

# Exhibit A

## Legal Description

Tract 1:

Situated in the State of Ohio, County of Portage and Township of Palmyra:

And known as being all of Block A in the Winding Creek Subdivision as recorded in Plat 2007-24 of the Portage County Records, consisting of **38.898 acres**. Be the same more or less but subject to all legal highways.

PPN: 26-319-10-00-013-000

Tract 2:

Situated in the State of Ohio, County of Portage and Township of Palmyra:

And being a parcel of land in Palmyra Township, Township Lot Number 21 of the 3rd Division and bounded and described as follows:

Beginning at a point in the center of State Highway Number 841, now known as State Route 225, which bears North 0° 45' West 1391.61 feet from the southeast corner of said lot; Thence South 89° 15' West, 818.89 feet to an iron pipe;

Thence South 0° 45' East 413.90 feet to a point passing over an iron pipe at 397.80 feet; Thence North 89° 27' 30" West 56905 feet to an iron pipe;

Thence North 0° 45' West, 943.36 feet to an iron pipe;

Thence South 89° 38' 30" East 1388.04 feet to the center of State Highway Number 841; Thence South 0° 45' East, 506.42 feet to THE PLACE OF BEGINNING containing **21.89 acres** of land. Surveyed by Marvin F. Stevens, Reg. Surveyor Number 260.

PPN: 26-321-00-00-014-000

Tract 3:

Situated in the State of Ohio, County of Portage, and the Township of Deerfield. Being part of Lot 78 in said Township. Beginning for commencement at the intersection south lot line of Lot 78 and the centerline of Deerfield-Paris Rd St. Rt. 225.

Thence North 00° 00' 00" East along the centerline of Deerfield-Paris Rd. St. Rt. 225 a distance of 200.45 feet to a point in said centerline. Thence North 00° 02' 08" West continuing along the centerline of Deerfield-Paris Rd. St. Rt. 225 a distance of 125.00 feet to a point and the true place of beginning for the property herein described. Property owned by Countrytyme Lodi Ltd.

Thence North 00° 02' 08" West continuing along the centerline of Deerfield-Paris Rd. St. Rt. 225 a distance of 125.00 feet to a point in said centerline. Thence turning South 89° 52' 01" East through the land of the grantor a distance of 1500.0 feet to a capped rebar set, and passing over a capped rebar set 33.00' from the centerline.

Thence turning South 00° 02' 08" East through the land of the grantor a distance of 454.70 feet to a capped rebar set on the south lot line of Lot 78. Thence turning North 89° 36' 41" West along the south lot line of Lot 78 a distance of 550.01 feet to a capped rebar set. Thence turning North 0° 02' 08" West through the land of the grantor a distance of 327.24 feet to a capped rebar set.

Thence turning North 89° 52' 01" West through the land of the grantor a distance of 950.00 feet to a point in the centerline of Deerfield-Paris Rd. St. Rt. 225 passing over a capped rebar set 33.00' from the centerline, and back to THE TRUE PLACE OF BEGINNING. Containing 8.4517 acres of land more or less, and excepting all legal highways and easements of record. Surveyed by Terrence L. Pearson P.S. # 7305 in October of 2001. Basis of bearing (N 00° 00' 00" E) was taken from survey P-7574.

PPN: 08-078-00-00-001-003

Tract 4:

Situated in the State of Ohio, County of Portage, and the Township of Deerfield. Being part of Lot 78 in said Township. Beginning for commencement at the intersection south lot line of Lot 78 and the centerline of Deerfield-Paris Rd. St. Rt. 225.

Thence North 00° 00' 00" East along the centerline of Deerfield-Paris Rd. St. Rt. 225 a distance of 200.45 feet to a point in said centerline. Thence North 00° 02' 08" West continuing along the centerline of Deerfield-Paris Rd. St. Rt. 225 a distance of 250.00 feet to a point in said centerline and the true place of beginning for the property herein described. Property owned by Countrytyme Lodi Ltd.

Thence N 00° 02' 08" West continuing along the centerline of Deerfield-Paris Rd. St. Rt. 225 a distance of 125.00 feet to a point in said centerline. Thence turning South 89° 52' 01" East through the land of the grantor a distance of 2690.35 feet to a capped rebar set on the east lot line of Lot 78 and passing over a capped rebar set 33.00' from the centerline.

