

## EXHIBIT A

LPA RX 851 WD

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Rev. 06/09

Ver. Date 2/7/2025

PID 119988

**PARCEL 51-WD**  
**WYA-CAREY SAFE ROUTES TO SCHOOL PHASE 2**  
**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**  
**VILLAGE OF CAREY, WYANDOT 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]

Situate in the Northwest Quarter of Section 21, Town 1 South, Range 13 East, Village of Carey, Wyandot County, Ohio and being a part of Lot 30 of the Revision of Lots 204-251 in Snyder Park as shown on Plat Cabinet A, Slides 421, on record as of the date this survey was prepared, in Official Record 215, Page 108, of the Wyandot County, Ohio Recorder's Office and lying on the left side of the centerline of right-of-way of Yule Tree Drive as shown on WYA-CAREY SAFE ROUTES TO SCHOOL PHASE right-of-way plans on file at the Village of Carey, Ohio, and being more particularly described as follows:

Beginning at an iron pin found at the northeast corner of said Lot 30 and being the southeast corner of Lot 31 of said Revision of Lots 204-251 in Snyder Park and being on the west right-of-way line of Yule Tree Drive and being the **PLACE OF BEGINNING** of the parcel herein described with said point and being 25.00 feet left of and perpendicular to centerline of right-of-way Station 27+94.05;

Thence **South 00°-07'-14" East, 20.05** feet, along the existing west right-of-way line of Yule Tree Drive to an iron pin with cap set on the new west right-of-way line of Yule Tree Drive and being 25.00 feet left of and perpendicular to centerline of right-of-way Station 27+74.00;

Thence **South 89°-52'-46" West, 2.00** feet, along the new west right-of-way line of Yule Tree Drive to an iron pin with cap set and being 27.00 feet left of and perpendicular to centerline of right-of-way Station 27+74.00;

Thence **North 00°-07'-14" West, 20.05** feet, along the new west right-of-way line of Yule Tree Drive to an iron pin with cap set on the north line of said Lot 3 and the south line of said Lot 31 and being 27.00 feet left of and perpendicular to centerline of right-of-way Station 27+94.05;

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Thence North **89°-52'-46"** East, **2.00** feet, along the north line of said Lot 30 and the south line of said Lot 31 to the **PLACE OF BEGINNING**.

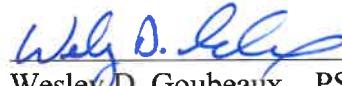
Containing in all 0.001 acres, gross, of which 0.000 acres is PRO (present road occupied), leaving a net take of 0.001 acres, more or less, subject to all legal easements and rights-of-way.

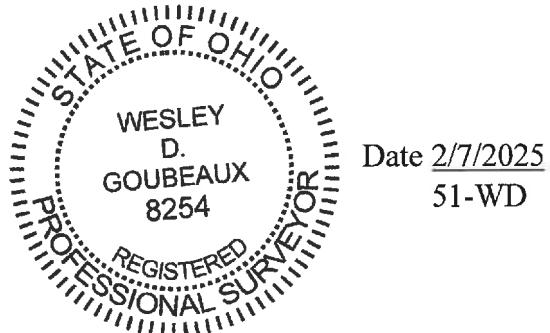
The above described area is part of currently assigned Wyandot County Auditor's Parcel Number 10-1800-0000-00.

Bearings are based on Grid North of the Ohio County Coordinate System of NAD83 (2011 adjustment) - Wyandot County. For complete Survey Parameters and basis of stationing, see the said Centerline Plat for this project on file at the Village of Carey, Ohio.

All iron pins set are 3/4" x 30" rebar with a 1-1/2" diameter aluminum cap stamped "ODOT OR LPA R/W CHOICE ONE ENG PS 8254".

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254 and based upon a survey performed by Choice One Engineering as shown on said Centerline Plat and right-of-way plans WYA-CAREY SAFE ROUTES TO SCHOOL PHASE 2, dated February, 2025 as cited herein.

  
Wesley D. Goubeaux, PS #8254



## Parcel 51WD

North: 362437.2360' East: 141922.8209'

Segment #1: Line

Course: S0°07'14"E Length: 20.05'

North: 362417.1861' East: 141922.8631'

Segment #2: Line

Course: S89°52'46"W Length: 2.00'

North: 362417.1819' East: 141920.8631'

Segment #3: Line

Course: N0°07'14"W Length: 20.05'

North: 362437.2318' East: 141920.8209'

Segment #4: Line

Course: N89°52'46"E Length: 2.00'

North: 362437.2360' East: 141922.8209'

Perimeter: 44.10' Area: 0.001acres

Error Closure: 0.0000 Course: N0°00'00"E

Error North: 0.00000 East: 0.00000

Precision 1: 44100000.00

REFERENCE SURVEY VOL B  
PAGE 297 IN THE TAX MAP OFFICE  
2025 (51 WD)

Wesley D. Goubeaux  
Wesley D. Goubeaux, PS #8254



Date 2/7/2025  
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