

EXHIBIT A

LEGAL DESCRIPTION

Situated in the Village of Bellaire, County of Belmont and State of Ohio and known as and being the S.E. Quarter of Lot No. 5, Block B of Cummins First Addition to said City and also being a part of the same property conveyed to L. Grella by deed dated June 1, 1872, and recorded in Volume 60, Page 389, of Belmont County Record of Deeds, and more fully described as follows:

Beginning for the same at a point on the west line of Jefferson Street, said point also being the S.E. corner of said Lot No. 5, from which the N.W. corner of 45th and Jefferson Street, bears S. 7 degrees 30' W. 231.4 feet distant; thence from said beginning point with the S. line of said Lot No. 5, N. 80 degrees 15' W. 100.0 feet; thence N. 7 degrees 30' E. and parallel with Jefferson Street 55.0 feet; thence S. 80 degrees 15' E. and parallel with the S. line of said Lot 100.0 feet to the west line of Jefferson Street, thence with the west line of said Street S. 7 degrees 30' West 55.0 feet to the place of beginning, containing 5500 square feet. On said tract is located the old homestead of Louis Grella, deceased, and numbered 4565 Jefferson Street, Bellaire, Ohio.

The grantor hereby grants to the grantee, her heirs and assigns forever, the right and privilege to use as a means of ingress and egress to and from the premises above described, that portion of the premises of the grantors lying immediately west of the herein granted premises and now paved and used as an extension of Walnut Alley running south from 46th Street; said alley being sixteen feet in width.

The above described property is described on the real estate tax records as being Inlot 840, Cummins First Addition to the City of Bellaire, Belmont County, Ohio.

Property commonly known as: 4565 Jefferson Street, Bellaire, OH 43906

Permanent Parcel Number: 29-01182.000

Prior Deed Reference: OR Volume 180, Page 651

END OF LEGAL DESCRIPTION