EXHIBIT A

Legal Description:

The following described premises, situated in the City of Eastlake, County of Lake and State of Ohio:

And known as being Sublot No. 433 in East Lake Estates Subdivision of part of original Willoughby Township Lots Nos. 3, 16, 17, 18 and 19, Gore Tract, as shown by the recorded plat in Volume M of Maps, Page 54 of Lake County Records, and being 60.00 feet front on the Northerly side of South Lake Shore Boulevard, and extending back of equal width, 150 feet, as appears by said plat, be the same more or less, but subject to all legal highways.