 250 WD

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Rev. 06/09

Ver. Date 02/07/2018

PID 99828

**PARCEL 25-WD
FRA-ALUM CREEK TRAIL
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

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, located in the Quarter Township 3, Township 1, Range 17 of the United States Military District, being part of Lot 84 of the Plat of Wilbur Dunham's First Subdivision as shown Plat Book 8 page 15-A and as described in a deed to Woodrow Morgan and Carolyn F. Morgan in Instrument Number 201608050102068 (All records are on file at the Recorder's Office, Franklin County, Ohio) and being more fully described as follows:

Commencing at an iron pin set at the northwesterly corner of Lot 82 of said Dunham's First and being on the southerly right of way of E. 10th Avenue (40' R/W);

Thence South 86° 09' 21" East, following the southerly right of way of E. 10th Avenue and the northerly lines of said Lot 82 and 84, for a distance of 80.00 feet to an iron pin set at the **True Place of Beginning** of the parcel herein described;

Thence South 86° 09' 21" East, continuing along said right of way, for a distance of 10.00 feet to an iron pin set at the northeasterly corner of said Lot 84, being the intersection of the southerly right of way of E. 10th Avenue and the westerly right of way of Alton Avenue (40' R/W);

Thence South 03° 51' 32" West, following the westerly right of way of Alton and the easterly line of said Lot 84, for a distance of 10.00 feet to an iron pin set;

Thence passing through said Lot 84 along the arc of a curve to the left, having a radius of 10.00 feet, a delta of 90° 00' 53", a chord bearing of North 41° 08' 54" West, a chord distance of 14.14 feet, for an arc length of 15.71 feet to the **True Place of Beginning**, and containing 21 square feet or 0.0005 acres of land, more or less, within Franklin County Auditor Parcel No. 010-018256, of which Present Road Occupied is 0.000 acres of land.

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All iron pin set are 5/8" x 30" rebar with a 'MS CONS. INC.' identifying cap.

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.

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