

EXHIBIT "A"

LEGAL DESCRIPTION

Situated in the State of Ohio, County of Franklin and in the City of Columbus.

Beginning at a Wooden Stake in the west line of Joyce Avenue Six Hundred and Forty-Eight and Ninety Eight One Hundredths (648.98) feet North of the north line of the First Alley North of Denune Avenue;

Thence Westerly, one a line parallel with the north line of said Alley, One Hundred and Seventy and Seven Tenths feet (170.7) to a Wooden Stake in the east line of a proposed alley;

Thence northerly on a line parallel with the west line of Joyce Avenue and along the east line of said alley 60 feet to a point;

Thence easterly on a line parallel with the north line of said alley North of Denune Avenue One Hundred and Seventy Tenth (170.7) to a point in the west line of Joyce Avenue;

Thence southerly along the west line of Joyce Avenue;

Thence southerly along the west line of Joyce Avenue, Sixty feet (60) to the place of beginning.

Permanent Parcel Number: 010-069605-00

More commonly known as: 2765 Joyce Avenue, Columbus, OH 43211

Prior Deed: Instrument #201306050092138