

EXHIBIT "A"

DESCRIPTION OF LAND

Situate in Section 9, Town 3, Fractional Range 2, Cincinnati, Ohio and being part of Lot 125 in Avon Hills Subdivision, made by the heirs of Robert Mitchell as recorded in Plat Book 16, Pages 66 and 67 of the Hamilton County, Ohio Recorder's office, and more particularly described as follows:

Beginning at a point in the northerly line of Clinton Spring Avenue, North 59° 22' West 140.97 feet from the northwest corner of Clinton Springs Avenue and Mitchell Avenue; thence North 30° 38' East 111.93 feet; thence south 88° 05' West 0.68 feet; thence North 60° 13" West 105.57 feet; thence South 30° 38' West 110.00 feet to the northerly line of Clinton Springs Avenue; thence South 59° 22' East 106.14 feet to point of beginning.

Permanent Parcel Numbers: 115-0004-0008-00

Address: 790 Clinton Springs Avenue, Cincinnati, Ohio 45229