

Exhibit A

Legal Description

Situated in the Township of Orange, County of Ashland, State of Ohio and being part of the Northeast Quarter of Section 10, Township 23, Range 16 and being more particularly described as follows: Commencing at an iron pin found in the northwest corner of said Northeast Quarter, said iron pin also being in the centerline of T.R. 761; Thence S. 02° 21' 53" W., 1258.89 feet along the west line of said Northeast Quarter, also being along said centerline of T.R. 761 to a railroad spike found in the centerline of C.R. 620; Thence S. 85° 18' 36" E., 360.01 feet along said centerline of C.R. 620 to a point being the true place of beginning; Thence with the following FOUR courses: 1) N. 02° 21' 53" E., 513.94 feet to an iron pin set and passing through an iron pin set at 25.02 feet and 269.00 feet; 2) S. 87° 40' 04" E., 170.00 feet to an iron pin found in a northwest corner of an 8.593 acre parcel of land conveyed to Galloway Land Company by Official Records Volume 437, Page 418; 3) S. 02° 21' 53" W., 520.94 feet along a west line of said land of Galloway Land Company to a point being in the southwest corner of said land, said point also being in said centerline of C.R. 620 and passing through an iron pin found at 495.92 feet; 4) N. 85° 18' 36" W., 170.14 feet along said centerline of C.R. 620 to the True Place of beginning and containing 2.019 acres, more or less, and subject to all legal highways and easements of record. Basis of Bearings: Survey by Grindle and Bender dated 9/3/04. According to a survey made in January 2005 by Roger L. Stevens, Ohio Registered Surveyor No. 7052. All iron pins set are 5/8" diameter rod with plastic cap stamped "Stevens 7052"

Permanent Parcel Number(s): J31-010-0-0001-06

Premises commonly known as: 756 County Rd 620, Ashland, OH 44805

END OF LEGAL DESCRIPTION