

EXHIBIT "A" - LEGAL DESCRIPTION OF PREMISES.

Situated in the City of Grove City, Franklin County, Ohio, and being a part of Survey No. 8231, Virginia Military Lands, and also being a part of that cert. in 1.494 acres, more or less, as conveyed to the OHIO STATE FEDERAL SAVINGS & LOAN ASSOCIATION by deed of record in Vol 3500, Page 219, Recorder's Office, Franklin County, Ohio, said part being more particularly described as follows:

Beginning at an iron pin in the southerly line of STRINGTOWN ROAD, as relocated, at the northeastern corner of THE STANDARD OIL COMPANY 0.858 Acre Tract, same being the northwesterly corner of the above mentioned 1.494 acres;

Thence South 78 degrees 47 minutes East, along said southerly line of STRINGTOWN ROAD, and along the northerly line of said 1.494 acres, a distance of 147.28 ft. to an iron pin marking a point of curve;

Thence South 68 degrees 06 minutes 05 seconds East, continuing along said southerly line of STRINGTOWN ROAD, along the northerly line of said 1.494 acres, and along a curve non-tangent and concave to the south, having a radius of 804.93 ft., a chord distance of 56.69 ft. to an iron pin;

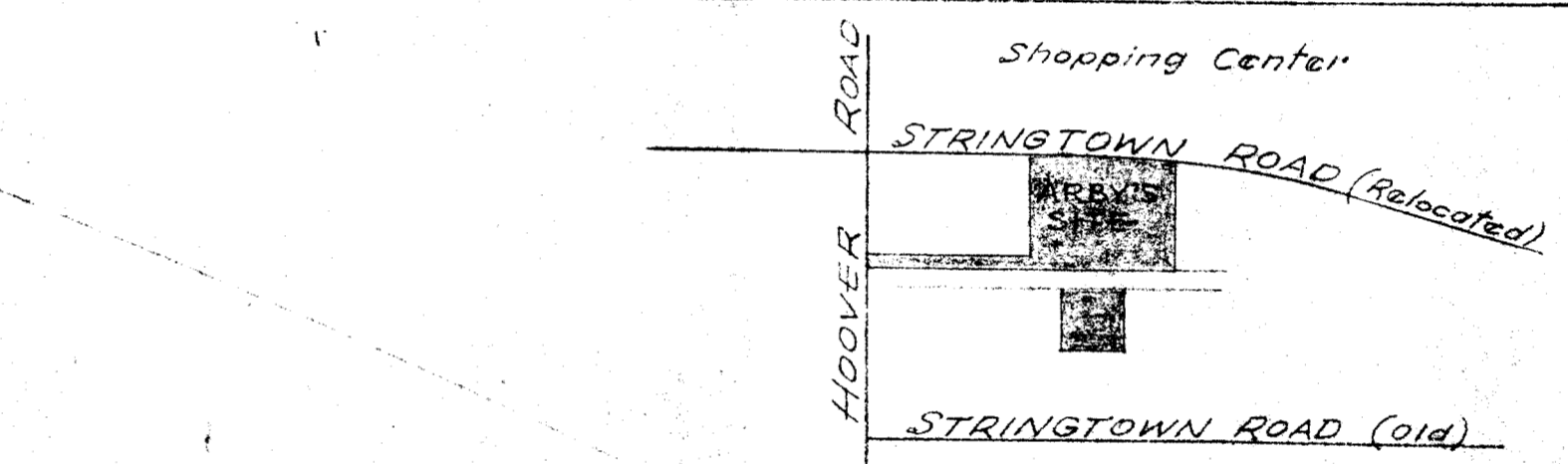
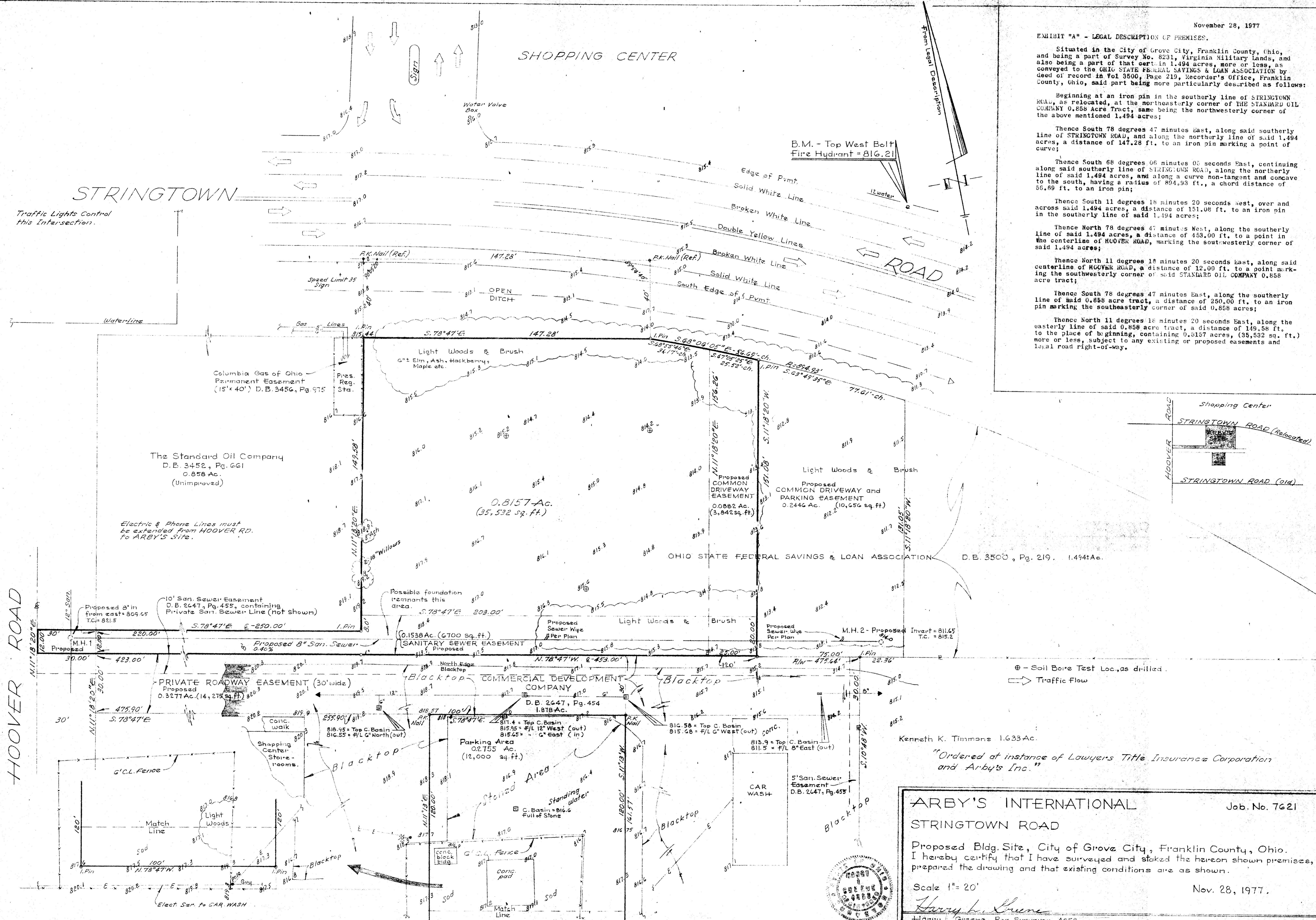
Thence South 11 degrees 18 minutes 20 seconds West, over and across said 1.494 acres, a distance of 151.08 ft. to an iron pin in the southerly line of said 1.494 acres;

