

Exhibit A

Legal Description

Situated in Clay Township, Village of Phillipsburg, Montgomery County and State of Ohio, and being a part of the northwest quarter of Section 11, Town 6, and Range 4 East and bounded and described as follows: Beginning at an iron rod in the south line of a half street, said beginning point being north 84° 32' east three hundred (300) feet from an iron rod at the intersection of the south line of said half street with the east line of Milan Road; thence with the south line of said half street North 84° 32' east fifty (50) feet to an iron rod; thence on new division lines as follows: (1) south 2° 15' east one hundred fifty (150) feet to an iron rod; (2) south 84° 32' west fifty (50) feet to an iron rod; (3) thence north 2° 15' west one hundred fifty (150) feet to the place of beginning, containing one hundred seventy-two thousandths (0.172) of an acre and lying within the corporate limits of the Village of Phillipsburg. The above described tract of land is taken from the north central part of the parcel of land containing 8.62 acres as conveyed by Charles Petering to Margaret Petering by deed dated February 16, 1949 and recorded in Book 862, Page 180 of the Deed Records of Montgomery County, Ohio.

Permanent Parcel Number(s): C08 00109 0030

Premises commonly known as: 201 Rosewood , PO Box 231, Phillipsburg, OH 45354

END OF LEGAL DESCRIPTION