

EXHIBIT "A"

LEGAL DESCRIPTION

Situated in the City of Dayton, the County of Montgomery, and the State of Ohio

And being Lot Numbered 37236 and 2 feet taken by parallel lines off the South side of Lot 37237 of the consecutive numbers of lots on the revised plat of said City of Dayton, Ohio.

Permanent Parcel Number: R72 04804 0063

More commonly known as: 17-19 North Delmar Avenue, Dayton, OH 45403

Prior Deed: Instrument No. 08-066183