

EXHIBIT A INCLUSIONS LIST

COMMERCIAL KITCHEN

SOUTHERN PRIDE SMOKER
UNDERCOUNTER STAINLESS STEEL COOLER
UNDERCOUNTER STAINLESS STEEL PREP LINE COOLER
UNDERCOUNTER STAINLESS STEEL FREEZER
2 DOUBLE BASKET FRYERS (Purchased Fall 2024)
STEAM MICROWAVE
2 STAINLESS STEEL TABLES
SMALL APPLIANCES
UTENSILS
STORAGE/SERVING CONTAINERS
AND ALL OTHER COOKING WARE OF ANY KIND

CONVENIENCE STORE/DINING AREA

TEXACO SIGN
BEVERAGE COUNTER/CABINET ON WHEELS
4 BOOTHS
AREA RUGS
WINDOW INSERTS
ICE CREAM FREEZER
POS SQUARE TERMINAL
RUBY 2 CONSOLE
FLAT SCREEN TV
FOUNTAIN MACHINE (LEASED) NO PAYMENT LEASE
PEPSI COOLER (LEASED) NO PAYMENT LEASE
COKE COOLER (LEASED) NO PAYMENT LEASE

OUTSIDE

TEXACO POLE
3 PICNIC TABLES
FISH DISPLAY
EVEREST ICE & WATER VENDING MACHINE
STORAGE SHED WITH WALK-IN COOLER AND DRY STORAGE SHELVING

GARAGE | OL'53 BAR | OFFICE

23-FT WOODEN BAR
6-TAP KEG COOLER
2 UNDERCOUNTER BEER DISPLAY COOLERS
REACH-IN COOLER
DOUBLE DOOR STAND-UP COOLER
6FT-DEEP STORAGE FREEZER
ICE MACHINE
STAINLESS STEEL WASH SINKS
TABLES & CHAIRS

OL' 53 DODGE TRUCK
PROPANE HEATER
LICENSE PLATES
DESK, SHELVING
POS SQUARE SYSTEM - 4 IPADS
3 FLAT SCREEN TVS
OUTSIDE FURNITURE – COUCH, ADIRONDACK CHAIRS
PROPANE FIRE PIT
2 CORNHOLE GAMES

ARCADE

POOL TABLE
ARCADE VARIETY MACHINE
DR. NO PINBALL MACHINE
GODZILLA PINBALL MACHINE
FOOSBALL TABLE
NEON SIGNS

APARTMENT (COMPLETED SPRING 2021)

ALL APPLIANCES
STACKED WASHER/DRYER
REFRIGERATOR
STOVE & OVEN

BACKYARD

2 STORAGE SHEDS
100 FOLDING CHAIRS
10+ 8FT TABLES

INTELLECTUAL PROPERTY

FACEBOOK PAGE, OVER 1,700 FOLLOWERS
WEBSITE DOMAINS
LOGO DESIGNS
SQUARE POS MANAGEMENT
KITCHEN MENU/RECIPES
PHONE NUMBER
PO BOX
NAME
TRAINING (HOURS TBD)