

## **LEGAL DESCRIPTION**

**Situated in the City of Kettering, County of Montgomery, and State of Ohio**

**Situate in the City of Kettering in the County of Montgomery and the State of Ohio, Being Lot Numbered ONE HUNDRED FORTY-THREE (143) in Maricola Park Plat No. 2, Section 3, as recorded in Plat Book 62, Page 66 of the Record of Plats in the office of the Recorder of Montgomery County, Ohio; This Conveyance is subject to all conditions, restrictions, easements and limitations in the chain of title; subject to the building and zoning ordinances of the City of Kettering, and subject to all legal highways as the same are now, or may hereafter be in effect;**

**Auditor's Parcel Number: N64-02805-0013**

**Property Address: 4764 James Hill Road, Kettering, Ohio 45420**