

EXHIBIT "A"

DESCRIPTION OF LAND

Situated in the County of Hamilton, in the State of Ohio and in the Township of Springfield; Situate in Section 7, Township 3, Entire Range 1, Springfield Township, and being more particularly described as follows:

Beginning at a point in the south line of Forest Avenue where the line between Lots 29 and 30 of Caldwell Park Subdivision, as recorded in Plat Book 36, pages 76 and 77, Hamilton County, Ohio Records, intersects said south line of Forest Avenue, thence on said line between Lots 29 and 30 of said Subdivision extended northwardly 25 feet to a point in the center line of Forest Avenue; thence North $86^{\circ} 34'$ west along the center line of Forest Avenue 54 feet to a point, which is the real point of beginning, for this conveyance; thence from said point of beginning North $86^{\circ} 34'$ west along the center line of Forest Avenue 50 feet to a point; thence North $3^{\circ} 26'$ east 175 feet to a point; thence South $86^{\circ} 34'$ east parallel to the center line of Forest Avenue 50 feet to a point; thence South $3^{\circ} 26'$ west 175 feet to the center line of Forest Avenue, the place of beginning.

That part of the above premises which lies on Forest Avenue is subject to legal highways. The above premises are subject to restrictions contained in Deed Book 2431, page 436 of the Hamilton County, Ohio Records.

Address: 278 Forestwood Drive, Cincinnati, OH 45216
Parcel No.: 590-0072-0110-00