

ABB/TW  
20-00373  
160-002598-00  
04/10/2024

Exhibit A

Legal Description

Situated in Jackson Township, Franklin County, Ohio:

Being a part of Virginia Military Survey 1389, and being part of a 0.846 acre tract (Parcel "E"), conveyed to State Savings Company shown of record in Official Record 3236, Page C09, Recorder's Office, Franklin County, Ohio and being more particularly described as follows;

Commencing at a spike at the intersection of the centerline of Demorest Road, with the centerline of Alkire Road;

Thence North, along the centerline of Demorest Road, a distance of 651.22 feet to a point at the southwesterly corner of a 0.607 acres tract (Parcel "D") conveyed to State Savings Company shown of record in Official Record 3236, Page C09, and the northwesterly corner of a 0.768 acre tract conveyed to Jack E. and Ruth M. Martin shown of record in Deed Book 2804, Page 643;

Thence North, continuing from the centerline of said Demorest Road (westerly line of said 0.607 acre tract) (Westerly line of said 0.846 acre tract), a distance of 110.00 feet to a point, and the True Point of Beginning for this description;

Thence North, continuing along the centerline of said Demorest Road (westerly line of said 0.846 acre tract), a distance of 49.03 feet to a spike at the northwesterly corner of said 0.846 acre tract, said point being at an angle point in the center line of said Demorest Road;

Thence North 58 deg. 39` East, along the centerline of said Demorest Road (northerly line of said 0.846 acre tract), a distance of 309.40 feet to a spike at the northeasterly corner of said 0.846 acre tract, and the northwesterly corner of a 2.667 acre tract conveyed to J.L. and N. Harding shown of record in Deed Book 3202, Page 647;

Thence South along the easterly line of said 0.846 acre tract (westerly line of said 2.667 acre tract) a distance of 210.00 feet to a point;

Thence West, across said 0.346 acre tract, and along a line parallel with the southerly line of said 0.846 acre tract (northerly line of said 0.607 acre tract), a distance of 264.23 feet to the place of beginning, containing 0.785 acres.

Permanent Parcel Number: 160-002598-00

More commonly known as: 1820 Demorest Road, Columbus, OH 43228

Prior Deed: Instrument #201508270119819