

# **Exhibit A**

## **Legal Description**

Tract #1 Situated in the City of Beavercreek, Greene County, State of Ohio, being part of Section 22, Town 3, Range 7 and being part of 41.632 acres conveyed to Robert W. Davis as recorded in Volume 207, Page 839 of the records of Greene County and as shown in Volume 18, Page 286 of the Greene County Survey Records and for the part herein conveyed as surveyed by Lockwood, Jones and Beals, Inc. in May, 1986 with bearings based upon the West line of Section 22 as shown in the above cited survey record and described as follows: Beginning at a stone (found) and the Northeast corner of said David tract and the Northwest corner of a 5.008 acre tract as shown in Volume 20, Page 215 of the Green County Survey Records; Thence with the East line of said Davis tract S 1 deg. 08' 19' E 883.93 feet to an iron pin (set); Thence with a new division line S 79 deg. 55' 08' W 384.00 feet to an iron pin (set); Thence with a second new division line N 88 deg. 59' 53' W 289.53 feet to an iron pin (set); Thence parallel with the East line of a 39.56 acre tract as shown in Volume 18, Page 286 of the Greene Survey Records N. 0 deg. 26' 18' E 955.83 feet to an iron pin (set) in the North line of said Davis tract; Thence with Davis' North line S 89 deg. 07' 05' E. 642.76 feet to the point of beginning containing 14.0815 acres subject to all legal highways and easements of record. Also, an undivided one-half interest in the following described real property, which is intended to used for driveway purposes in common with owners of a certain 16.4890 acre tract immediately West of the above described parcel. Tract #2 Situated in the City of Beavercreek, Greene County, State of Ohio, being part of Section 22, Town 3, Range 7 and being part of 41.632 acres conveyed to Robert W. Davis as recorded in Volume 207, Page 286 of the Greene County Survey Records and for the part herin conveyed as surveyed by Lockwood, Jones & Beals, Inc., in May, 1986 with bearings based upon the West line of Section 22 as shown in Volume 18, Page 286 of the Greene County Survey Records as follows: Beginning at a spike (found) in the centerline of Kemp Road and the Northeast corner of a 39.560 acres as shown in Volume 18, Page 286 of the Greene County Survey Records; Thence with the centerline of Kemp Road S 89 deg. 30' 05' E 50.00 feet to an iron pin (found) as shown in Volume 18, Page 286 of the Greene County Survey Records; Thence S 0 deg. 26' 18' W 606.23 feet to a stone (found); Thence S 89 deg. 07' 05' E 57.38 feet to an iron (set); Thence with a new division line and parallel with the East line of a 39.56 acre tract as shown in survey Volume 18, Page 286, S 0 deg. 26' 18' W 801.06 feet to an iron pin set; Thence N. 89 deg. 12' 18' W 50.00 feet to an iron pin (found) at the Southeast corner of said 39.56 acre tract; Thence with the lines of said 19.56 acre tract as shown in Survey record Volume 18, Page 286, N 0 deg. 26' 18' E 750.75 feet to an iron pin (found); Thence N. 89 deg. 07' 05' W 57.38 feet to an iron pin (found); Thence N 0 deg. 26' 18' E 656.28 feet to a spike and the point of beginning containing 1.6815 acres, subject to all legal highways and easements of record.

Permanent Parcel Number(s): B42000400180002000 and B42000400180002100

Premises commonly known as: 2387 Kemp Road, Beavercreek, OH 45431

**END OF LEGAL DESCRIPTION**