

EXHIBIT A
MORRIS & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS

Instrument Book Page
200500007109 DR 388 1049

3.294 ACRE DESCRIPTION

Situated in the State of Ohio, County of Athens, Township of Lee, and being a part of Outlot 19, of the Southeast Quarter of Section 3, Township 10, Range 15, of the Ohio Company Purchase Lands. Being a 3.294 acre parcel of land out of that tract of land as described in a deed to Donald M. & Doris H. Mace recorded in Deed Book 212 Page 336 and Deed Book 372 Page 581, all references to Deed Book (DB.), Official Record (OR.), and Plat Book (PB.) refer to the records of the Athens County Recorder's Office, Athens, Ohio. Said 3.294 acre parcel being further bounded and described as follows:

Beginning at a 5/8" rebar found marking the northeast corner of said Outlot 19, the northeast corner of the said Donald M. & Doris H. Mace Tract, and the northwest corner of Lot 379 of the Reynolds Subdivision recorded in PB. 8 PG. 10;

Thence **S 04°24'18" W** with the east line of said Outlot 19, the east line of the said Donald M. & Doris H. Mace Tract, and the west line of the said Reynolds Subdivision a distance of **931.22 feet** to a 5/8" rebar found at an existing fence corner marking the southeast corner of the said Donald M. & Doris H. Mace Tract, and the northeast corner of a tract of land described in a deed to Delmer & Octa M. Peters recorded in DB. 381 PG. 749;

Thence **N 86°09'46" W** with the south line of the said Donald M. & Doris H. Mace Tract, the north line of the said Delmer & Octa M. Peters Tract, and with an existing fenceline a distance of **275.20 feet** to a 5/8" rebar set in the easterly limited access right-of-way line of U.S. Route 50, marking a corner of a tract of land described in a deed to the State of Ohio recorded in DB. 301 PG. 397, and being 125.00 feet right of centerline survey station 210+21.82 as shown and delineated on the Ohio Department of Transportation Centerline Survey Plat and Right-of-Way Plans (ATH-50-2.46);

Thence **N 21°17'22" E** with the easterly limited access right-of-way line of said U.S. Route 50 (State of Ohio Tract-DB. 301 PG. 397) a distance of **223.24 feet** to a 5/8" rebar set;

Thence **N 12°03'46" E** continuing with the easterly limited access right-of-way line of said U.S. Route 50 (State of Ohio Tract-DB. 301 PG. 397) a distance of **217.08 feet** to a 5/8" rebar set;

Thence **N 22°36'31" E** continuing with the easterly limited access right-of-way line of said U.S. Route 50 (State of Ohio Tract-DB. 301 PG. 397) a distance of **440.45 feet** to a 5/8" rebar set;

Thence **N 20°00'22" E** continuing with the easterly limited access right-of-way line of said U.S. Route 50 (State of Ohio Tract-DB. 301 PG. 397) a distance of **90.12 feet** to a 5/8" rebar set in the north line of said Outlot 19 and in the north line of the said Donald M. & Doris H. Mace Tract;

Thence **S 85°31'28" E** with the north line of said Outlot 19, the north line of the said Donald M. & Doris H. Mace Tract, a distance of **19.58 feet** to the point of beginning, and containing 3.294 acres of land, more or less. Subject to all easements, leases, conditions, covenants, and right-of-way of record.

The 5/8" rebar set as mentioned herein is a 5/8" rebar, 30" in length, with a plastic cap stamped "MORRIS&ASSOC.-PS 7347". The bearings are based on the centerline of U.S. Route 50 assigned the record bearing of N 20°00'22" E as shown and delineated on the Ohio Department of Transportation Centerline Survey Plat and Right-of-Way Plans (ATH-50-2.46).

This description was prepared by Morris & Associates, Inc. from record information and an actual field survey of the premises in March of 2001.



Victor A. Morris 03-26-01
Victor A. Morris PS#7347 Date
Morris & Associates, Inc.

