

EXHIBIT A

A certain lot or parcel of land situated on the Easterly side of Washington Avenue, in the City of Portland, County of Cumberland and State of Maine, formerly Main Street, Deering, being lots numbered seven (7) and eight (8) and the Southerly thirty feet of lot numbered nine (9) as shown on Plan of Highland Park recorded in the Cumberland County Registry of Deeds, in Plan Book 8, Page 139, bounded and described as follows:

Beginning on the Easterly side of Washington Avenue, twenty feet Southerly from the Southwesterly corner of lot numbered ten (10) on said Plan; thence Southerly by Washington Avenue, one hundred thirty (130) feet to lot numbered six (6); thence Easterly by lot numbered 6, one hundred ten (110) feet, more or less, to a point; thence northerly parallel with said Washington Avenue, one hundred thirty (130) feet to a point twenty feet southerly from the southeasterly corner of said lot numbered 10; thence Westerly parallel with and twenty feet from the Southerly line of lot numbered 10, one hundred ten (110) feet to the point of beginning.

LESS AND EXCEPT from the above described parcel that portion contained in a deed of Stanley Brown to Joseph Piccininni dated December 12, 1958, and recorded in the Cumberland County Registry of Deeds in Book 2191, Page 368. This excepted parcel is bounded and described, as follows:

A certain lot or parcel of land, with the building thereon, situated on the easterly side of Washington Avenue in the City of Portland, County of Cumberland and State of Maine, being a part of Lots 8 and 9 as shown on Plan of Highland Park, recorded in the Cumberland County Registry of Deeds, Plan Book 8, Page 139, and further bounded and described as follows:

Beginning on said Washington Avenue at the southwesterly corner of land conveyed by A.G. Hecker to Clyde M. Curry, by deed dated June 21, 1954, being twenty (20) feet southerly from the southwesterly corner of Lot 10 on said plan; thence southerly by Washington Avenue sixty-five (65) feet to a stake; thence easterly at right angles one hundred ten (110) feet; thence northerly, parallel with Washington Avenue, sixty-five (65) feet to said Curry land; thence westerly by said Curry land one hundred ten (110) feet to Washington Avenue at the point of beginning.

ALSO conveying:

A certain lot or parcel of land, situated on the northeasterly side of Washington Avenue, in the City of Portland, County of Cumberland and State of Maine, and being a part of Lot Number Six as delineated on Plan of Highland Park, recorded in Cumberland County Registry of Deeds, in Plan Book 8, Page 139, to which Plan reference is hereby made for a more particular description;

Said part of Lot #6 adjoins land of the grantees herein, and has a frontage on Washington Avenue of eight (8) feet, and extends back from Washington Avenue, maintaining the width of eight (8) feet, a distance of one hundred and ten (110) feet.