Thence turning South 00° 05' 41" East along the east lot line of Lot 78 a distance of 585.01 feet to a capped rebar found. Thence turning North 89° 36' 41" West along the south lot line of Lot 78 a distance of 1191.30 feet to a capped rebar set. Thence turning North 00° 02' 08" West through the land of the grantor a distance of 454.70 feet to a capped rebar set.

Thence turning North 89° 52' 01" West through the land of the grantor a distance of 1500.0 feet to the centerline of Deerfield-Paris Rd. St. Rt. 225 passing over a capped rebar 33.00' from said centerline, and back to the TRUE PLACE OF BEGINNING. Containing 20.2264 acres of land more or less, and excepting all legal highways and easements of record. Surveyed by Terrence L. Pearson P.S. #7305 in October of 2001. Basis of bearing (N 00° 00' 00" E) was taken from survey P-7574.

PPN: 08-078-00-00-001-004

Tract 5:

Situated in the Township of Palmyra, County of Portage and State of Ohio:

And known as being part of original Palmyra Township Lot No. 19, Division 3 South and original Palmyra Township Lot No. 9, Division 4 Southwest and is further described as follows: Beginning at a point in the centerline of State Route 225, Deerfield-Windham Road, 66' wide at the northeast corner of said original Palmyra Township Lot No. 19, Division 3 South; Thence along the centerline of State Route 225,

Deerfield-Windham Road and easterly line of said original Palmyra Township Lot No. 19, Division 3 South, South 01° 19' 20" East, a distance of 1032.28 feet to a point and the true place of beginning for this

parcel of land; Thence continuing along the centerline of State Route 225, Deerfield-Windham Road and easterly line of said original Palmyra Township Lot No. 19, Division 3 South, South 01°19' 20" East, a distance of 674.83 feet to a point at the northeast corner of a 9.55 acres parcel of land now or formerly owned by Deerfield Lands, Ltd. (1106/763); Thence along the northerly line of said 9.55 acre parcel of land, South 89° 54' 30" West, a distance of 1599.66 feet to an iron rod set intended to be situated at the northwest corner of the said 9.55 acre parcel of land; Thence along the rear or westerly line of the said 9.55 acre parcel of land, South 00° 22' 22" West, a distance of 261.59 feet to an iron rod set intended to be situated at the southwest corner of the said 9.55 acre parcel of land; Thence along the northerly line of a 42.00 acre parcel of land now or formerly owned by Deerfield Lands, Ltd. (1106/763) and beyond, North 89° 55' 36" West, a distance of 1281.54 feet to a 15 inch shagbark hickory tree at the northwest corner of 4.00 acre parcel of land in Lot No. 9, Division 4 Southwest now or formerly owned by Deerfield Lands, Ltd. (1106/763) and passing over an iron rod set at a distance of 4.00 feet from said tree; Thence along the easterly line of lands now or formerly owned by A.M. & R.C. Kruse (1148/797) North 01° 30' 10" West, a distance of 621.52 feet to a corner fence post found at an angle in the southerly line of lands now or formerly owned by A.W. Grace (OR 8/699); Thence along the southerly line of the said A.W. Grace, North 89° 41' 43" East, a distance of 255.43 feet to an iron rod set an angle in said line at the base of a corner fence post found and passing over an iron rod set at a distance of 1.00 feet; Thence along the easterly line of the said A.W. Grace, North 35° 12' 38" East, a distance of 1306.61 feet to an iron pipe found at the southwest corner of lands now or formerly owned by P. Erwin (OR 20/972); Thence along the southerly line of the said P. Erwin, North 89° 19' 58" East, a distance of 563.20 feet to an iron pipe found at Erwin's southeast corner; Thence South 01° 18' 46" East, a distance of 313.17 feet to an iron rod set; Thence South 89° 16' 45" East, a distance of 520.25 feet to an iron rod set; Thence South 00° 25' 05" East, a distance of 466.86 feet to an iron rod set; Thence North 89° 28' 11" East, a distance of 766.96 feet to the true place of beginning and passing over an iron rod set at a distance of 33.00 feet from said TRUE PLACE OF BEGINNING and containing a total of 70.3730 acres of land, there being about 66.5642 acres in Div. 3 South Lot 19 and about 3.8088 acres in Div. 4 Southwest Lot 9 and about 0.5111 acres are currently being occupied by the road right-of-way, be the same more or less as surveyed and described in May, June and October, 2000 by Don Trocchio Registered Surveyor No. 6445.

