

EXHIBIT A
The "Property"

BEING situated in the Town of Rolesville, Township of Wake Forest, and County of Wake and further described as follows:

Tract 1 (406 E. Young St.)

BEGINNING at a new iron pipe, said new iron pipe being located in the Western Right-of-Way of S.R.#1003 East Young Street and being located at the Southwest corner of the lands of Robin B. Wood, now or formerly as shown in Deed Book 3558, Page 34; Thence leaving said new iron pipe along the Right-of-Way S 31°56'26" E a distance of 128.00' to a new iron pipe; Thence S 54°47'23" W a distance of 170.86' to a new iron pipe having NC Grid NAD 83/2011 Coordinates N(y):790,102.52' E(x):2,161,206.63'; Thence N 32°50'04" W a distance of 125.00' to a bent existing iron pipe; Thence N 53°49'46" E a distance of 173.00' to a new iron pipe; Which is the point of beginning, Containing an area of 21,711 Square Feet, 0.498 Acres.

Tract 2 (The "Vacant Lot")

BEGINNING at an existing iron pipe in the Western Right-of-Way of S.R.#1003 East Young Street, said existing iron pipe being located from the intersection of East Young Street and Perry Street S 17°44'29" E a distance of 124.25'; Thence S 31°53'10" E a distance of 200.02' to a new iron pipe; Thence S 57°10'52" W a distance of 174.18' to an existing iron pipe; Thence N 32°38'46" W a distance of 200.81' to an existing iron pipe; Thence N 57°35'22" E a distance of 57.66' to an existing iron pipe; Thence N 57°22'32" E a distance of 119.17' to an existing iron pipe; Which is the point of beginning, Containing an area of 35,159 Square Feet, 0.807 Acres.

Tract 3 (408 E. Young St.)

Commencing at a new iron pipe, said new iron pipe being located in the Western Right-of-Way of S.R.#1003 East Young Street and being located at the Southwest corner of the lands of Robin B. Wood, now or formerly as shown in Deed Book 3558, Page 34; Thence along the Right-of-Way S 31°56'26" E a distance of 128.00' to the point and place of BEGINNING at a new iron pipe, said new iron pipe being located in the Western Right-of-Way of S.R.#1003 East Young Street; Thence leaving said new iron pipe along Right-of-Way S 31°04'14" E a distance of 283.20' to a bent existing iron pipe; Thence S 58°05'28" W a distance of 366.00' to a new iron pipe; Thence S 57°21'14" W a distance of 940.68' to a new iron pipe; Thence N 30°55'22" W a distance of 450.34' to a new iron pipe; Thence N 57°22'51" E a distance of 637.84' to a new iron pipe; Thence N 42°17'33" W a distance of 251.00' to an existing iron pipe having NC Grid NAD 83/2011 Coordinates N(y):790,173.39' E(x):2,160,526.53' Thence N 57°40'25" E a distance of 41.71' to an existing iron pipe; Thence N 57°53'03" E a distance of 119.63' to an existing iron pipe; Thence N 57°28'44" E a distance of 139.98' to an existing iron pipe; Thence N 57°26'23" E a distance of 170.00' to an existing iron pipe; Thence N 57°23'07" E a distance of 62.38' to an existing iron pipe; Thence S 32°38'46" E a distance of 200.81' to an existing iron pipe; Thence S 32°50'04" E a distance of 98.81' to a bent existing iron pipe; Thence S 32°50'04" E a distance of 125.00' to an existing iron pipe; Thence N 54°47'23" E a distance of 170.86' to a new iron pipe; Which is the point of beginning, Containing an area of 684,291 Square Feet, 15.709 Acres.

AND see for more information, that certain map and survey titled "ALTA/NSPS Survey for Donnie Woodlief" dated March 4, 2021 and sealed June 23, 2021 by Michael A. Moss, PLS of Cawthorne, Moss & Panciera, P.C.