

EXHIBIT "A"

LEGAL DESCRIPTION

Description of Land

Situate in Springcreek Township, Miami County, Ohio and being a part of the Southeast quarter of Section Twenty-one (21), Town One (1), Range Twelve (12), M.R.S. and as shown by survey filed in Volume No. 31, on Plat No. 65, of the Miami County Engineer's Record of Land Surveys being more particularly described as follows: Starting at 7/8 inch iron pin found in a monument box at the Northwest corner of Southeast Quarter of Section Twenty-one (21), Town One (1), Range Twelve (12), M.R.S., said pin being located at the intersection of the center line of Gieserman Road with the center line of Springcreek Road and being the place of beginning of the tract of land herein described, witness an iron pin set 20.00 feet along the line next described; Thence with the one-half Section Line, South $87^{\circ} 01'$ East, 909.20 feet to an iron pin found; Thence South $3^{\circ} 16' 30''$ West, 1310.93 feet to an iron pin set; Thence North $86^{\circ} 50' 30''$ West, 909.19 feet to a Railroad Spike found on the center line of Springcreek Road and the one-half section line, witness an iron pin found 30.00 feet along the last described; Thence with the center line of Springcreek Road and the one-half section line, North $3^{\circ} 16' 30''$ East, 1308.15 feet to the 7/8 inch iron pin in the monument box at the place of beginning, containing 27.3329 acres, being subject to all legal highways, easements and restrictions of record.

The above description was prepared by Gregg S. Brookhart, Ohio Registered Surveyor No. 6348.
Permanent Parcel Number: J27-022800
More commonly known as: 10315 Springcreek Road, Piqua, OH 45356
Prior Deed: OR Volume 449, Page 607.