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Exhibit A

DESCRIPTION OF LAND

SITUATE IN THE CITY OF DAYTON, IN THE COUNTY OF MONTGOMERY AND STATE OF OHIO AND BEING LOT NUMBERED FORTY SIX THOUSAND SIX HUNDRED AND FORTY FIVE (46645) OF THE CONSECUTIVE NUMBERS OF LOTS ON THE REVISED PLAT OF THE SAID CITY OF DAYTON, OHIO, FORMERLY KNOWN AND DESCRIBED AS LOT NO. 5 OF THE FAIRVIEW KNOLLS PLAT, AS RECORDED IN PLAT BOOK "P", PAGES 46 AND 47, PLAT RECORDS OF SAID COUNTY.

SUBJECT TO ALL COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS OF RECORD AND ALL ZONING AND LEGAL HIGHWAYS.

PARCEL NO. R72114080011

ADDRESS: 525 W FAIRVIEW AVENUE, DAYTON, OH 45405