Thence North 78 degrees 47 minutes West, along the southerly line of said 1.494 acres, a distance of 453.00 ft. to a point in the centerline of HOOVER ROAD, marking the southwest corner of said 1.494 acres;

Thence North 11 degrees 18 minutes 20 seconds East, along said centerline of HOOVER ROAD, a distance of 12.00 ft. to a point marking the southwest corner of said STANDARD OIL COMPANY 0.858 acre tract;

Thence South 78 degrees 47 minutes East, along the southerly line of said 0.858 acre tract, a distance of 250.00 ft. to an iron pin marking the southeasterly corner of said 0.858 acres;

Thence North 11 degrees 18 minutes 20 seconds East, along the easterly line of said 0.858 acre tract, a distance of 149.58 ft. to the place of beginning, containing 0.3157 acres, (35,532 sq. ft.) more or less, subject to any existing or proposed easements and 1/2 mile road right-of-way.



ARBY'S INTERNATIONAL Job. No. 7621
STRINGTOWN ROAD
Proposed Bldg. Site, City of Grove City, Franklin County, Ohio.
I hereby certify that I have surveyed and staked the hereon shown premises, prepared the drawing and that existing conditions are as shown.
Scale 1" = 20'
Nov. 28, 1977.
Harry L. Greene
Harry L. Greene, Reg. Surveyor - 4058.
2160 Treatment Center, Columbus Ohio - 43221
Ph. 614 486-0714