

EXHIBIT A

Page 1 of 2

LPA RX 851 WD

Rev. 06/09

Ver. Date 2-25-2021

PID

**PARCEL 36-WD
LITTLE TURTLE WAY
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, City of Columbus, Franklin County, Section 4, Township 2, Range 17, U.S.M.L. and being part of Lot 82 of Ravine Ridge subdivision as recorded in Plat Book 54 page 11 in the Franklin County Recorder's Office and conveyed to Donald D. Cade and Roxanne Cade in Instrument 200206250156107 in the Franklin County Recorder's Office. The below described parcel laying on the left side of the proposed centerline of right of way for Little Turtle Way in project LITTLE TURTLE as platted by 2LMN, Inc. as recorded in Plat Book 130, page 38 and being more particularly described as follows:

COMMENCING at an iron pin set at the grantor's southeast corner of said Lot 82 and the northeast corner of Lot 84 conveyed to Donald Leggett in Instrument 200003090047007, being on the west existing right of way of said Little Turtle Way, said corner being 67.82 feet left of centerline of Little Turtle Way at station 22+35.20; Thence, along the grantor's east line and the west existing right of way for said Little Turtle Way with a curve to the left have an radius of 1226.48 feet, a central angle of 05 degree 33 minutes 25 seconds, an arc length of 118.95 feet, and a chord that bears North 19 degrees 52 minutes 56 seconds East, 118.91 feet to an iron pin set, said pin being 47.70 feet left of the proposed centerline of Little Turtle Way at station 23+40.46 and being the **TRUE POINT OF BEGINNING** for the parcel herein described:

EXHIBIT A

LPA RX 851 WD

Rev. 06/09

- 1) **Thence**, across the grantor's tract, **North 37 degrees 23 minutes 22 seconds West, 39.52 feet** to an iron pin set on the south existing right of way for Derringer Drive, said pin being 80.00 feet left of the proposed centerline of Little Turtle Way at station 23+60.67;

- 2) **Thence**, along the grantor's north line and the south existing right of way for Derringer Drive with a curve to the right have an radius of 200.00 feet, a central angle of 04 degree 11 minutes 14 seconds, an arc length of 14.62 feet, and a chord that bears **South 68 degrees 23 minutes 09 seconds East, 14.61 feet** to an iron pin set, said pin being 65.58 feet left of the proposed centerline of Little Turtle Way at station 23+60.00;

- 3) **Thence**, along the grantor's north line and the south existing right of way for Derringer Drive with a curve to the right have an radius of 20.00 feet, a central angle of 88 degree 57 minutes 27 seconds, an arc length of 31.05 feet, and a chord that bears **South 21 degrees 48 minutes 48 seconds East, 28.03 feet** to the **TRUE POINT OF BEGINNING**, containing 0.006 acres.

The parcel of land described contains, 0.006 acres, more or less, including the present road occupies 0.000 acres, more or less and is located in Franklin County Auditor's Parcel Number 600-179505-00.

All irons pins set are 5/8 inch x 30 inch rebar with a 1 inch plastic cap stamped "2LMN, Inc".

Description prepared from an actual field survey prepared by 2LMN, Inc. under the supervision of Richard F. Mathias, P.S. # 7798, March, 2019.

Grantor claim title by strument 200206250156107 inin the Franklin County Recorder's Office.

All bearings shown are for project use only and are from the Ohio State Plane Coordinate System, South Zone, NAD 83 (2011). As established by GPS measurements in 2019 and being a bearing of North 04 degrees 21 minutes 43 seconds East of the existing centerline of Little Turtle Way at S.R. 161 as shown in project Little Turtle Way, as platted by 2LMN, Inc.

Richard F. Mathias, P.S.
Professional Land Surveyor No. 7798

Date