

Legal Description

Exhibit A

Situated in the City of Trotwood (formerly known as the Township of Madison), County of Montgomery, State of Ohio

And in Section 7, Town 4, Range 5 East of the City of Trotwood (formerly known as Madison Township), Montgomery County, Ohio, and being a part of the 72.76 acre tract as described in Deed Book 839, Page 227 of the Montgomery County Deed Records. Being more particularly described as follows:

Beginning on the centerline of Diamond Mill Road and on the West line of said Section 7 and on the West line of the said 72.76 acre tract a distance of 1000.00 feet North of the Southwest corner of said Section 7 and said 72.76 acre tract;

Thence North 4 00' West with the centerline of Diamond Mill Road and the West line of the said 72.76 acre tract and said Section 7 for a distance of 260.85 feet;

Thence South 88 38' 30" East for a distance of 224.48 feet;

Thence South 4 00' East parallel the centerline of Diamond Mill Road for a distance of 240.00 feet;

Thence South 86 00' West for a distance of 223.50 feet to the place of beginning. Containing 1.285 acres more or less.

Subject to all legal highways.

The property address and tax parcel identification number listed herein are provided solely for informational purposes, without warranty as to accuracy or completeness.

Property Address: 4222 N Diamond Mill Rd., Dayton, OH 45426
Parcel No.: H33 02107 0037