

Exhibit "A"
Legal Description

Situated in the City of Willowick, County of Lake and State of Ohio: and known as being a part of original Willoughby Township Lot No. 1 in Tract No. 16, and bounded and described as follows: Beginning at the center line of Lake Shore Boulevard at a point distant North 39 deg. 47' East, measured along said center line 75.00 feet from the most Easterly corner of land conveyed to Albert Brainard by deed dated November 14, 1945, and recorded in Volume 214, Page 128 of Lake County Records; Thence North 40 deg. 45'15" West and Parallel with the Northeasterly line of land so conveyed to Albert Brainard, 314.06 feet to the principal place of beginning of the premises herein described; thence Northeasterly and parallel with the center line of Lake Shore Boulevard, about 82 feet to the Southwesterly line of land conveyed to Stephen Coffman and Ruby Coffman by deed dated August 9, 1945 and recorded in Volume 210, Page 127 of Lake County Records; thence North 39 deg. 30'15" West along the Southwesterly line of land so conveyed to Stephen Coffman and Ruby Coffman, as aforesaid, to the most Southwesterly corner thereof, which is also the low water line of Lake Erie; Thence South 47 deg. 26' West along the aid low water line of Lake Erie, 20.03 feet to a point, thence South 39 deg. 30'15" East along a line drawn parallel to and distant 20.00 feet Southwesterly from Ruby Coffman, as aforesaid 339.27 feet to a point; thence South 50 deg. 20'45" West, 64.35 feet to a point; thence South 40 deg. 45'15" East and Parallel with the Northeasterly line of land so conveyed to Albert Brainard, as aforesaid, about 175 feet to the principal place of beginning of the premises herein described, containing about .469 acres, be the same more or less, but subject to all legal highways and waterways.