

PARCEL 1

26.826 ACRES

RECEIVED
NOV 25 2013
GC PLANNING COMMISSION

Exhibit A
Page 1 of 4

Situated in the State of Ohio, County of Franklin, Township of Jackson, Virginia Military Survey Number 6840 and being part of that tract conveyed to Frank X. Asbeck, III by deed of record in Official Record 20389I12 (all references refer to the records of the Recorder's Office, Franklin County, Ohio) being more particularly bounded and described as follows:

Beginning, for reference, at Franklin County Geodetic Survey Monument Number 6633, found marking an angle point in the centerline of Holton Road;

thence North 87° 20' 51" West, with the centerline of said Holton Road, a distance of 670.92 feet to the southwesterly corner of that 1.288 acre tract conveyed to Melisa Workman and Graham J. Hall by deed of record in Official Record 14272E16;

thence North 04° 15' 07" East, partly with the westerly line of said 1.288 acre tract, with the easterly line of that 3.18 acre tract conveyed to James L. Martin and Delores L. Martin by deed of record in Official Record 10096A14, the westerly line of that tract conveyed to B.J. and Joanne Roach by deed of record in Official Record 6203J19, a distance of 1083.40 feet to an iron pin set at the northeasterly corner of said 3.18 acre tract, the True Point of Beginning;

thence North 87° 14' 43" West, with the northerly line of said 3.18 acre, the northerly line of those tracts conveyed to Lawrence D. Belford by deed of record in Deed Book 1876, Page 429, Eudell Allen and Ruby J. Allen by deed of record in Deed Book 3433, Page 123, William F. Byrd and Juanita M. Byrd by deed of record in Deed Book 1702, Page 59, Karen Sue Streets and Robert J. Streets by deed of record in Official Record 17297B02, Myron F. Helmbrecht by deed of record in Deed Book 3573, Page 458, Charles R. Rauck by deed of record in Instrument Number 200001110007803, Connie L. Tudor by deeds of record in Instrument Number 200202200046266 and Instrument Number 200304240120079, James L. Bentley by deed of record in Instrument Number 200307310242654, Charles M. Sutherland, Jr. and Kerry J. Sutherland by deed of record in Instrument Number 200011130229604, Thomas J. Vipperman and Constance L. Mathews by deed of record in Instrument Number 200001270018786 and Gerald D. Keffer by deed of record in Official Record 21070G17, a distance of 1632.04 feet to an iron pin set at the northwesterly corner of said Keffer tract, being in the easterly limited access right-of-way line, of Interstate Route 71;

thence with said easterly limited access right-of-way line, the following courses and distances:

North 50° 19' 00" East, a distance of 657.82 feet to an iron pin set;

North 43° 59' 15" East, a distance of 402.76 feet to an iron pin set;

North 46° 49' 55" East, a distance of 435.00 feet to an iron pin set; and

North 40° 15' 27" East, a distance of 54.90 feet to a point;

26.826 ACRES

2

thence across said Asbeck tract, the following courses and distances:

South 77° 48' 19" East, a distance of 250.49 feet to a point;

North 74° 49' 30" East, a distance of 250.00 feet to a point;

South 06° 57' 31" West, a distance of 180.00 feet to a point; and

South 49° 38' 59" East, a distance of 120.00 feet to a point in the westerly line of said Roach tract;

thence South 04° 09' 44" West, with said westerly line, a distance of 886.26 feet to the True Point of Beginning, containing 26.826 acres of land, more or less, being all out of parcel number 040-012243.

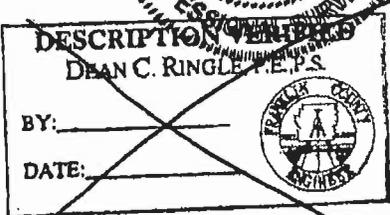
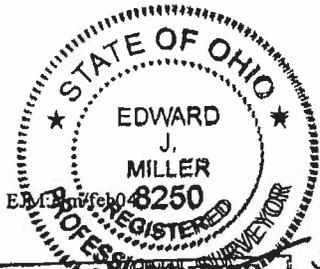
Subject, however, to all legal rights-of-way and/or easements, if any, of previous record.

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.

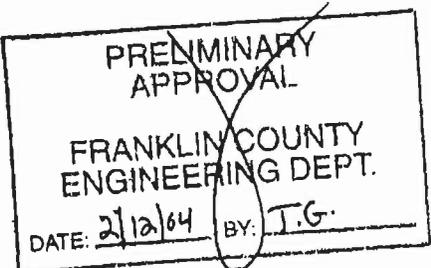
The bearings are based on the Ohio State Plane Coordinate System as per NAD83. Control for bearings was from coordinates of monuments FRANK 25 and FRANK 125, established by the Franklin County Engineering Department, using Global Positioning System procedures and equipment.

EVANS, MECHWART, HAMBLETON & TILTON, INC.

[Signature] 2/12/04
Edward J. Miller
Registered Surveyor No. 8250
0-34-C



SPLIT 26.826 ACRES
OUT OF (40) 12243



This lot split approved by the Grove City Planning Commission on May 11, 2004.

[Signature]
Charles W. Bozo, Development Dir.

~~APPROVAL PENDING~~
~~DEED FORMAT & CONVEYANCE ORDER.~~

