

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

Situated in the State of Ohio, County of Montgomery, City of Germantown and being Lot Numbered One Thousand Nine Hundred Twenty Five (1925) Reserve of Germantown, Section Two (2) as recorded in Plat Book 191, Pages 12-12A and recorded in Plat Book 191, Pages 26-26A of the Plat Records of Montgomery County, Ohio.

Permanent Parcel Number: D13-00421-0013

More commonly known as: 1297 Kern Drive, Germantown, OH 45327

Prior Deed: Instrument #2014-00028193