

EXHIBIT A

Debtor: Miles Automotive, Inc., d/b/a Crown Toyota

Secured Party: General Motors Acceptance Corporation

Personal Property Description

- (a) All fixtures, equipment, machinery, supplies, tools, computer systems and equipment, telephone systems and equipment, and all other articles of personal property of any kind and nature whatsoever, situate upon or used in connection with any operations, business or activities of any kind or nature on the real estate described on "Exhibit B", and all material intended for construction, reconstruction, alterations and repairs thereto, except that the foregoing shall not include any nonfixture items of personal property installed and owned by any permanent tenant of debtor, and shall not include any motor vehicles held for sale or lease.
- (b) All parts, accessories, replacements, substitutes, and other items of like kind which are held in inventory for sale or use in connection with the maintenance, service or repair of motor vehicles or accessories thereto, or equipment relating to or used in connection with motor vehicles.
- (c) All proceeds (including claims or demands thereto) of the conversion, voluntary or involuntary, of any of the foregoing into cash or liquidated claims, including, without limitation, proceeds of insurance (including unearned premiums) and condemnation awards (including interest thereon).
- (d) All proceeds and products of, substitutions and replacements for, and additions and accessions to any of the foregoing.
- (e) The security interest extends to all of the foregoing whether presently or hereafter existing, owned, leased or acquired.

Account Description

- (f) All incentive payments, bonuses or other payments of any kind or nature from or due from motor vehicle manufactures, including without limitation any so-called WIP payments.