

Exhibit A  
Legal Description

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

And being lot numbered fifty-four thousand six hundred thirty-nine (54,639) of the revised and consecutive numbers of lots on the plat of the said City of Dayton, Ohio.

Permanent Parcel Number: R72-15307-0012

More commonly known as: 406 Santa Cruz Avenue, Dayton, OH 45410

Prior Deed: Instrument #10-040310