

EXHIBIT A

LEGAL DESCRIPTION

Situated in the City of Niles, County of Trumbull and State of Ohio and known as being all of Niles City Lot No. 2495 as shown in Volume 5 of Plats, Page 25 1/2, Trumbull County Records, described as follows: Beginning at the southwest corner of a lot formerly known as Lot No. 21 in the H.H. Mason Addition to the City of Niles, recorded in Volume A of Plats, Page 126, and in Plat Volume 3 Page 51. Trumbull County Records; thence easterly along the south line of said Lot No. 21 and Lot No. 19 and a portion of Lot No. 17 as shown on said plat, a distance of 148.5 feet to a point thence northerly a distance of 66 feet to the southeast corner of Niles City Lot No. 320; thence westerly along the southerly line of Niles City Lots Nos. 320, 322 and 323, a distance of 148.5 feet to a point in the southwest corner of said Lot No. 323, being also the easterly line of West Street; thence southerly along the easterly line of West Street a distance of 66 feet to the place of beginning, be the same more or less, but subject to all legal highways.

Property commonly known as: 103 West St. Niles, OH 44446

Permanent Parcel Number: 25-723500

Prior Deed Reference: OR Volume 396, Page 363

END OF LEGAL DESCRIPTION

COURT ORDER
TRUMBULL COUNTY
JUN 24 2022
GIS/TAX MAP DEPT