## EXHIBIT A

## DESCRIPTION EJ ZANESVILLE PARTNERS, LLC -PARCEL

Situated in the Southwest Quarter of Section 21, Township 2, Range 8, United States Military Lands, City of Zanesville, Muskingum County, State of Ohio, and being part of the E J Zanesville Partners, LLC, 13.513 acre parcel, (PN 44-52-01-04-004) as recorded in Volume 2400, Page 571 of the Official Records of Muskingum County, all references are the Records of the Muskingum County Recorder, said parcel being further described as follows:

Beginning at an iron pin found at the northwest corner of the Southwest Quarter of Section 21, said point in Richvale Road;

Thence, South 87° 36" 15" East, 1250.81 feet, along Richvale Road and north line of said Southwest Quarter, to a point at the centerline intersection of North Pointe Drive;

Thence, South 17° 24' 00" West, 537.20 feet, along the centerline of North Pointe Drive, to a point, said point being on the east line of said E J Zanesville Partners parcel;

Thence, North 72° 36' 00" West, 50.00 feet, across said E J Zanesville Partners parcel, to an iron pin set on the west right-of-way line of North Pointe Drive and south line of the Matthews & Schilling Commercial, LLC parcel as recorded in Volume 2435, Page 904 of the Official Records;

Thence, South 17° 24' 00" West, 292.40 feet, along the west right-of-way line of North Point Drive to an iron pin set at the southeast corner of the Village of Wellington Place Condominiums Phase VIII, as recorded in Plat Book 20, Page 81, said point also being the **True Point of Beginning** for the parcel herein described;

Thence, South 17° 24' 00" West, 570.67 feet, along the west right-of-way line of North Point Drive to an iron pin set on the north line of the Ray Thomas Lumbertown Inc parcel, as recorded in Volume 739, Page 11 of the Deed Records;

Thence, North 87° 36' 15" West, 638.61 feet, along the north line of said Ray Thomas Lumbertown parcel, to a 3/4" dia. iron pin found;

Thence, North 01° 58' 40" East, 623.54 feet, along the east line of said Ray Thomas Lumbertown parcel to an iron pin set at the southwest corner of the Village of Wellington Place Condominiums Phase IX, as recorded in Plat Book 20, Page 100;

Thence, South 87° 36' 15" East, 178.59 feet, along the south line of said Village of Wellington Place Condominiums Phase IX, to a point, said point being on the west line of the Village of Wellington Place Condominiums Phase I, as recorded in Plat Book 19, Page 144;

Thence along the west and south lines of said Village of Wellington Place Condominiums Phase I, the following nine (9) courses:

South 01° 51' 06" West, 44.96 feet, to a point;

Along a non-tangent curve to the left with a radius of 85.32 feet, arc length of 65.77 feet, delta 44° 09' 52", chord brg., of South 18° 12' 37" East, chord of 64.15 feet, to a point;

South 40° 53' 34" East, 11.63 feet, to a point;

North 49° 06' 26" East, 25.50 feet, to a point;

North 40° 53' 34" West, 2.41 feet, to a point;

Along a non-tangent curve to the right with a radius of 10.00 feet, arc length of 20.18 feet, delta 115° 36' 38", chord brg., of North 16° 59' 50" East, chord of 16.92 feet, to a point;

North 74° 46' 02" East, 43.64 feet, to a point;

North 49° 06' 26" East, 45.67 feet, to a point;

North 68° 07' 10" East, 58.41 feet, to a point on a western corner of the Village of Wellington Place Condominiums Phase VII, as recorded in Plat Book 20, Page 71;

Thence along the south and east lines of said Village of Wellington Place Condominiums Phase VII, the following four (4) courses:

South 40° 53' 34" East, 110.03 feet, to a point;

South 86° 17' 28" East, 115.67 feet, to a point;

South 72° 36' 00" East, 24.00 feet, to a point;

North 17° 40° 07" East, 81.46 feet, to a point at the southwest corner of said Village of Wellington Place Condominiums Phase VIII;

Thence, South 72° 36' 00" East, 203.30 feet, along the south line of said Village of Wellington Place Condominiums Phase VIII, to the **True Point of Beginning**.

Containing 9.496 acres, more or less, subject to all legal highways, all limitations of public access to highways, leases, zoning regulations, easements of record and restrictive covenants.

Bearings are based on South 87° 36° 15" East, as given for the northerly line of E J Zanesville Partners, LLC, 26.90 acre tract conveyed in Volume 2123, Page 900 of the Official Records.