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *S. Blaus*
DATE: *9-19-05*

PLAT OF SURVEY
FOR

DONALD M. & DORIS H. MACE

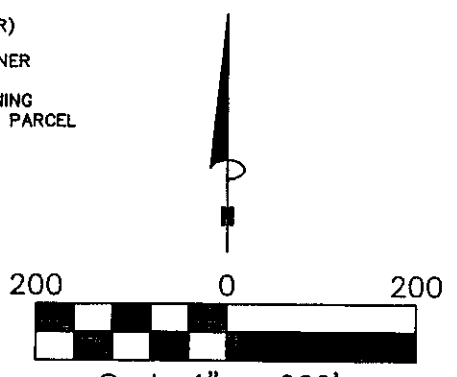
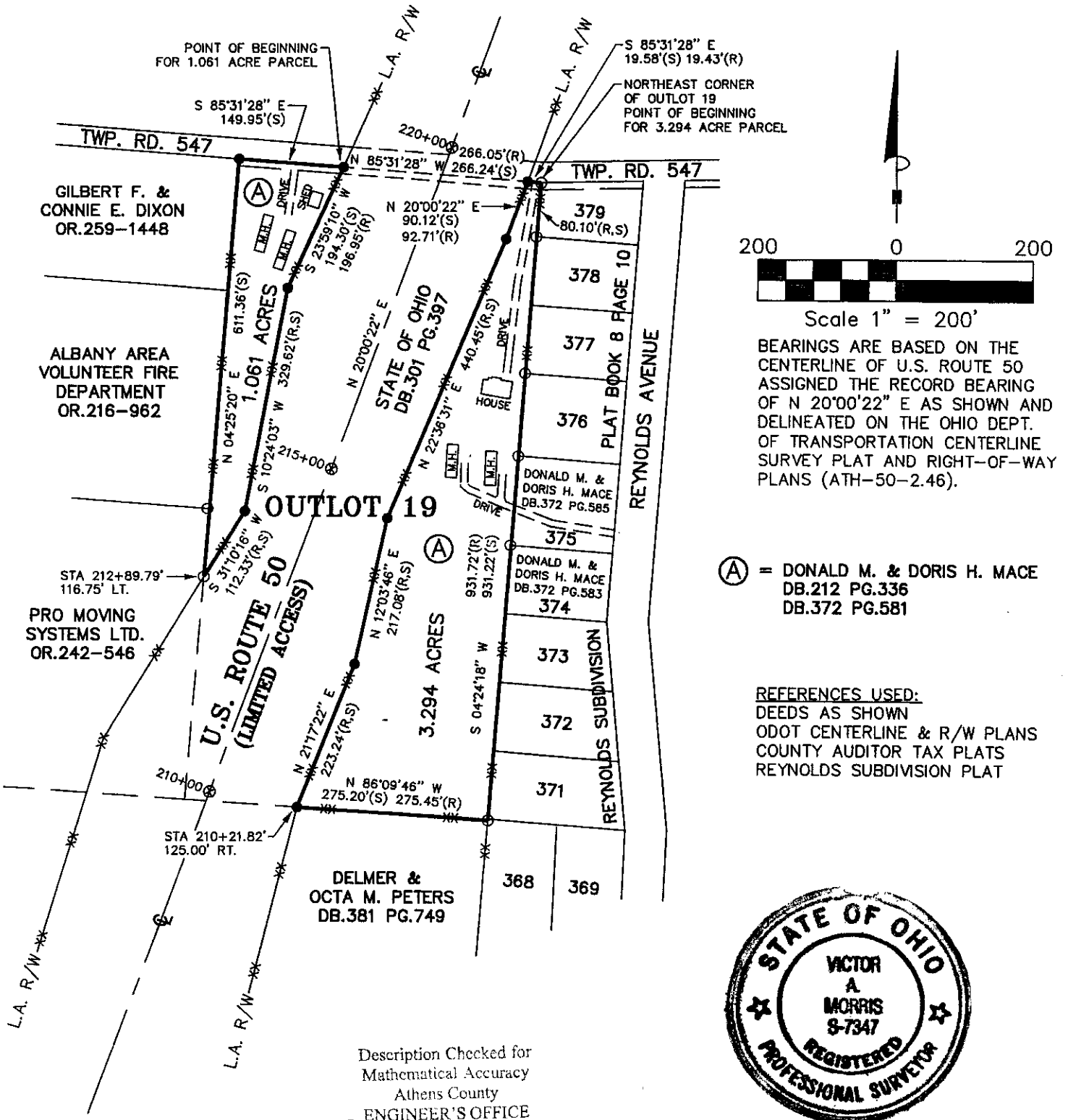
SITUATED IN LEE TOWNSHIP, ATHENS COUNTY, STATE OF OHIO

BEING A PART OF OUTLOT 19 OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 10, RANGE 15, OF THE OHIO COMPANY PURCHASE LANDS AND BEING ALSO ALL OF THE REMAINDER OF THAT TRACT OF LAND DESCRIBED IN A DEED TO DONALD M. & DORIS H. MACE RECORDED IN DB. 212 PG. 336 AND DB. 372 PG. 581, ATHENS COUNTY RECORDERS OFFICE, ATHENS, OHIO.

OK TO TRANSFER

NO HEALTH DEPT. APPROVAL NECESSARY (PUBLIC SEWER)

Bob Eichenberg 9-27-05



BEARINGS ARE BASED ON THE CENTERLINE OF U.S. ROUTE 50 ASSIGNED THE RECORD BEARING OF N 20°00'22" E AS SHOWN AND DELINEATED ON THE OHIO DEPT. OF TRANSPORTATION CENTERLINE SURVEY PLAT AND RIGHT-OF-WAY PLANS (ATH-50-2.46).

(A) = DONALD M. & DORIS H. MACE
DB.212 PG.336
DB.372 PG.581

REFERENCES USED:
DEEDS AS SHOWN
ODOT CENTERLINE & R/W PLANS
COUNTY AUDITOR TAX PLATS
REYNOLDS SUBDIVISION PLAT



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: S. Blause
DATE: 9-19-05

LEGEND

- (R) RECORD DISTANCE
- (S) SURVEY DISTANCE
- MONUMENT SET (5/8" X 30" REBAR W/PLASTIC CAP)
- ⊗ CONCRETE MONUMENT FOUND
- MONUMENT FOUND (5/8" REBAR)
- XX FENCE

NOTE:

(1) SUBJECT TO ALL EASEMENTS, RESTRICTIONS, AND RIGHTS OF WAY OF RECORD.

Victor A. Morris 03-26-2001
VICTOR A. MORRIS P.S.#7347 DATE

THIS PLAT WAS PREPARED FROM RECORD INFORMATION AND AN ACTUAL FIELD SURVEY OF THE PREMISES IN MARCH OF 2001.

MORRIS & ASSOCIATES, INC.
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