

Exhibit A

A certain lot or parcel of land, together with any buildings or improvements thereon, located in the City of Portland, County of Cumberland, and State of Maine:

Beginning at a point on the northeasterly side line of Westbrook Street at the most westerly corner of land now or formerly of Arthur F. Maxfield, numbered 1235 Westbrook Street; thence running North sixty degrees fifty-two minutes West (N 60° 52' W), by said Westbrook Street ninety-two feet to its intersection with the easterly side line of Waldo Street; thence running North fifteen degrees ten minutes West (N 15° 10' W) by said Waldo Street thirty-one and thirty-seven hundredths (31.37) feet to a point; thence running northeasterly through the center of an elm tree and through an iron rod on the bank above high water one hundred fifty (150) feet, more or less, to a point; thence running South thirty-seven degrees forty minutes East (S 37° 40' E) one hundred (100) feet, more or less, to the most northerly corner of said Arthur F. Maxfield land; thence running South thirty-five degrees thirty-eight minutes West (S 35° 38' W) one hundred fifty-six (156) feet, more or less, to the point of beginning.

This conveyance is made subject to restrictive covenants and easements of record.

Meaning and intending to convey and hereby conveying the same premises as set forth in a deed from William D. McCalmon and Mary Jane A. McCalmon to David M. Hamlin and Thomas P. Hanley dated May 7, 2001 and recorded in the Cumberland County Registry of Deeds in Book 16284, page 301; as affected by a deed from David M. Hamlin and Thomas P. Hanley to David M. Hamlin and Thomas P. Hanley dated July 31, 2007 and recorded in the Cumberland County Registry of Deeds in Book 25372, Page 63.