

Exhibit A

Legal Description

Situated in the State of Ohio, County of Franklin, and in the City of Columbus:

Being Lot Number Thirty-nine (39), in MAYBURY, as the same is numbered and delineated upon the recorded plat thereof, of record in Plat Book 38, Page 50 and 51, Recorder's Office, Franklin County, Ohio.

Known As: 2651 Brownfield Road, Columbus, OH 43232

Parcel No. 010-144282-00

Being the same property as conveyed from William J. Urbank, Trustee of The Urbank Family Trust Agreement dated 18th day of September 2014 to Jerry E. Carmon, Sr., as set forth in Deed Instrument 202310230110677, dated 10/17/2023, recorded 10/23/2023, Franklin County, Ohio.