

EXHIBIT A
LEGAL DESCRIPTION

File Number: J140630

Situated in the Township of Painesville, County of Lake, State of Ohio and being part of Lot 11, Tract 1 in said Township and further bounded and described as follows:

Beginning at a point in the intersection of the centerlines of Heckathorn Drive (50 foot R/W) and North Ridge Road (R/W varies) a.k.a. State Route 20, said point being referenced by a 2" brass monument found in a monument box 0.37 feet north;

Thence South 26° 15' 46" East, along the centerline of said Heckathorn Drive, a distance of 202.86 feet to a point, said point being a point of curvature;

Thence continuing along the centerline of said Heckathorn Drive along a curve to the right having a radius of 717.04 feet, length of 61.84 feet, tangent of 30.94 feet, chord of 61.82 feet, chord bearing of South 23° 39' 03" East and a delta of 04° 56' 30" to a point;

Thence South 70° 31' 04" West, a distance of 25.01 feet to a 5/8" iron pin found in the westerly R/W of said Heckathorn Drive, said point being the southeasterly corner of lands conveyed to Inter Zona Properties LLC as recorded in Document No. 2004R002579 of the Lake County Deed Records (PP#11-B-032-C-00-064-0) and being the Principal Place of Beginning;

COURSE 1:

Thence along the westerly R/W of said Heckathorn Drive along a curve to the right having a radius of 692.04 feet, length of 178.58 feet, tangent of 89.79 feet, chord of 178.08 feet, chord bearing of South 13° 50' 57" East and a delta of 14° 47' 05" to a 1-1/2" iron pipe with mushroom top found, said point being the northeasterly corner of lands conveyed to John & Cathi Majewski as recorded in Document No. 2001R007041 of the Lake County Deed Records (PP#11-B-032-C-00-059-0);

COURSE II:

Thence South 85° 56' 12" West, along the northerly line of said Majewski, passing through an iron pin set at a distance of 226.42 feet, a total distance of 228.42 feet to a point, said point being in the easterly line of lands conveyed to WEC 99D-32 as recorded in Document No. 1999R037073 of the Lake County Deed Records (PP#11-B-032-E-00-004-0);

COURSE III:

Thence North 00° 05' 12" West, along the easterly line of said WEC, a distance of 123.50 feet to a 5/8" iron pin found capped "Aztech 7431", said point being the southwesterly corner of said Inter Zona Properties LLC;

COURSE IV:

Thence North 70° 31' 04" East, along the southerly line of said Inter Zona Properties LLC, a distance of 196.66 feet to the Principal Place of Beginning.

Said parcel containing 0.7387 acres or 32,180 sq. ft. of land, be the same more or less, but subject to all legal highways as surveyed and described in February, 2008 by Stan Loch, Ohio Registered Surveyor Number 8249. The intent of the above re-description of land conveyed to Harbor Construction Co. IC & Joseph Lecare as recorded in Document No. 2007R000727 of the Lake County Deed Records (PP#032-C-00-061-0). All iron pins set are 5/8" x 30" rebar capped "Aztech 8249".

Premises commonly known as:
18 Heckathorn Dr.
Painesville, OH 44077

Permanent Parcel No(s):
11B032C000610