Exhibit "A"

Legal Description - Russell Property

Indian River County, Florida

LEGAL DESCRIPTION

ALL OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 32 SOUTH, RANGE 39 EAST; AND ALL OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; AND ALL OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; AND ALL OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 32 SOUTH RANGE 39 EAST;

LESS AND EXCEPT THE SOUTH 715 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 25, OF SECTION 25, TOWNSHIP 32 SOUTH RANGE 39 EAST;

AND LESS THE SOUTH 715 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; AND LESS THE NORTH 84.85 FEET OF THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT A POINT 991.7 FEET SOUTH OF THE NORTHWEST CORNER OF EAST HALF OF SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; THENCE RUN SOUTH 660 FEET ALONG THE WEST LINE OF SAID EAST HALF OF SOUTHEAST QUARTER; THENCE RUN EAST 330 FEET; THENCE NORTH 660 FEET; THENCE WEST 330 FEET TO THE POINT OF BEGINNING, LESS AND EXCEPTING THE SOUTH 150.88 FEET THEREOF. ALL LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA

AND LESS THE SOUTH 84.85 FEET OF THE NORTH 424.25 FEET OF THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT A POINT 991.7 FEET SOUTH OF THE NORTHWEST CORNER OF EAST HALF OF SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; THENCE RUN SOUTH 660 FEET ALONG THE WEST LINE OF SAID EAST HALF OF SOUTHEAST QUARTER; THENCE RUN EAST 330 FEET; THENCE NORTH 660 FEET; THENCE WEST 330 FEET TO THE POINT OF BEGINNING, LESS AND EXCEPTING THE SOUTH 150.88 FEET THEREOF. ALL LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

AND LESS: THE SOUTH 84.85 FEET OF THE NORTH 169,7 FEET OF THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT A POINT 991.7 FEET SOUTH OF THE NORTHWEST CORNER OF EAST HALF OF SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; THENCE RUN SOUTH 660 FEET ALONG THE WEST LINE OF SAID EAST HALF OF SOUTHEAST QUARTER; THENCE RUN EAST 330 FEET; THENCE NORTH 660 FEET; THENCE WEST 330 FEET TO THE POINT OF BEGINNING, LESS AND EXCEPTING THE SOUTH 150.88 FEET THEREOF. ALL LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

AND LESS: THE SOUTH 84.88 FEET OF THE FOLLOWING DESCRIBED PROPERTY; BEGINNING AT A POINT 991.7 FEET SOUTH OF THE NORTHWEST CORNER OF EAST HALF OF SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; THENCE RUNNING SOUTH 660 FEET; THENCE EAST 330 FEET; THENCE NORTH 660 FEET: THENCE WEST 330 FEET TO THE POINT OF BEGINNING, LESS THE SOUTH 1/2 ACRE

AND LESS: ONE-HALF (1/2) ACRE OFF THE SOUTH END OF THE FOLLOWING DESCRIPTION: BEGINNING AT A POINT 991.7/10 FEET SOUTH OF THE NORTHWEST CORNER OF EAST HALF OF SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; THENCE RUN SOUTH 660 FEET; THENCE EAST 330 FEET; THENCE NORTH 660 FEET; THENCE WEST 330 FEET TO THE POINT OF BEGINNING, CONTAINING 6 ACRES MORE OR LESS.
AND LESS: N THE COUNTY OF INDIAN RIVER, IN THE TOWN OF VERO BEACH, IN THE STATE OF FLORIDA, BEGINNING AT A POINT 991.7/10 FEET SOUTH OF THE NORTHWEST CORNER OF EAST HALF OF SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 32 SOUTH, RANGE 39 EAST; THENCE RUNNING SOUTH 660 FEET; THENCE EAST 330 FEET; THENCE NORTH 660 FEET; THENCE WEST 330 FEET TO THE POINT OF BEGINNING, CONTAINING FIVE (5) ACRES MORE OR LESS, WITH THE EXCEPTION OF 1/2 ACRES OF THE SOUTH END OF THE FOREGOING DESCRIPTION, RUNNING 330 FEET FROM EAST TO WEST HAVING BEEN PURCHASED BY IVE WILLIAMS AND JOHNNY MAE WILLIAMS, HIS WIFE, FROM THE LEGAL OWNERS, JOSEPH SIMMONS AND JESSIE SIMMONS, HIS WIFE, PRIOR TO THE DEATH OF JOSEPH SIMMONS AND JESSIE SIMMONS, HIS WIFE.

AND LESS BEGINNING AT A POINT WHICH IS NINE HUNDRED NINETY—ONE AND SEVEN—TENTHS (991.7) FEET SOUTH OF THE NORTHWEST CORNER OF THE EAST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION TWENTY—SIX (26), TOWNSHIP THIRTY TWO (32), RANGE THIRTY—NINE (39) EAST, THENCE RUNNING SOUTH SIX HUNDRED SIXTY (66) FEET, THENCE EAST THREE HUNDRED THIRTY330) FEET, THENCE NORTH SIX HUNDRED SIXTY (660) FEET, THENCE WEST THREE HUNDRED THIRTY (330) FEET, TO POINT OF BEGINNING, CONTAINING FIVE (5) ACRES MORE OR

Sheet 1 of 2

LEGAL DESCRIPTION & SKETCH "This is NOT a Boundary Survey"

Drawn by: Checked by DMT DMT

File name 6190

Date 8/17/19 Scale N/A

Drawing Name 6190-rw



PROFESSIONAL SURVEYORS AND MAPPERS LAND SURVEYING BUSINESS #4644

1655 27th Street, Suite 2 Vero Beach, Florida 32960 Phone: (772) 564-8050 Fax: (772) 794-0647

NOT VALID WITHDUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MARPER.

DAVID TAYLOR P.L.S. 5243



Exhibit "A" Legal Description - Russell Property Indian River County, Florida



| 36' R /W 70/BE' DEDJCATED "RUSSELL PROPERTY" | Bern Hall |
|--|--|
| RUSSELL | RIVERFRONT PROPERTY |
| NE 1/4/05 SE 1/4 SECTION 25-325-39E | NW 1/4 OF SW 1/4 SECTION 25-32S-39E |
| EAST LINE OF SECTION 28-325-30E WEST LINE OF SECTION 25-325-30E | 30' R/W TO BE DEDICATED "RIVERFRONT PROPERTY" |
| 86'/R/W TO BE BEDICATED "RUSSELL PROPERTY" SE 1/4 05/SE 1/4 SECTION 26-325-39E RUSSELL PROPERTY | SOUTH LINE OF RIVERFRONT PROPERTY SW 1/14 OF SW 1/14 SECTION 25-32S-38E RUSSELL PROPERTY |
| OCEAN HEALTH ASSOCIATES OCEAN HEALTH ASSOCIATES RE VERO BEACH NOISININGIN NO | CLEVELAND CLINIC BEHAVIOR HEALTH CENTER PROPOSED 60' R/W "INDIAN RIVER COUNTY" |
| Sheet 1 of 2 | |
| LEGAL DESCRIPTION & SKETCH Drawn by: Checke "This is NOT a Boundary Survey" DMT DM1 | |
| Masteller, Moler & Taylor, Inc. PROFESSIONAL SURVEYORS AND MAPPERS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPERS | |



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