

EXHIBIT "A"

Situated in Lease Lot 17 and Lease Lot 18 of Section 3, Town 9, Range 14, Athens Township, Athens County, Ohio and described as follows:

Commencing at the northwest corner of said Lease Lot 18; thence on an assumed bearing of South 75°21'17" East 560.37 feet to a found iron pin, THE TRUE POINT OF BEGINNING; thence South 75°38'50" East 63.86 feet to a found 2 inch iron pipe, the northwest corner of a 1.6 acre tract described in Volume 359 Page 535 of the Athens County Deed Records; thence along the west property line of said 1.60 acre tract South 02°48'44" West 122.23 feet to a found 2 inch iron pipe; thence along the south property line of said 1.6 acre tract South 78°02'57" East 200.00 feet to a set iron pin; thence South 55°41'52" East 100.84 feet to a set iron pin; thence leaving the south property line of the said 1.6 acre tract South 48°37'23" West 481.45 feet to a set iron pin; thence along the north and west property lines of a 6.73 acre tract described in Volume 56 Page 933 of the Athens County Official Deed Records the following five bearings and distances 1. North 73°45'30" West 77.08 feet to a found iron pin; thence 2. North 20°12'36" West 401.86 feet to a found iron pin; thence 3. South 63°14'31" West 38.50 feet to a found iron pin; thence 4. North 80°40'40" West 236.52 feet to a found iron pin; thence 5. South 51°28'48" West (passing a found iron pin at 264.22 feet) for a total distance of 282.10 feet to a found railroad spike in the center of Athens County Road 25; thence North 32°02'02" West 243.54 feet to the calculated location of a iron pin; thence leaving the said Athens County Road 25 North 87°01'50" East (passing a set iron pin at 20.00 feet) totally 593.14 feet to a set iron pin; thence North 74°31'33" East 274.53 feet to the point of beginning containing 5.4578 acres and being a part of the property described in Volume 64 Page 832 of the Athens County Deed Records. There being 0.83 acres in Lease Lot 17 and 4.6278 acres in Lease Lot 18.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: Christy Hedger
DATE: 11/21/92

Note: Unless otherwise noted all set iron pins are 5/8 inch diameter rebar 30 inches in length and capped with a plastic identification marker inscribed L.F. Swoyer R.L.S. 6765.

The above description was written by Leonard F. Swoyer Registered Professional Land Surveyor Number 6765 and based on a survey prepared by Southeastern Land subject to all easements and right of ways of record.

VOL 237 PAGE 64

The above described tract is subject to an easement for ingress and egress purposes and described as follows:

Easement for ingress and egress over and across the following described land:

Commencing at the northwest corner of Lease Lot 18 of Section 3, Athens Township; thence along the north line of said Lease Lot 18 on an assumed bearing of South 75°21'17" East 560.37 feet to a found iron pin; thence South 74°31'33" West 274.53 feet to a set iron pin, THE TRUE POINT OF BEGINNING; thence North 74°31'33" East 52.00 feet to a point; thence South 30°13'40" East 70.72 feet to a point; thence South 42°26'58" East 104.34 feet to a point; thence South 57°58'14" East 76.91 feet to a point; thence South 84°52'46" East 96.34 feet to a point; thence North 75°18'29" East 116.67 feet to a point; thence South 79°43'37" East 204.87 feet to a point on the south property line of a 1.60 acre tract described in Volume 359 Page 539 of the Athens County Deed Records; thence along the south property line of said 1.60 acre tract South 55°41'52" East 187.22 feet to a 30 inch chestnut oak tree the southeast corner of said 1.6 acre tract; thence South 58°24'35" East 58.83 feet to a point on the west right of way of Athens Township Road 134; thence along the west right of way of said Athens Township Road 134 the following three bearings and distances 1. South 29°04'13" East 35.02 feet to a point; thence 2 South 36°20'47" East 40.74 feet to a point; thence 3. South 50°25'27" East 30.84 feet to a point; thence North 66°02'47" West 99.71 feet to a point; thence North 59°19'21" West 60.73 feet to a point; thence North 55°41'52" West 187.74 feet to a point; thence North 80°42'16" West 172.01 feet to a point; thence South 75°18'29" West 115.48 feet to a point; thence North 84°52'46" West 117.04 feet to a point; thence North 57°58'14" West 95.69 feet to a point; thence North 42°26'58" West 99.84 feet to a point; thence North 32°17'54" West 105.67 feet to the point of beginning containing 1.1131 acres and being a part of a tract described in Volume 64 Page 832 of the Athens County Deed Records.

9600007584
Filed for Record in
ATHENS COUNTY, OHIO
JULIA MICHAEL SCOTT
On 10-11-1996 At 02:30 pm.
DEED 18.00
Vol. 237 Pg. 63 - 65

9600007584
TITLE FIRST
449 EAST STATE STREET
SUITE 4
ATHENS, OH 45701

VOL 237 PAGE 65

Instrument
9600007584