

EXHIBIT A

Legal Description

Situate in the City of Dayton, County of Montgomery, and State of Ohio, and being part of Lots Numbered THREE THOUSAND NINE HUNDRED FIVE (3905) & THREE THOUSAND NINE HUNDRED SIX (3906) of the revised and consecutive lot numbered on the Plat of said City, bounded and described as follows: Beginning at a point in the south line of Lot 3906, said beginning point being 16.5 feet distance Westwardly from the southeast corner thereof; thence northwardly parallel to the east line of Lot 3906, a distance of 76.0 feet to a point, thence eastwardly parallel to the south line of Lots 3905 and 3906, for a distance of 33.0 feet to a point; thence southwardly parallel to the east line of Lot 3905, for a distance of 76.0 feet to a point in the south line thereof; thence westwardly with the south line of Lots 3905 and 3906, for a distance of 33.0 feet to the place of beginning, subject to all conditions, agreements, and restrictions of record.

Being the east half of Lot Numbered THREE THOUSAND NINE HUNDRED AND SEVEN (3907) of the consecutive numbers of the lots on the revised plat of the said City of Dayton, Ohio.

Subject to an together with all easements, restrictions, and legal highways, if any, of record.

Current/Owner Deed Reference: Carrillo Custom Rentals, LLC, by virtue of a General Warranty Deed dated April 16, 2018 and recorded April 20, 2018 in Instrument No. 2018-00022705.

Address: 212 Xenia Avenue, Dayton, Ohio 45410
Parcel Number: R72026020011, R72026020055, R72026020056, R72026020057,
R72026020058 consolidated