

EXHIBIT A

All that tract or parcel of land, with all improvements thereon, situate, lying and being in Wilkes County, Georgia, in the 164th District, G.M., within the corporate limits of the City of Washington, containing 17.33 acres, more or less, and being bounded, all now or formerly, as follows: on the north by lands of S. P. McGill, and a 4.4 acre tract conveyed to Wilkes County, Georgia, and by a road right of way conveyed to the State Highway Department of Georgia (bypass); on the east and south and west by lands of S. P. McGill. Said tract herein described consists of the hereinafter described "Tract A" and "Tract B" as follows:

"Tract A": All that tract or parcel of land as particularly shown on a plat prepared for Almar Rainwear Corp. by Ficklen and Associates, dated April 1962, which plat is recorded in Plat Book 2, Page 150, in the Office of the Clerk of the Superior Court of Wilkes County, Georgia, and which plat shows said tract as 19.01 acres. Excluded from the 19.01 acres as shown on said plat are the following three tracts:

(a) That tract or strip of land 44 feet wide conveyed by Deed of Declaration of Almar Rainwear Corp. to the City of Washington, Georgia, dated April 19, 1963, recorded in Deed Book A-79, Page 34, in said Clerk's Office, which strip is used as a public street known as Campbell Street; and

(b) That tract of land containing 1.68 acres, more or less, conveyed by Almar Rainwear Corp. to the State Highway Department of Georgia as a road right-of-way by deed dated October 9, 1967 and recorded in Deed Book A-84, Page 495, in said Clerk's Office; and

(c) That tract or parcel of land containing 4.40 acres, more or less, according to a plat of same by Frank Story and Associates, dated July 16, 1985 and recorded in Plat Book 6, page 737, conveyed by Washington Holding Company to Wilkes County, Georgia, by deed dated September 1985 and recorded in Deed Book 123, Page 363, in said Clerk's Office.

"Tract B": All that tract or parcel of land as particularly shown on a plat for Washington Holding Co. by Frank Story and Associates, dated July 15, 1985 and recorded in Plat Book 6, Page 736, conveyed by S. P. McGill to Washington Holding Company by warranty deed dated September 1985, and recorded in Deed Book 123, Page 368, in said Clerk's Office. Said tract contains 4.4 acres according to said survey and plat.

Also described according to a plat entitled "Survey for Washington Holding Company", dated December 29, 1988, by Ben McLeroy & Associates, Inc., GRLS #1184, as follows:

Tract 1: Beginning at an iron pin on the northwesterly right-of-way of Campbell Street south 31 degrees 27 minutes 52 seconds west 217.08 feet from the southern right-of-way of Washington North Bypass (as measured along said right-of-way of said Campbell Street); from said beginning point and iron pin run along said right-of-way of Campbell Street south 31 degrees 27 minutes 52 seconds west 451.04 feet to an iron pin; continue thence along said right-of-way an arc measurement of 130.67 feet around a curve, counterclockwise rotation, having a radius of 177.63 feet, a chord measurement of south 10 degrees 21 minutes 25 seconds west 127.93 feet to an iron pin; running thence south 32 degrees 45 minutes 16 seconds west 48.41 feet to an iron pipe; running thence south 31 degrees 54 minutes 10 seconds west 184.27 feet to an iron pin; running thence north 64 degrees 29 minutes 00 seconds west 667.34 feet to an iron pin; running thence north 45 degrees 22 minutes 00 seconds west 476.80 feet to an iron pin; running thence north 29 degrees 28 minutes 00 seconds east 359.79 feet to an iron pin; running thence south 65 degrees 19 minutes 00 seconds east 425.48 feet to an iron pin; running thence north 28 degrees 31 minutes 00 seconds east 101.68 feet to a 1/2 inch rod; running thence north 49 degrees 05 minutes 08 seconds east 143.15 feet to an iron pin; running thence south 49 degrees 49 minutes 52 seconds east 314.91 feet to an iron pin; running thence north 50 degrees 49 minutes 00 seconds east 170.21 feet to a 1/2 inch reinforcing rod; running thence south 61 degrees 00 minutes 00 seconds east 277.82 feet to the beginning point and iron pin.

Tract 2: Beginning at an iron pin at the intersection of the southerly right-of-way of Washington North Bypass and the easterly right-of-way of Campbell Street and running thence along said right-of-way of Campbell Street south 31 degrees 27 minutes 52 seconds west 672.09 feet to an iron pin; continuing thence along said right-of-way an arc distance of 32.68 feet around a curve, counterclockwise rotation, having a radius of 133.63 feet, a chord measurement of south 24 degrees 24 minutes 58 seconds west 32.80 feet to an iron pin; running thence north 32 degrees 45 minutes 16 seconds east 702.42 feet to an iron pin on the southerly right-of-way of said Washington North Bypass; running thence along said right-of-way an arc distance of 19.98 feet around a curve, clockwise rotation having a radius of 2,088.01 feet a chord measurement of north 31 degrees 38 minutes 15 seconds west 19.98 feet to the beginning point and iron pin.