

Exhibit A

Situated in the Township of Lexington, County of Stark, State of Ohio

And known as being part of the Southeast quarter of Section 23, Township 19, Range 6 and being all of the tract of land transferred to Christopher B. Smith as recorded in Official Record Image 201205150021436 and Official Record Image 201511060045053 (being vacated Lots 22, 23 and 24 on North Union Avenue Allotment as recorded in Plat Book 7, Page 45) and further described as follows to wit;

Beginning at a monument found at the Northwest corner of the Southeast quarter of Section 23 (SCGRS#LEX101);

Thence North 89° 25' 30" East, along the Quarter Section line, a distance of 834.56 feet to a point;

Thence South 33° 09' 08" East, along the line of a tract of land now or formerly owned by Norfolk Southern Railway Company (D. V. 519:571), a distance of 1558.35 feet to a 5/8" iron bar found on the City of Alliance Corporation line;

Thence North 89° 26' 17" East, along said corporation line, a distance of 335.42 feet to a point on the Western right-of-way line of Tullis Avenue (50' R/W-P.B. 7:45);

Thence North 00° 24' 01" West, along the Western right-of-way line of said Tullis Avenue, a distance of 254.67 feet to a 5/8" iron bar set at the Northeast corner of Lot 25 of aforesaid North Union Avenue allotment and further known as the true place of beginning for the tract of land herein described;

1. Thence North 88° 00' 55" West, along the Northern line of said Lot 25 of North Union Avenue allotment, a distance of 124.38 feet to a 1" steel spike found on the Eastern line of a 15 foot alley;

2. Thence North 00° 24' 01" West, along the Eastern line of said 15 foot alley, a distance of 120.00 feet to a 5/8" iron bar set on the South line of Lot 21 of said North Union Avenue Allotment;

3. Thence South 88° 00' 55" East, along the Southern line of said Lot 21, a distance of 124.38 feet to a 5/8" iron bar set on the Western right-of-way line of aforesaid Tullis Avenue;

4. Thence South 00° 24' 01" East, along the Western right-of-way line of said Tullis Avenue, a distance of 120.00 feet to the true place of beginning;

Containing 0.342 acres of land based on a field survey by Robert L. Akins this 6th day of December, 2015.

(0.000 ACRES-ROAD R/W)
(0.342 ACRES-LOT AREA)

Basis of Bearings: Bearings are based on grid North of the Stark County Geodetic Reference System.

Property Address: 11371 Tullis Ave. NE, Alliance, OH 44601

Parcel No.: 10007379