

S.279 P.794

Exhibit A
Legal Description

COMMON PLEAS COURT
CLERK

2010 FEB 26 P 2:20

PARCEL NO. 1:

Situated in the Township of Jennings, Village of Rushmore, County of Putnam and State of Ohio:
Being Lot Number 41 in Klingman's Addition (Plat Book 2, Page 272), Part of Vacated Boom Street, and Part of a Vacated 16.5 foot Public Alley in the Village of Rushmore in the Northeast 1/4 of Section 14, Township 2 South, Range 5 East, Jennings Township, Putnam County, Ohio, described in a Certificate of Transfer to Margaret Young recorded in Volume 410, Page 280, of the Putnam County, Ohio deed records and more particularly described as follows:

Beginning for the same at a 5/8 inch iron pin with yellow plastic "Sheldon E&S Lima, OH" cap set marking the northwest corner of Lot Number 41:

Thence easterly on and along the north line of said Lot and the south line of Main Street for a distance of 86.00 feet to a 5/8 inch iron pin with yellow plastic "Sheldon E&S Lima, OH" cap set at the intersection of the south line of Main Street with the centerline of vacated Boom Street;

Thence southerly on and along the centerline of vacated Boom Street for a distance of 148.25 feet to a 5/8 inch iron pin with yellow plastic "Sheldon E&S Lima, OH" cap set at the intersection of the centerline of Boom Street with the centerline of a vacated 16.5 foot public alley;

Thence westerly on and along the centerline of said vacated alley for a distance of 86.00 feet to a 5/8 inch iron pin with yellow plastic "Sheldon E&S Lima, OH" cap set;

Thence northerly on and along the west line of Lot Number 41 for a distance of 148.25 feet to the point of beginning, passing at 82.5 feet an iron pipe found. The tract as described contains in all 12,749.50 square feet or 0.2926 acres of land subject, however, to all legal easements and rights-of-way of record and is from an actual field survey performed November 2, 1995, under the supervision of Ohio Registered Professional Surveyor James D. Sheldon (#4569).

Also: Being an easement for ingress-egress purposes over portions of a vacated 16.5 foot public alley and 40.0 foot wide vacated Boom Street lying on and along the north line of Lot Number 55 and extension thereof in Klingman's Additional (Plat Book 2, Page 272) in the Village of Rushmore in the Northeast 1/4 of Section 14, Township 2 South, Range 5 East, Jennings Township, Putnam County, Ohio, and being more particularly described as follows:
Commencing for reference at the northwest corner of Lot Number 55 as platted:

Thence easterly on and along the north line of said Lot for a distance of 66.00 feet;

Thence northerly for a distance of 8.25 feet to a 5/8 inch iron pin with yellow plastic "Sheldon E&S Lima, OH" cap set on the centerline of said vacated public alley marking the principal place of beginning for the easement to be described by this instrument;

Thence easterly on and along the centerline of said vacated public alley for a distance of 86.00 feet to the centerline of vacated Boom Street;

Thence southerly on and along the centerline of said vacated Boom Street for a distance of 8.25 feet;

Thence westerly on and along the north line of Lot Number 55 and extension thereof for a distance of 86.00 feet;

Thence northerly for a distance of 8.25 feet to the point of beginning. The tract as described contains in all 709.50 square feet or 0.0163 acres of land subject, however, to all legal easements and rights-of-way of record and is from an actual field survey performed November 2, 1995, under the supervision of Ohio Registered Professional Surveyor James D. Sheldon (#4569).

Permanent Parcel No: 16-041150.0000

PARCEL NO. 2:

Situated in the Village of Rushmore, Township of Jennings, County of Putnam and State of Ohio: Inlot number forty (40) in the Village of Rushmore, County and State aforesaid.

Permanent Parcel No: 16-041140.0000

More commonly known as: 20461 Rd U, Fort Jennings, OH 45844

Prior Deed: OR Book 622, Page 117 and OR Book 649, Page 896