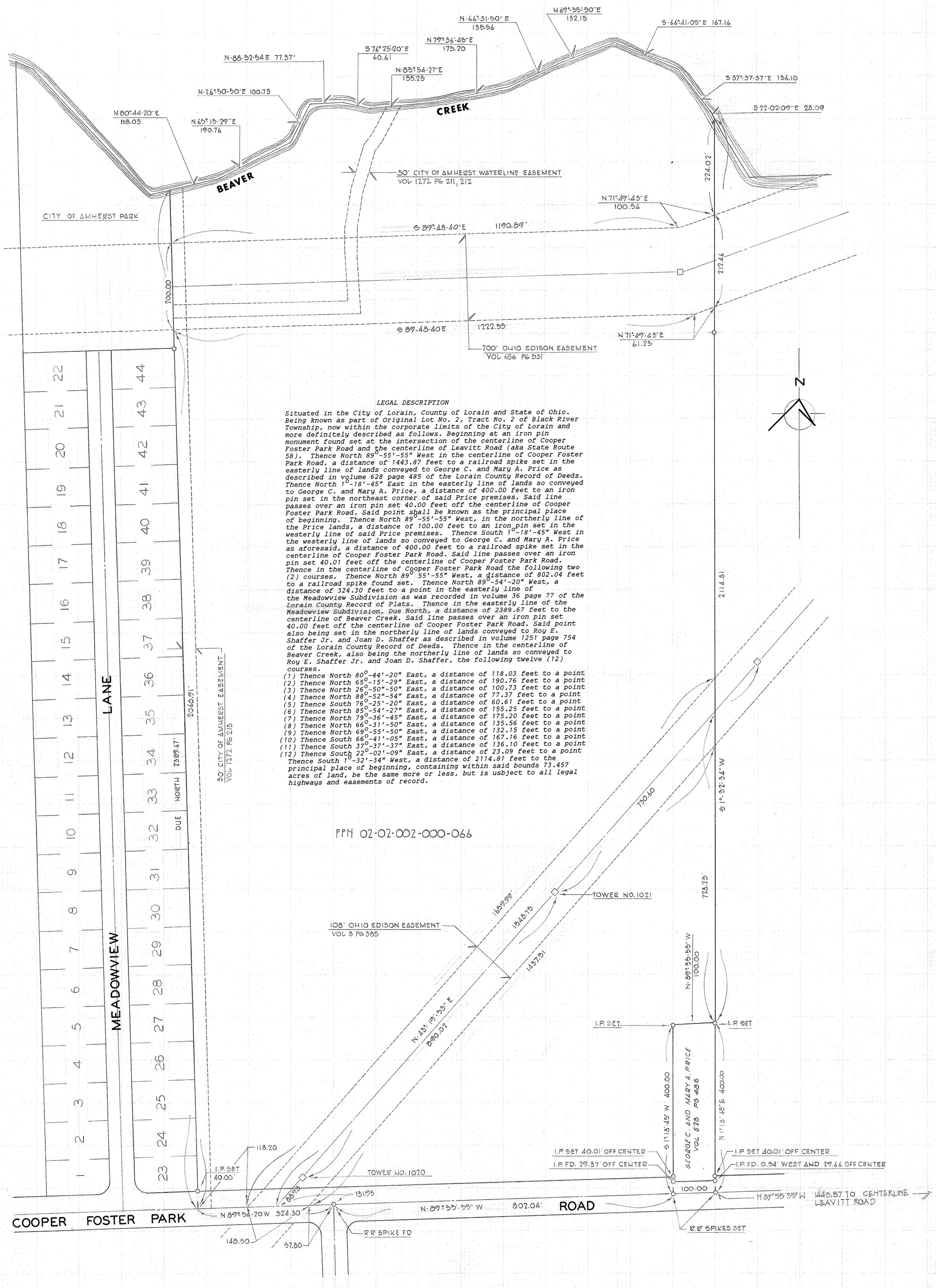

LEGAL DESCRIPTION

Situated in the City of Lorain, County of Lorain and State of Ohio. Being known as part of Original Lot No. 2, Tract No. 2 of Black River Township, now within the corporate limits of the City of Lorain and more definitely described as follows. Beginning at an iron pin monument found set at the intersection of the centerline of Cooper Foster Park Road and the centerline of Leavitt Road (aka State Route 58). Thence North 89°-55'-55" West in the centerline of Cooper Foster Park Road, a distance of 1443.87 feet to a railroad spike set in the easterly line of lands conveyed to George C. and Mary A. Price as described in volume 628 page 485 of the Lorain County Record of Deeds. Thence North 1°-18'-45" East in the easterly line of lands so conveyed to George C. and Mary A. Price, a distance of 400.00 feet to an iron pin set in the northeast corner of said Price premises. Said line passes over an iron pin set 40.00 feet off the centerline of Cooper Foster Park Road. Said point shall be known as the principal place of beginning. Thence North 89°-55'-55" West, in the northerly line of the Price lands, a distance of 100.00 feet to an iron pin set in the westerly line of said Price premises. Thence South 1°-18'-45" West in the westerly line of lands so conveyed to George C. and Mary A. Price as aforesaid, a distance of 400.00 feet to a railroad spike set in the centerline of Cooper Foster Park Road. Said line passes over an iron pin set 40.01 feet off the centerline of Cooper Foster Park Road. Thence in the centerline of Cooper Foster Park Road the following two (2) courses. Thence North 89° 55'-55" West, a distance of 802.04 feet to a railroad spike found set. Thence North 89°-54'-20" West, a distance of 324.30 feet to a point in the easterly line of the Meadowview Subdivision as was recorded in volume 36 page 77 of the Lorain County Record of Plats. Thence in the easterly line of the Meadowview Subdivision, Due North, a distance of 2389.67 feet to the centerline of Beaver Creek. Said line passes over an iron pin set 40.00 feet off the centerline of Cooper Foster Park Road. Said point also being set in the northerly line of lands conveyed to Roy E. Shaffer Jr. and Joan D. Shaffer as described in volume 1251 page 754 of the Lorain County Record of Deeds. Thence in the centerline of Beaver Creek, also being the northerly line of lands so conveyed to Roy E. Shaffer Jr. and Joan D. Shaffer, the following twelve (12) courses.

(1) Thence North 80°-44'-20" East, a distance of 118.03 feet to a point
(2) Thence North 65°-15'-29" East, a distance of 190.76 feet to a point
(3) Thence North 26°-50"-50" East, a distance of 100.73 feet to a point
(4) Thence North 88°-52"-54" East, a distance of 77.37 feet to a point
(5) Thence South 76°-25'-20" East, a distance of 60.61 feet to a point
(6) Thence North 85°-54'-27" East, a distance of 155.25 feet to a point
(7) Thence North 79°-36'-45" East, a distance of 175.20 feet to a point
(8) Thence North 66°-31'-50" East, a distance of 135.56 feet to a point
(9) Thence North 69°-55'-50" East, a distance of 132.15 feet to a point
(10) Thence South 66°-41'-05" East, a distance of 167.16 feet to a point
(11) Thence South 37°-37'-37" East, a distance of 136.10 feet to a point
(12) Thence South 22°-02'-09" East, a distance of 23.09 feet to a point

Thence South 1°-32'-34" West, a distance of 2114.81 feet to the principal place of beginning, containing within said bounds 73.457 acres of land, be the same more or less, but is usbject to all legal highways and easements of record.