

**EXHIBIT A**

**Legal Description**

**49 NORTH MAIN STREET, MIDDLEBORO, MA (MAP: 50P LOT: 6238)**

The land in Middleborough, Plymouth County, Massachusetts, being a certain lot or parcel of land with the buildings thereon situated on the southeasterly side of North Main Street, bounded and described as follows:

Beginning at the corner in the southeasterly sideline of said North Main Street, which is also a corner in the line of land formerly of the late Everett Robinson, deceased, thence southeasterly in line of land of said Robinson 161.4 feet to a stake in the line of land formerly of Matthew H. Cushing;

Thence in said Cushing's line in a southwesterly direction at an angle deflected to the right from the last-mentioned line of  $91^{\circ} 48'$ , 65.85 feet to a piece of gas pipe driven into the ground;

Thence northwesterly in an angle deflected to the right from the last-named line  $88^{\circ} 20'$  in line of land of the heirs of the late B.F. Jones, deceased, 100.55 feet to a stone bound;

Thence southwesterly still in line of land of the heirs of said Jones, 38 feet to a stone bound;

Thence northwesterly still in line of heirs of said Jones, now or formerly, 64 feet and three (3) inches to a spike driven into the sidewalk in the southeasterly sideline of said North Main Street;

Thence northeasterly in said sideline of said North Main Street, 103 feet, more or less, to the point of beginning.

**9 WAREHAM STREET, MIDDLEBORO, MA (MAP: 50P LOT: 6268)**

The land in Middleborough, Plymouth County, Massachusetts, being a certain lot or parcel of land with the buildings thereon bounded and described as follows:

Beginning at a stone post in the northeasterly line of Wareham Street, formerly known as Water Street, at the southerly corner of other land now or formerly of Macafee;

Thence running Southeasterly, 54.58 feet by Wareham Street to a stake;

Thence North  $36^{\circ} 30'$  East, 124.00 feet, more or less, to a stake for a corner;

Thence South  $53^{\circ} 30'$  East, 183.50 feet to a corner;

Thence North  $36^{\circ} 30'$  East, 47.50 feet to a corner;

Thence North  $35^{\circ} 30'$  West, 174.50 feet to a post for a corner;

Thence South 53° 00' West, 66.00 feet to a corner;

Thence North 35° 30' West, 42.50 feet to a corner;

Thence South 48° 30' West, 48.50 feet to a point; and

Thence South 36° 30' West 124.00 feet to the bound first mentioned.

Containing 80 square rods, more or less.

EXCEPTING THEREFROM that certain parcel of land conveyed by deed of Herbert E. Thompson to New England Telephone and Telegraph Company dated April 7, 1969 and recorded with Plymouth County Registry of Deeds in Book 3511, Page 405. Said excepted parcel containing 13,345 square feet of land.

21 NORTH MAIN STREET, MIDDLEBORO, MA (PLAT: 50P LOT: 6261)

The land in Middleboro, Plymouth County, Massachusetts on the Southeasterly side of North Main Street, with the buildings thereon, commonly known as Wells Block, bounded and described as follows:

Beginning at a point in the Southeasterly sideline of said North Main Street, distant 87.8 feet Northeasterly from the stone bound marking the corner of North Main Street and Wareham Street, thence running Southeasterly at right angles with the Southeasterly sideline of said North Main Street in line of land now or formerly of the Trustees under the Will of Thomas S. Pierce about 65 feet to the land now or formerly of the heirs of Matthew H. Cushing; thence Northwesterly in line of land now or formerly of Cushing heirs to a point for a corner; thence Southeasterly in line of land now or formerly of said Cushing land about 4 rods 2 links to a stake for a corner in line of land formerly owned by the late Arnold Leach, deceased, and now or formerly owned by the heirs of Matthew H. Cushing. thence Northwesterly in line of said Leach land to a stake for a corner in the line of land formerly of Gustavus Rosenfield, and now or formerly of the Trustees of the Young Men's Christian Association; thence Northwesterly in said Rosenfield's line 3 rods 16 1/2 links to a corner, being the corner of land now or formerly of Charles H. Carpenter and now or formerly of said Trustees; thence Southwesterly in line of land now or formerly of said trustees 47 feet to a stone set in the ground for a corner; thence Northwesterly in line of said land 3 rods 19 links to a stake for a corner by the side of said Street; thence Southwesterly by said Street 80 feet, more or less, to the point of beginning.

FOR MORTGAGOR'S TITLE SEE DEEDS RECORDED IMMEDIATELY PRIOR HERETO.