NOTE: Bearings used are Grid North, NAD83, Ohio State Plane Rectangular Coordinates, North Zone.

PPN: 26-319-00-00-003-000

Tract 6:

Situated in the Township of Palmyra, County of Portage and State of Ohio:

And known as being part of original Palmyra Township Lot No. 19, Division 3 South and is further described as follows: Beginning at a point in the centerline of State Route 225, Deerfield-Windham Road, 66' wide, at the northeast corner of said original Palmyra Township Lot No. 19, Division 3 South; Thence along the centerline of State Route 225 Deerfield-Windham Road and easterly line of said original Palmyra Township Lot No. 19, Division 3 South, South 01° 19' 20" East, a distance of 581.97 feet to a point and the true place of beginning for this parcel of land; Thence continuing along the centerline of State Route 225, Deerfield-Windham Road and easterly line of said original Palmyra Township Lot No. 19, Division 3 South, South 01° 19' 20" East, a distance of 450.31 feet to a point; Thence South 89° 28' 11" West, a distance of 766.96 feet to an iron rod set and passing over an iron rod set at a distance of 33.00 feet; Thence North 00° 25' 05" West, a distance of 466.86 feet to an iron rod set;

Thence South 89° 16' 45" East, a distance of 760.00 feet to the true place of beginning and passing over an iron rod set at a distance of 33.02 feet from said TRUE PLACE OF BEGINNING and containing a total of 8.0358 acres of land, of which about 0.3414 acres are currently being occupied by the road right-of-way, be the same more or less as surveyed and described in May, June and October 2000 by Don Trocchio Registered Surveyor No. 6445.

NOTE: Bearings used are Grid North NAD 83 Ohio State Plane Rectangular Coordinates, North Zone.

PPN: 26-319-00-00-003-007

Tract 7:

Situated in the Township of Palmyra, County of Portage and State of Ohio and known as being part of original Palmyra Township Lot No. 19, Division 3 South and is further described as follows: Beginning at a point in the centerline of State Route 225, Deerfield-Windham Road, 66' wide at the northeast corner of said original Palmyra Township Lot No. 19, Division 3 South; Thence along the Northerly line of said original Palmyra Township Lot No. 19, Division 3 South, said line also becoming the northerly line of Corbett Road, TH 130, 60' wide, South 89° 13' 11" West, a distance of 637.90 feet to a point; Thence South 00° 46' 49" East, a distance of 565.08 feet to an iron rod set and passing over an iron rod set on the southerly line of Corbett Road at a distance of 30.00 feet from the centerline of Corbett Road; Thence North 89° 16' 45" West, a distance of 100.49 feet to an iron rod set and the true place of beginning for this parcel of land; Thence continuing North 89° 16' 45" West, a distance of 59.56 feet to an iron rod set and passing over an iron rod set at a distance of 15.88 feet; Thence North 00° 46' 49" West, a distance of 37.01 feet to an iron rod set; Thence South 89° 16' 45" East, a distance of 59.56 feet to an iron rod set; Thence South 00° 46' 49" East, a distance of 37.01 feet to THE TRUE PLACE OF BEGINNING and containing a total of 0.0506 acres of land be the same more or less as surveyed and described in January, 2001 by Don Trocchio Registered Surveyor No. 6445.

NOTE: Bearing used are Grid North, NAD 83, Ohio State Plane Rectangular Coordinates, North Zone.

PPN: 26-319-00-00-003-008

Permanent Parcel Number(s): 26-319-10-00-013-000, 26-321-00-00-014-000, 08-078-00-00-001-003, 08-078-00-00-001-004, 26-319-00-00-003-000, 26-319-00-00-003-007 and 26-319-00-00-003-008

Premises commonly known as: 3365 State Route 225, Diamond, OH 44412

**END OF LEGAL DESCRIPTION**