

EXHIBIT A

LEGAL DESCRIPTION

Part of vacated 12th Street between Blocks 158 and 159, and part of vacated North Commerce Street, of the Original Plat of the City of Sheboygan, located in the City of Sheboygan, Sheboygan County, Wisconsin, described as:

Commencing at the Southeast corner of Section 22, T15N, R23E, thence N0°01'01"E 1237.35 feet along the East line of the Southeast 1/4 of said Section 22; thence S89°39'30"E 0.90 feet along the North right-of-way line of Pennsylvania Avenue to the POINT OF BEGINNING of this description; thence N0°18'49"E 17.47 feet; thence Northerly 29.84 feet along a 37.99 foot radius curve to the left, the chord of which bears N22°11'10"W 29.08 feet; thence N44°41'10"W 12.30 feet; thence N0°37'12"E 46.34 feet; thence Northerly 177.58 feet along a 981.45 foot radius curve to the left, the chord of which bears N4°33'48"W 177.34 feet; thence N0°37'11"E 44.57 feet; thence N89°33'41"W 1.00 feet along the South right-of-way line of Center Avenue; thence N0°37'11"E 95.99 feet; thence S31°49'53"E 139.79 feet; thence S58°10'07"W 39.85 feet; thence S0°16'53"W 277.07 feet along the West line of Block 158; thence N89°39'30"W 5.89 feet along the North right-of-way line of Pennsylvania Avenue to the point of beginning.

This described portion contains 12,732 square feet, or 0.292 acres.