

EXHIBIT "A"
Legal Description

Situated in the City of Wellston, County of Jackson, and State of Ohio, to-wit:

Being the East Half of Lots 39 and 40 in Austin's Addition to the City of Wellston, Ohio. Save and except the stone coal and other mineral substances underlying the same with the right to mine and remove the same.

Parcel No.: M24-023-00-039-00

Property Address: 521 E. 4th Street, Wellston, Ohio 45692

Prior Deed Reference: Deed Book 293, page 955 and
O.R. Book 71, page 147