

Exhibit A

PROPERTY DESCRIPTION

All that tract or parcel of land located in Land Lot 75 of the 11th Land District of Lowndes County, Georgia, and being in the City of Valdosta and more particularly described as follows: To find the point of beginning commence at the intersection of the easterly right of way of Georgia State Highway No. 31 with the northerly right of way of Industrial Boulevard and from said point of reference thence north 59 degrees 50 minutes 00 seconds east for a distance of 634.20 feet to the point of beginning; thence FROM THE POINT OF BEGINNING north 21 degrees 6 minutes 19 seconds west for a distance of 469.60 feet to a concrete marker; thence north 69 degrees 05 minutes 16 seconds east for a distance of 804.87 feet to a concrete marker; thence south 30 degrees 10 minutes 00 seconds east for a distance of 345.53 feet to a concrete marker; thence south 59 degrees 50 minutes 00 seconds west along the northerly right of way of Industrial Boulevard 455.40 feet to a concrete marker; thence continuing along the northerly right of way of Industrial Boulevard south 59 degrees 50 minutes 00 seconds west for a distance of 348.22 feet to the point of beginning. Said tract contains 7.175 acres as more fully depicted and shown on that plat of survey for Pepsi-Cola Bottling Company of Valdosta, Inc. prepared by Robin Nelson Harris, dated September 4, 1992, to which plat reference is hereby made for all purposes including in aid of description.