This Description is based on a survey made by Todd D. Willis in August 2017, Reg. Surveyor No. 7996. Phone No. 740-739-4030, Willis Engineering & Surveying.

FEORDABLE

DESCRIPTION
APPLOVED
By: WWW. TWO IX

PLAT OF SURVEY THE VILLAGE OF WELLINGTON PLACE CONDOMINIUMS SECOND AMENDMENT PHASE III - 2.140 ACRES E J ZANESVILLE PARTNERS LLC SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGUM, STATE OF OHIO BEING PART OF SECTION 21, TOWNSHIP 2, RANGE 8 UNITED STATES MILITARY LANDS PB 20, PG 34 THE VILLAGE OF WELLINGTON PLACE CONDOMINIUMS PHASE V - 0.893 ACRES PB 20, PG 52 かしてかりょ THE VILLAGE OF WELLINGTON PLACE THE VILLAGE OF WELLINGTON PLACE CONDOMINIUMS PHASE IX - 0.520 ACRES THE VILLAGE OF WELLINGTON CONDOMINIUMS PHASE I - 2.883 ACRES PLACE (PART A & B) PB 19, PG 144 PB 20, PG 100 CONDOMINIUMS PHASE VII -0.785 ACRES 22 THE VILLAGE OF WELLINGTON PLACE CONDOMINIUMS FIRST AMENDMENT PHASE II - 1.069 ACRES PB 20, PG 71 SECTION SECTION THE VILLAGE OF WELLINGTON PLACE PB 20, PG 4 THE VILLAGE OF CONDOMINIUMS PHASE IV -WELLINGTON PLACE 0.548 ACRES CONDOMINIUMS PHASE VIII QUARTER PB 20, PG 49 0.762 ACRES PB 20, PG 81 QUARTER THE VILLAGE OF WELLINGTON PLACE CONDOMINIUMS PHASE VI - 0.574 ACRES PB 20, PG 55 N. × RICHVALE ROAD (C.R. 3) S87'36'15"E 1250.81\* 22 POC SECTION 2 SECTION (B) (A) 537.20 QUARTER QUARTER (K) S17'24'00"W (0) 0 LUMBERTOWN, 011 90 104 N72'36'00"W (E) (G) 50.00 5 THOMAS 739, PG. (1) 40 739. 44-EJ ZANESVILLE N74'46'02"E PARTNERS, LLC O.R. 2400, PG, 571 43.64 RAY D.V. 106.7 PAR. (F) N49'06'26"E 517.24'00" 178.59 (H) 13.513 ACRES PAR. 45.67 723 44-52-01-04-004 87'36'15"E S40'53'34"F 110.03 203.30 L=65.77 1'51'06"W /œ S72'36'00"E R=85.32' 44,96 115.67 CB=S1812'37"E S86"17"28"E THE VILLAGE OF N17"40"07"E CH=64.15 N68'07'10"E WELLINGTON PLACE S40'53'34"E 81.46 Δ=44"09"52" 58.41 CONDOMINIUMS PHASE X 11.63 0.597 ACRES PB 20, PG 113 L=20.18' S72'36'00"E R=10.00° 24.00 N49'06'26"E CB=N16\*59'50"E T POB 25.50 CH=16.92  $\Delta = 115'36'38'$ AC ==570.67 58,40 623.54 N40'53'34"W MATTHEWS & SCHILLING COMMERCIAL, LLC OR 2435, PG 904 2.41 9.496 EJ ZANESVILLE PARTNERS, LLC 4.142 ACRES O.R. 2400, PG. 571 13.513 ACRES Prt of PAR. PAR. 44-52-01-04-003 -52-01-04-004 BAR SCALE N87'36'15"W 200 100 400 638.61 RAY THOMAS LUMBERTOWN, INC. D.V. 739, PG. 011 20.33 AC ( IN FEET ) PAR. 44-52-01-04-000 LEGEND 1 inch =200 ft. ○ 3/4" Iron Pin Found ○ 5/8" Iron Pin Found I hereby certify that this plat represents a true and accurate survey made under my direct supervision of the parcel herein shown and all measurements were made in accordance with Chapter 4733-37 of the Ohio
Administrative Code COPY ● Iron Pin Set, 5/8" Dia. rebar w/ Org ID Cap BASIS OF BEARINGS Bearing are based on S 87° 36′ 15" E as given for the northerly line of that 26.90 acre tract conveyed in O.R. 2123, Page 900, Recorder's Office, Todd D. Willis, PS Reg. No. S-7996 Muskingum County, Ohio PROJ. NO. 12161 Willis Engineering & Surveying 740-739-4030