

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Situated in the Village of Dennison, County of Tuscarawas and the State of Ohio.

Being part of the Fourth Quarter of Township 7, Range 1 of the United States Military Lands and being all of a 0.15 acre tract as conveyed to Roger B and Debra K Brokaw by a deed recorded in O.R. 1144, Page 2024 of the Tuscarawas County Official Records, Auditor's Parcel No.42-01197.000 and being more fully described as follows:

Beginning at a 5/8" iron pin (found) at the southeast corner of the aforementioned 0.15 acre tract, the southwest corner of a 0.07 acre tract as conveyed to Mark A. Tidrick (Volume 668, Page 151) and on the north line of Spring Street, said pin being located N 85 degrees 19' 20" W, 75.00 feet from the southwest corner of Lot 1, Block 22 of the Original Plat of Dennison as recorded in Plat Book 1B, Page 66 of the Tuscarawas County Plat Records;

thence from said beginning and with the south line of said 0.15 acre tract and the north line of said Spring Street, N 85 degrees 19'20" W, 50.42 feet to a 3/4" iron bolt (found) at the southwest corner of said 0.15 acre tract, on the north line of said street and the southeast corner of a 0.253 acre tract as conveyed to Gary W. and Tammy S. Harlow (Volume 648, Page 840);

thence with the west line of said 0.15 acre tract and the east line of said 0.253 acre tract, N 04° 40' 25" E, 130.17 feet to a point at the northwest corner of said 0.15 acre tract, the northeast corner of said 0.253 acre tract and on the south line of a 0.085 acre tract as conveyed to The Village of Dennison (OR. 1061, Page 1631) and passing on line an axle (found) at 129.18 feet;

thence with the north line of said 0.15 acre tract and the south line of said 0.085 acre tract, S 85 degrees 19' 20" E, 50.03 feet to a 5/8" iron pin (found) at the northeast corner of said 0.15 acre tract, on the south line of said 0.085 acre tract and the northwest corner of a 1/8 acre tract as conveyed to Linda J. Cox and Kenneth R. LeMonte (O.R. 1038, Page 11.54);

thence with the east line of said 0.15 acre tract, the west line of said 1/8 acre tract,

the west line of a 0.007 acre tract as conveyed to Mark A. Tidrick (Volume 668, Page 151.) and the west line of said 0.07 acre tract, S 04° 30'.00" W, 130.17 feet to the Place of Beginning, containing 0.1501 of an acre (6,538 square feet), more or less, but subject to all legal highways, easements, reservations and

restrictions of record.

Bearings are oriented to the 0.007 acre tract as recorded in Volume 668, Page 151 of the Tuscarawas County Deed Records.

All iron pins set are 30"x 3/4" round steel bars with plastic caps stamped "D A Bower 5753". Description prepared from a field survey by D.A Bower, Registered Surveyor No. 5753 in October 2005.

Titleholders: Cody A Barnes Lisa S Barnes  
Property Address: 17 Spring St, Dennison, OH 44621  
Parcel number: 42-01197.000

Prior Deed Reference: Bk:1565/Pg:1942  
Recorded: 08/27/2018